

Summary Lead Appr: _____ Clerk: **lak 6.4.25** Lead Clerk: _____ Appr: _____ Print Date: 4/18/2025

Acct ID: 125571 MTL: 082W06AC02600P103 Date: **4/24/25** Appr: **02** ts**06-6-25** Prop Class: 019 RMV Prop Class: 019

Situs: 2232 42ND AVE SE # 115 SALEM, OR 97317 MaSaNh: 17 05 003 Unit: 140426 Year: 2025

Last Date Appraised: 09/14/2016 Appraiser: THERESA SWEARINGEN Retag: Y N Tag info:

Owner: CHRISTENSEN, MARVIN R & Roll Type: MS

Cycle Tag Sales Verification Other: _____ Inspection level: **1** 2 3 4 LCB **TT0** INSP AV: 30650

RMV Land: 0 RMV Imp: 38650 RMV Total: 38650 MAV: 30650 MSAV: 0 SAV: 0

Comment: SUNDIAL TERRACE, SPACE #115, MS SERIAL # 26JS5024C3S1176, X # X00101374, Home ID 180153, PERSONAL MS

Notations

No notation data available.

OSDs

No OSD data available.

Land

No land data available.

Improvements - Residence / Manufactured Structures

Bldg: 1 Code Area: 24010 Stat Class: 456 Year Blt: 1970 Eff Year Blt: 1975 Sq.Ft: 1128 % Complete: 100

Desc: MANUF STRUCT, CLASS 5, 24' WIDE DOUBLE Dimensions: 47x24 RMV: 38650

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: Y N
First Floor	5	Finished	1128	3	FB-2	1970	1975	SKIRT, ROOF, HVAC+, KIT, BATH - 2	Y N

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception: Y N
DECK	5	96	1975	634	0	Y N
ROOF EXTENSION OR PATIO COVER	5	463	1975	4028	0	Y N

Improvements - Accessory Buildings



V. wind,
older new roof

Owner states
when running water
run down siding
By marriage in

Sof Floor in Back
Bedroom outside
Wall not repaired
But Board placed
over it.

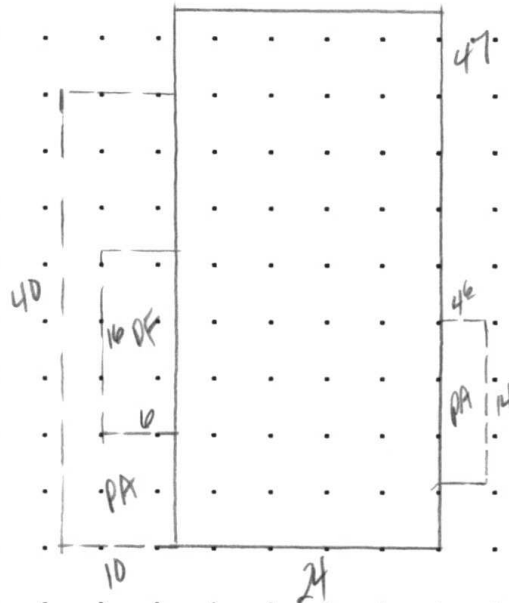


BUILDING DIAGRAM AND OUTBUILDINGS

ACCT NO: M125571

MAP NO:

TAX LOT:



CALCULATIONS: $24 \times 47 = 1128 \text{ SF.}$

SCALE: 1" = 20'

Sundial Terrace Mobile Park

MEASUREMENT VERIFIED		YR BLT: <u>170</u>	ADDRESS: <u>2232 42nd Ave SE #115</u>	SALES	
DATE	BY	REMARKS:	BUILDER: <u>Statter (Guerdon)</u>	Date	Amt.
<u>8-23-85</u>	<u>bs mt</u>				
<u>7-20-94</u>	<u>DT/4</u>				
<u>7-16-04</u>	<u>DT4</u>				
<u>5-15-09</u>	<u>DT4</u>	<u>NV</u>			

1.9.94



CALCULATIONS:

SCALE: 1" = 20'

M125571 082W06A 00100- Appr #: DT4 Date 9-14-16 Prop Class 019 ^{Life Gray} Prop Code T56 39
Situs Address 2232 42ND AV SE, #115 Franchise Code 04 Year For: 2016-2017
Owner CHRISTENSEN, MARVIN R & 2017-18
Tags Cycle Sales Verification NO CHG Other: _____
Notes: _____ pic - 9/12/16

RMV Imp: 13,690

RMV Total: 13,690

M50 Total: 13,690

Seg.Type MA Seg. # 1.1 Method M04 Class 5D Area 1128 Eff Area 1128 Length 47 Width 24
Make: GUERDON Model: STATLER Intfinish: PANEL Roof Cover COMP
Plumbing BATH2 Heat: HP Fireplace: Inter. Comp: DW;H&F;DSP Bedrooms: 3
Year Built 1970 Eff. Year Built 1975 Cond. P F A G E
Adj Codes MSLCMD Qty 5 % Comp ____ Func ____ Econ ____ RMV 11,340
Lump Sum ____ Except Code/Year ____ Comments _____

Accessory Improvements

Seg.Type PA MFD STRUCT Seg. # 1.3 Method: R05 Class Area 463 Eff Area 463
Length Width Foundation Ex. Wall Roof Cover
Roof Style Floor Plumbing
Year Built Eff. Year Built: 1970 Cond. P F A G E % Comp ____ Econ ____ RMV: 1,920
Lump Sum ____ Except Code/Year ____ Comments _____

Seg.Type DF MFD STRUCT Seg. # 1.4 Method: R05 Class Area 96 Eff Area 96
Length 16 Width 6 Foundation Ex. Wall Roof Cover
Roof Style Floor Plumbing
Year Built Eff. Year Built: 1970 Cond. P F A G E % Comp ____ Econ ____ RMV: 260
Lump Sum ____ Except Code/Year ____ Comments _____

Out Buildings and Skirting

Seg.Type MHSK MFD STRUCT Seg. # 1.2 Method: M04 Class Area 142 Eff Area 142
Length Width Foundation Ex. Wall METAL Roof Cover
Roof Style Floor Plumbing
Heat Int. Comp. Elect. Yr. Blt. 1970 Eff. Yr. Blt: 1970
Cond. P F A G E Adj. Codes % Comp ____ Func ____ Econ ____ RMV: 170
Lump Sum ____ Except Code/Year ____ Comments _____

M125571 082W06A 00100 Appr #: _____ Date _____ Prop Class 019 Prop Code T56
 Situs Address 2232 42ND AV SE, #115 Franchise Code 04 Year For: 2016-2017
 Owner CHRISTENSEN, MARVIN R &
 Tags Cycle Sales Verification Other: _____

Notes: _____

RMV Imp: 13,690

RMV Total: 13,690

M50 Total: 13,690

Segment							Land
Class							
Dim/Size							
Foundation							
Exter Wall							
Wall Height							
Inter Finish							
Roof Cover							
Roof Style							
Flooring							
Plumbing							
Electric							
Misc.							
Yr Blt							
Eff Yr							
Cond.							
% Good							
% Comp							
Lump Sum							
Except.Code							

Land Segments

Seg.

No Description

Schedule

Acres

Adjustment Codes

Exception Code

Eff Acres

Companion Accounts

Date 10/2/14 Clerk TE **ROUTING SLIP**

Work Needed: (Please make necessary comments, sign and pass to the next appropriate person.)

☐ Data entry reviewed by/comments _____

☐ Appraiser response _____

☐ Reviewed by lead appraiser/comments _____