

Acct ID: 537364 MTL: 103W13B002400 Date: 3/10/25 Appr: MDL Prop Class: 451 RMV Prop Class: 451
 Situs: 17052 WEDDLE RD SE JEFFERSON OR 97352 MaSaNh: 07 06 000 Unit: 38495 Year: 2025

Last Date Appraised: 07/16/2018 Appraiser: MATT LORD Retag: Y N Tag info: _____
 Owner: ELDREDGE, JACOB Roll Type: R
 Cycle Tag Sales Verification Other: _____ Inspection level: 1 2 3 4 LCB TTO INSP AV: 163220
 RMV Land: 237330 RMV Imp: 172710 RMV Total: 410040 MAV: 163220 MSAV: 0 SAV: 0
 Comment: _____

MLS 817354
Dom 93

Notations 25-26: SV

No notation data available.

OSDs

Count	Code	Description	RMV	Code Area	Exception
1	MKTA	OSD - AVERAGE	50000	14530	0

Land

Site: 1 Code Area: 14530 Size: 0.94 Acres Use Code: 005 Zone: REST SAV Use: _____ Exception: 0
 Class: 2B1SS Value Source: Rural Restrictive Description: _____ RMV: 187330 Exception: Y N
 Adjustment(s): _____ Fire Patrol: _____ Description: _____
 Comments: . 03-04 REAPPRAISAL. Soil

Improvements - Residence / Manufactured Structures

Bldg: 1 Code Area: 14530 Stat Class: 132 Year Blt: 1890 Eff Year Blt: 1950 Sq.Ft: 2034 % Complete: 100
 Desc: Multi Story above grade Dimensions: _____ RMV: 158930
 Func Obsc: 100 Econ %: 100 Other %: 100 Exception: 0 Adjust: _____ Adjust RMV: 0

Floors

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory	Exception
First Floor	3	Finished	1254	0	FB-1	1890	1950	HVAC, ROOF, KIT-, BATH - 1	Y N
Attic	3	Finished	780	3	0	1890	1950		Y N

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception
ENCLOSED PORCH	<u>YIB</u> 3	176	2002	4699	1	Y N

Bldg: 3 Code Area: 14530 Stat Class: 107 Year Blt: _____ Eff Year Blt: _____ Sq.Ft: 0 % Complete: 100
 Desc: Yard Improvements Dimensions: _____ RMV: 12760
 Func Obsc: 100 Econ %: 100 Other %: 100 Exception: 0 Adjust: _____ Adjust RMV: 0

Floors

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory	Exception
No floor data available									

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception
YARD IMPROVEMENTS AVERAGE	3	1	0	5778	1	Y N

Improvements - Accessory Buildings

Bldg: 2 Code Area: 14530 Stat Class: 341 Year Blt: _____ Eff Year Blt: _____ Sq.Ft: 64 % Complete: 100
 Desc: Multi Purpose Shed (MP) Dimensions: 8x8 RMV: 260
 Func Obsc: 100 Econ %: 100 Other %: 100 Exception: 0 Adjust: _____ Adjust RMV: 0

Floors

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory	Exception
Multi-Purpose Bldg	5	Finished	64	0	0	0	0	FAIR	Y N

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception
No accessory data available						

Bldg: 4 Code Area: 14530 Stat Class: 353 Year Blt: 1982 Eff Year Blt: 1982 Sq.Ft: 325 195 % Complete: 100
 Desc: Machine Shed (MS) MMP Dimensions: 13x25 RMV: 760
 Func Obsc: 100 Econ %: 100 Other %: 100 Exception: 0 Adjust: 13x15 Adjust RMV: 0

Floors

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory
Machine Shed	4	Finished	325	0	0	1982	1982	Exception: Y N

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity
No accessory data available					

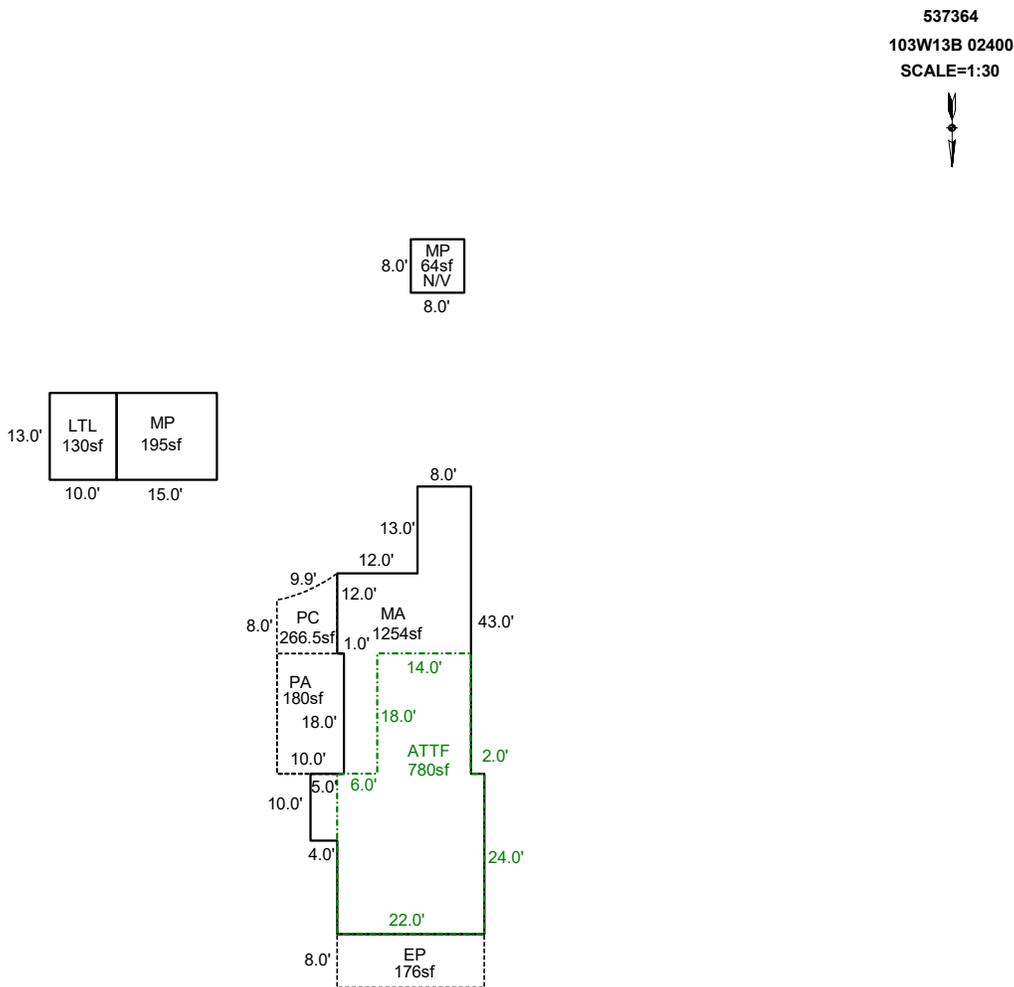
LTL
1982
10x13

SKETCH/AREA TABLE ADDENDUM

SUBJECT INFO

File No.: 537364 Parcel No.: 103W13B 02400
 Property Address: 17052 WEDDLE RD SE
 City: JEFFERSON County: MARION State: OR ZipCode: 97352
 Owner:
 Client: Client Address:
 Appraiser Name: Inspection Date:

SKETCH



Sketch by ApexSketch

AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GBA1	MP	1.0	195.0	56.0	
	LTL	1.0	130.0	46.0	325.0
GLA1	MA	1.0	1254.0	188.0	1254.0
GLA2	ATTF	1.0	780.0	128.0	780.0
P/P	EP	1.0	176.0	60.0	
	PA	1.0	180.0	56.0	
	PC	1.0	266.5	76.9	622.5
	Net LIVABLE	cnt	0 (rounded)		2,034
	Net BUILDING	cnt	2 (rounded)		325

COMMENT TABLE 1

Apex by RW 03/28/08
 UPDATED BY CLOBERG 05/14/25

COMMENT TABLE 2

MDL 03/10/25

COMMENT TABLE 3

SV L3

SKETCH/AREA TABLE ADDENDUM

Parcel No 103W13B 02400

File No R37364

SUBJECT

Property Address 17052 WEDDLE RD SE

City JEFFERSON

County MARION

State OR

Zip 97352

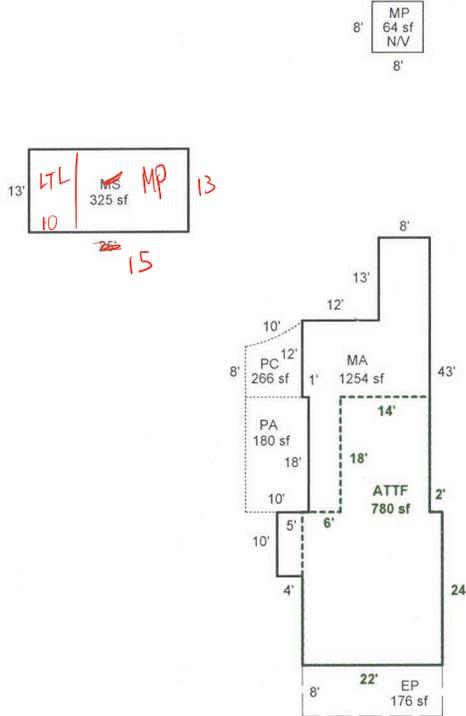
Owner

Client

Appraiser Name

IMPROVEMENTS SKETCH

R37364
103W13B 02400
SCALE=1:30



Scale: 1" = 30'

AREA CALCULATIONS

AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GLA1	MA	1.00	1254	188	1254
GLA2	ATTF	1.00	780	128	780
GBA1	MS	1.00	325	76	325
P/P	EP	1.00	176	60	
	PA	1.00	180	56	
	PC	1.00	266	77	622

Net LIVABLE Area (rounded w/ factors) 2034
Net BUILDING Area (rounded w/ factors) 325

Comment Table 1

Apex by RW 03/28/08

Comment Table 2

Comment Table 3



R37364
MA BACK

7/16/18



R37364
MA SIDE

7/16/18



R37364

MA,EP,ATTF

7/16/18



R37364
MP N/V

7/16/18



R37364
MS N/V

7/16/18



R37364
MA BACK

7/16/18



R37364
MA SIDE

7/16/18



R37364

MA,EP,ATTF

7/16/18



R37364
MP N/V

7/16/18



R37364
MS N/V

7/16/18