

Acct ID: 537660 MTL: 061E21C001200 Date: 5/12/25 Appr: MLH Prop Class: 551 RMV Prop Class: 551 50
 Situs: 17919 HAZELNUT RIDGE RD NE SILVERTON OR 97381 MaSaNh: 03 06 000 Unit: 65963 Year: 2025

Last Date Appraised: 01/02/2013 Appraiser: MATTHEW HAMILTON Retag: Y N Tag info:
 Owner: FORSTER, DIAN B Roll Type: R
 Cycle Tag Sales Verification Other: Clean up Inspection level: 1 2 3 4 LCB TTO INSP AV: 254912
 RMV Land: 450710 RMV Imp: 402700 RMV Total: 853410 MAV: 221970 MSAV: 32942 SAV: 52960
 Comment:

Notations update Inventory Input MLH 5/22/25
Farm Livelock

OSDs

Count	Code	Description	RMV	Code Area	Exception
1	SAA	SA OSD - AVERAGE	50000	04500	0

Land

Site: 2	Code Area: 04500	Size: 1.00 Acres	Use Code: 005	Zone: REST	SAV Use: 011	Exception: 0
Class: <u>4</u>	Value Source: Farm Homesite	Description:	RMV: 28670	Exception: Y N		
Adjustment(s):	VWFR, GSOIL	Fire Patrol:	Description:			
Comments: Liability year - 2009 / 400028 //04-05: #31 ADDED VIEW						
Site: 3	Code Area: 04500	Size: 11.00 Acres	Use Code: 005	Zone: REST	SAV Use: 011	Exception: 0
Class: 4HD	Value Source: Farm Use - EFU	Description: FOUR HILL DRY	RMV: 205320	Exception: Y N		
Adjustment(s):	VWFR, GSOIL	Fire Patrol:	Description:			
Comments: Liability year - 1981 / 400028 01-02: COMBINED LAND SEGGS - SAME SOIL CLASS, SAME LIAB YR, 19.12 TTL ACRES						
Site: 4	Code Area: 04500	Size: 8.12 Acres	Use Code: 005	Zone: REST	SAV Use: 011	Exception: 0
Class: 2HD	Value Source: Farm Use - EFU	Description: TWO HILL DRY	RMV: 166720	Exception: Y N		
Adjustment(s):	VWFR, GSOIL	Fire Patrol:	Description:			
Comments: Liability year - 1981						

Improvements - Residence / Manufactured Structures

Bldg: 2	Code Area: 04500	Stat Class: 142	Year Blt: 2002	Eff Year Blt: 2002	Sq.Ft: 2628	% Complete: 100
Desc: Multi Story above grade	Dimensions:	RMV: 376550				
Func Obsc: 100	Econ %: 100	Other %: 100	Exception: 0	Adjust:	Adjust RMV: 0	<u>N/C</u>

Floors

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory	Exception
First Floor	4	Finished	1580	1	FB-1/ HB-1	2002	2002	HVAC, ROOF, KIT-, BTH - 1, BATH - 1	Y N
Second Floor	4	Finished	1048	1	FB-1	2002	2002	HVAC, BATH - 1	Y N

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception
YARD IMPROVEMENTS GOOD	4	1	2002	38092	1	Y N

Improvements - Accessory Buildings

Bldg: 1	Code Area: 04500	Stat Class: 351	Year Blt: 1973	Eff Year Blt: 1973	Sq.Ft: 1600	% Complete: 100
Desc: General Purpose Building (GB)	Dimensions: 40x40	RMV: 3880				
Func Obsc: 100	Econ %: 100	Other %: 100	Exception: 0	Adjust:	Adjust RMV: 0	<u>I/O</u>

Floors

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory	Exception
General Purpose Bldg	4	Finished	1600	0	0	1973	1973	<u>Fair</u>	Y N

Accessories

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

Improvements - Accessory Buildings

Bldg: 3	Code Area: 04500	Stat Class: 341	Year Blt: 2004	Eff Year Blt: 2004	Sq.Ft: 270	% Complete: 100
Desc: Multi Purpose Shed (MP)	Dimensions: 18x15	RMV: 4060				
Func Obsc: 100	Econ %: 100	Other %: 100	Exception: 0	Adjust:	Adjust RMV: 0	

Floors
Gone

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory
Multi-Purpose Bldg	5	Finished	270	0	0	2004	2004	FAIR

Exception: Y N

Accessories

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

Bldg: 4 Code Area: 04500 Stat Class: 341 Year Blt: 1973 Eff Year Blt: 1973 Sq.Ft: 144 % Complete: 100
 Desc: Multi Purpose Shed (MP) Dimensions: 12x12 RMV: 610
 Func Obsc: 100 Econ %: 100 Other %: 100 Exception: 0 Adjust: Adjust RMV: 0

I/O

Floors

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory
Multi-Purpose Bldg	4	Finished	144	0	0	1973	1973	Fair

Exception: Y N

Accessories

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

Bldg: 5 Code Area: 04500 Stat Class: 351 Year Blt: 2010 Eff Year Blt: 2010 Sq.Ft: 1296 % Complete: 100
 Desc: General Purpose Building (GB) Dimensions: 36x36 RMV: 17600
 Func Obsc: 100 Econ %: 100 Other %: 100 Exception: 0 Adjust: Adjust RMV: 0

I/O

Floors

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory
General Purpose Bldg	5	Finished	1296	0	0	2010	2010	Fair

Exception: Y N

Accessories

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

Bldg: 6 Code Area: 04500 Stat Class: 301 Year Blt: Eff Year Blt: Sq.Ft: 640 % Complete: 100
 Desc: Accessory Improvements & Misc. Dimensions: 32x20 RMV: 0
 Func Obsc: 100 Econ %: 100 Other %: 100 Exception: 0 Adjust: Adjust RMV: 0

FC NV delete

Floors

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory
Building Structure	4	Finished	640	0	0	0	0	

Exception: Y N

Accessories

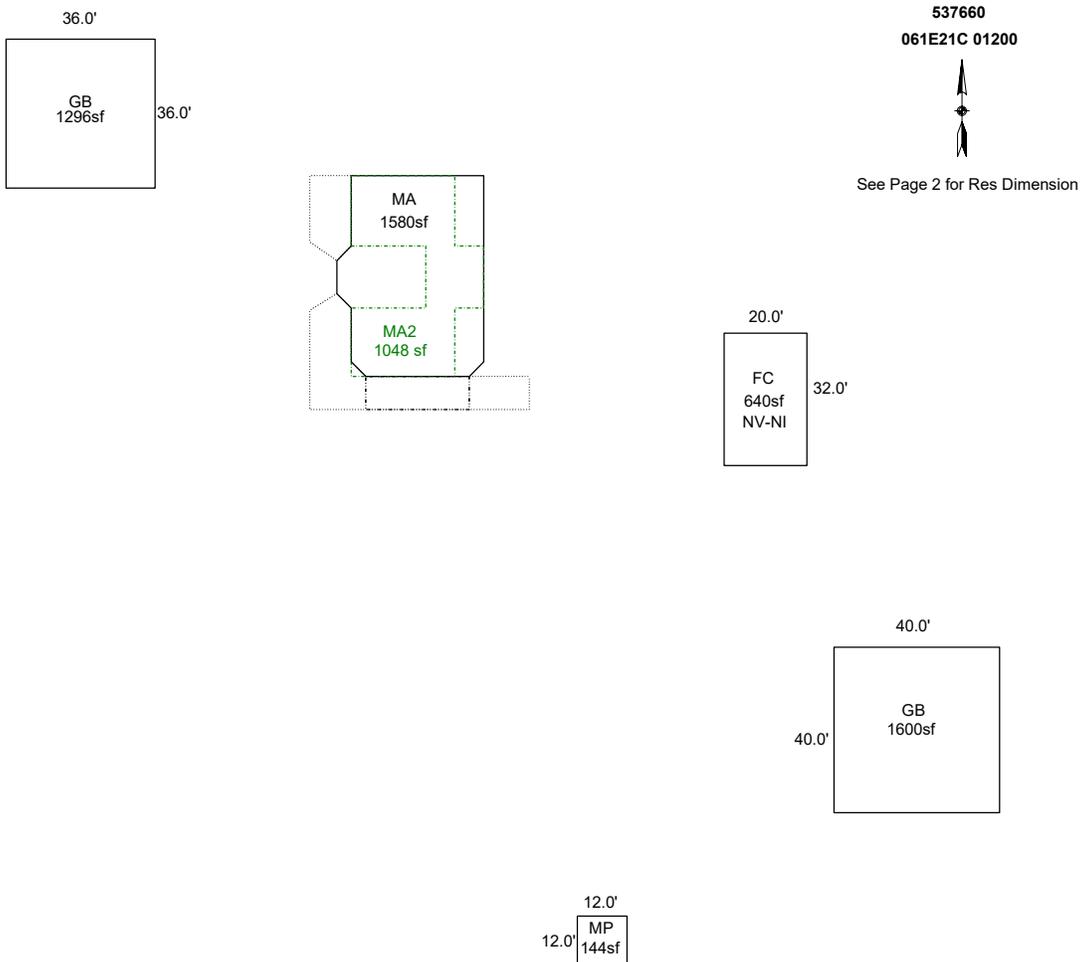
Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity
No accessory data available					

SKETCH/AREA TABLE ADDENDUM

SUBJECT INFO

File No.: 537660 Parcel No.: 061E21C 01200
 Property Address: 17919 Hazelnut Ridge Rd NE
 City: Silverton County: State: OR ZipCode: 97381
 Owner:
 Client: Client Address:
 Appraiser Name: Inspection Date:

SKETCH



Sketch by ApexSketch

AREA CALCULATIONS SUMMARY						COMMENT TABLE 1	
Code	Description	Factor	Net Size	Perimeter	Net Totals		
GBA1	GB	1.0	1296.0	144.0		Apex by JA 10/05/09 Add GB - CE 2/24/11 update to add GH 1/23/13 Jane UPDATED BY CLOBERG 05/21/25	
	FC	1.0	640.0	104.0	1936.0		
GLA1	MA	1.0	1580.0	159.8	1580.0		
GLA2	MA2	1.0	1047.5	197.0	1047.5		
OTH	GB	1.0	1600.0	160.0			
	MP	1.0	144.0	48.0	1744.0		
P/P	DW	1.0	184.3	55.9			
	DW	1.0	611.0	155.0			
	PR	1.0	200.0	66.0	995.3		
						COMMENT TABLE 2	COMMENT TABLE 3
						MLH 05/12/25	CLEAN UP L4
Net LIVABLE		cnt	0	(rounded)	2,628		
Net BUILDING		cnt	2	(rounded)	1,936		

SKETCH/AREA TABLE ADDENDUM

SUBJECT INFO

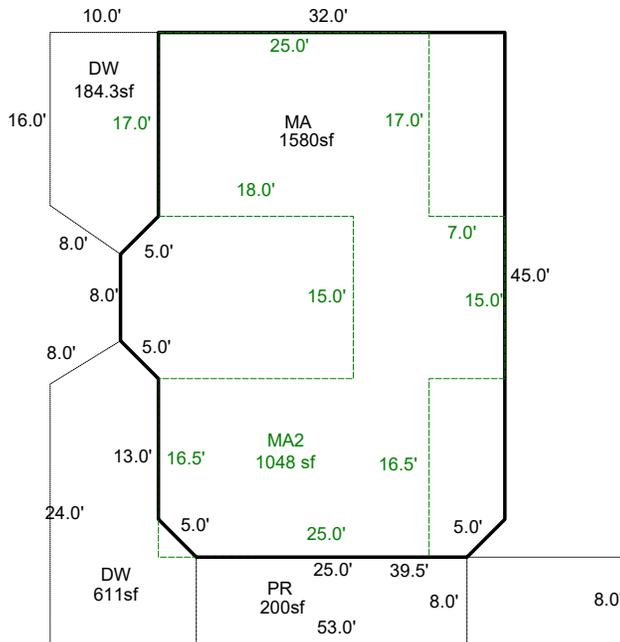
File No.: 537660 Parcel No.: 061E21C 01200
 Property Address: 17919 Hazelnut Ridge Rd NE
 City: Silverton County: State: OR ZipCode: 97381
 Owner:
 Client: Client Address:
 Appraiser Name: Inspection Date:

SKETCH

537660
061E21C 01200



See Page 1 for All Bldgs



Sketch by ApexSketch

AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GLA1	MA	1.0	1580.0	159.8	1580.0
GLA2	MA2	1.0	1047.5	197.0	1047.5
P/P	DW	1.0	184.3	55.9	
	DW	1.0	611.0	155.0	
	PR	1.0	200.0	66.0	995.3

COMMENT TABLE 1

Apex by JA 10/05/09
 Add GB - CE 2/24/11
 update to add GH 1/23/13 Jane
 UPDATED BY CLOBERG 05/21/25

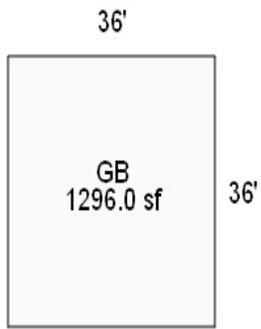
COMMENT TABLE 2

MLH 05/12/25

COMMENT TABLE 3

CLEAN UP L4

Net LIVABLE cnt 0 (rounded) 2,628



R37660
061E21C 01200



See Page 2 for Res Dimension

