

Summary

Lead Appr: WW Clerk: _____ Lead Clerk: _____ Appr: JJS 6.12.25

Print Date: 5/9/2025

Acct ID: 602297 MTL: 051W09B000402 Date: 6/5/25 Appr: JJS Prop Class: 551 RMV Prop Class: 451

Situs: 1755 BIG AL LN WOODBURN OR 97071 MaSaNh: 02 06 000 Unit: 28404 Year: 2025

Last Date Appraised: 12/19/2023 Appraiser: JORDAN SCHULTZ Retag: Y N Tag info: 2024 - Tags/Permit (Completion)

Owner: ALAGOZ, JOE Roll Type: R

Cycle Tag Sales Verification Other: FR Inspection level: 1 2 3 4 LCB TTO INSP AV: 569329

RMV Land: 322930 RMV Imp: 812060 RMV Total: 1134990 MAV: 503210 MSAV: 66119 SAV: 122130

Comment: 24-25 L2 12.19.23
23-24: L3 12.8.22 GRH

No visible Farming, send DA letter

Notations

RP/MS	Code	Description
RP	ZONED	FARM EFU ZONED

OSDs

Count	Code	Description	RMV	Code Area	Exception
1	SAF	SA OSD - FAIR	40000	03609	0

Land

Site: 1	Code Area: 03609	Size: 1.00 Acres	Use Code: 005	Zone: REST	SAV Use: 011	Exception: 0
Class: 2BD	Value Source: Farm Homesite	Description: TWO BENCH DRY	RMV: 114080	Exception: Y	N	
Adjustment(s):	GSOIL	Fire Patrol:	Description:			
Comments:	Liability year - 1977 / 10300035 / 02-03: F02-397 RWT					

Site: 2	Code Area: 03609	Size: 1.48 Acres	Use Code: 005	Zone: REST	SAV Use: 011	Exception: 0
Class: 2BD	Value Source: Farm Use - EFU	Description: TWO BENCH DRY	RMV: 168850	Exception: Y	N	
Adjustment(s):	GSOIL	Fire Patrol:	Description:			
Comments:	Liability year - 1977 / 10300035 / 02-03: F02-397 RWT					

Improvements - Residence / Manufactured Structures

Bldg: 1	Code Area: 03609	Stat Class: 143 +	Year Blt: 2022	Eff Year Blt: 2022	Sq.Ft: 4470	% Complete: 100
Desc: One Story with basement	Dimensions:	RMV: 812060				
Func Obsc: 100	Econ %: 100	Other %: 76	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	4 +	Finished	3360	2	FB-3	2022	2022	KIT, HVAC, ROOF, BTH - 1, BATH - 2	Y N
Attic	4 +	Low Cost	1110	0	0	2022	2022	ROOF	Y N
Garage Basement	4 +	Low Cost	6000	0	HB-1	2022	2022	ROOF, BTH - 1	Y N

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception: Y N
YARD IMPROVEMENTS FAIR	4	0	2022	14445	1	Y N

Improvements - Accessory Buildings

No improvement data available for all other stat class types.

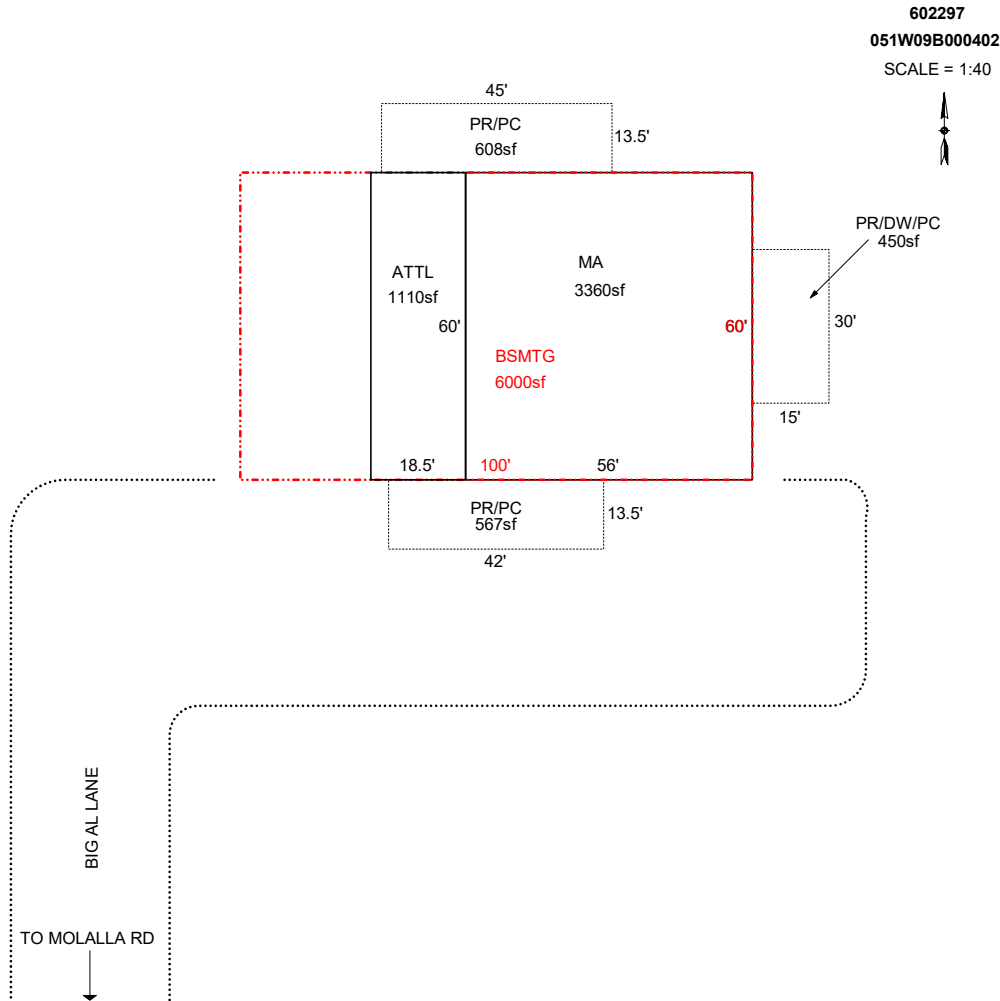


SKETCH/AREA TABLE ADDENDUM

SUBJECT INFO

File No.: 602297 Parcel No.: 051W09B000402
 Property Address: 1755 BIG AL LANE
 City: WOODBURN County: MARION State: OR ZipCode: 97071
 Owner:
 Client: Client Address:
 Appraiser Name: Inspection Date:

SKETCH



Sketch by ApexSketch

AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GLA1	MA	1.0	3360.0	232.0	
	ATTL	1.0	1110.0	157.0	4470.0
GAR	BSMTG	1.0	6000.0	320.0	6000.0
P/P	PR/PC	1.0	607.5	117.0	
	PR/PC	1.0	567.0	111.0	
	PR/DW/PC	1.0	450.0	90.0	1624.5

COMMENT TABLE 1

APEX BY CJURAN 09/22/2022 555-22-006501
 UPDATED BY WWILLIAMS 11/14/24

COMMENT TABLE 2

GRH 12/8/22
 JJS 12/19/23

COMMENT TABLE 3

TAG L3
 TAG L2

JJS 6.5.28 FF L3

Net LIVABLE cnt 2 (rounded) 4,470