

Acct ID: 540564 MTL: 091E14DC00400 Date: 3-12-25 Appr: Luille Prop Class: 641 RMV Prop Class: 401
 Situs: 11945 RIVERHAVEN LN SE STAYTON OR 97383 MaSaNh: 01 06 000 Unit: 78923 INPUT 3-21-25 Luille Year: 2025
 Last Date Appraised: 10/21/2011 Appraiser: CLINT LUKE Retag: Y 0 Tag info: _____
 Owner: BENDER, RALPH A Roll Type: R
 Cycle Tag Sales Verification Other: _____ Inspection level: 1 2 3 4 LCB TTO INSP AV: 254657
 RMV Land: 421260 RMV Imp: 321950 RMV Total: 743210 MAV: 251170 MSAV: 3487 SAV: 6325
 Comment: _____

Notations

RP/MS	Code	Description
RP	DFL	DESIGNATED FORESTLAND

OSDs

Count	Code	Description	RMV	Code Area	Exception
2	MKTG	OSD - GOOD	60000	29540	0

Land

Site: 2 Code Area: 29540 Size: 1.00 Acres Use Code: 005 Zone: REST SAV Use: _____ Exception: 0
 Class: Value Source: Market Homesite Description: _____ RMV: 59220 Exception: Y N
 Adjustment(s): Fire Patrol: SA004 Description: FIRE PATROL
 Comments: 2900040

TIMBER OK

Site: 3 Code Area: 29540 Size: 4.00 Acres Use Code: 005 Zone: REST SAV Use: 011 Exception: 0
 Class: FTLB Value Source: Designated Forest Land Description: DFL Class B RMV: 236890 Exception: Y N
 Adjustment(s): Fire Patrol: SA004 Description: FIRE PATROL
 Comments: Liability year - 1988 / 2900040; 01-02; CHANGED SOIL CLASS FROM 3 BENCH TO 4 BENCH

Site: 4 Code Area: 29540 Size: 1.10 Acres Use Code: 005 Zone: REST SAV Use: 011 Exception: 0
 Class: FTLB Value Source: Designated Forest Land Description: DFL Class B RMV: 65150 Exception: Y N
 Adjustment(s): Fire Patrol: SA004 Description: FIRE PATROL
 Comments: Liability year - 1988 / 2900000; 01-02; CHANGED SOIL CLASS FROM PASTURE TO 8 BENCH .01-02: FOREST APPLICATION APPROVED /03 -04: REAPPRAISAL

Improvements - Residence / Manufactured Structures

Bldg: 1 Code Area: 29540 Stat Class: 141 Year Blt: 1977 Eff Year Blt: 1977 Sq.Ft: 1801 % Complete: 100
 Desc: One Story Only Dimensions: _____ RMV: 284180
 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	4	Finished	1801	3	FB-2	1977	1977	KIT, ROOF, FP - 1, BATH - 2, HVAC	Y N
Garage Attached	4	Finished	484	0	0	1980	1977	ROOF	Y N

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception
YARD IMPROVEMENTS AVERAGE	4	1	1977	24717	1	Y N

Bldg: 6 Code Area: 29540 Stat Class: 108 Year Blt: 2004 Eff Year Blt: 2004 Sq.Ft: 0 % Complete: 100
 Desc: Residential Other Improvements Dimensions: _____ RMV: 10490
 Func Obsc: 100 Econ %: 100 Other %: 100 Exception: 0 Adjust: _____ Adjust RMV: 0 NV

Floors

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

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception
GARDEN GREENHOUSE	1	300	2004	10492	1	Y N <u>NV</u>

Improvements - Accessory Buildings

Bldg: 2 Code Area: 29540 Stat Class: 341 Year Blt: 1993 Eff Year Blt: 1993 Sq.Ft: 280 480 % Complete: 100
 Desc: Multi Purpose Shed (MP) Dimensions: 20x14 RMV: 2310
 Func Obsc: 100 Econ %: 100 Other %: 100 Exception: 0 Adjust: 20x22 Adjust RMV: 0

Floors

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory	
Multi-Purpose Bldg	6	Finished	280	0	0	1993	1993	FAIR	ARB

Exception: Y N

Accessories

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

Bldg: 3	Code Area: 29540	Stat Class: 351	Year Blt: 2004	Eff Year Blt: 2004	Sq.Ft: 1728	% Complete: 100
Desc: General Purpose Building (GB)			Dimensions: 48x36			RMV: 21610
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	
General Purpose Bldg	5	Finished	1728	0	0	2004	2004	FAIR	ARB

60%

Exception: Y N

Accessories

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

Bldg: 4	Code Area: 29540	Stat Class: 355	Year Blt: 2005	Eff Year Blt: 2005	Sq.Ft: 432	% Complete: 100
Desc: Lean-to Heavy (LTH)			Dimensions: 36x12			RMV: 1810
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	
Lean-to Heavy Duty	4	Finished	432	0	0	2005	2005		NC

NC

Exception: Y N

Accessories

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

Bldg: 5	Code Area: 29540	Stat Class: 353	Year Blt: 2009	Eff Year Blt: 2009	Sq.Ft: 150	% Complete: 100
Desc: Machine Shed (MS)			Dimensions: 10x16			RMV: 1300
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	
Machine Shed	4	Finished	160	0	0	2009	2009		ARB

ARB

Exception: Y N

Accessories

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

Bldg: 7	Code Area: 29540	Stat Class: 354	Year Blt: 1993	Eff Year Blt: 1993	Sq.Ft: 160	% Complete: 100
Desc: Lean-to Light (LTL)			Dimensions: 12x48			RMV: 250
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	
Lean-to Light Duty	4	Finished	160	0	0	1993	1993		60%

60%

Exception: Y N

Accessories

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

576

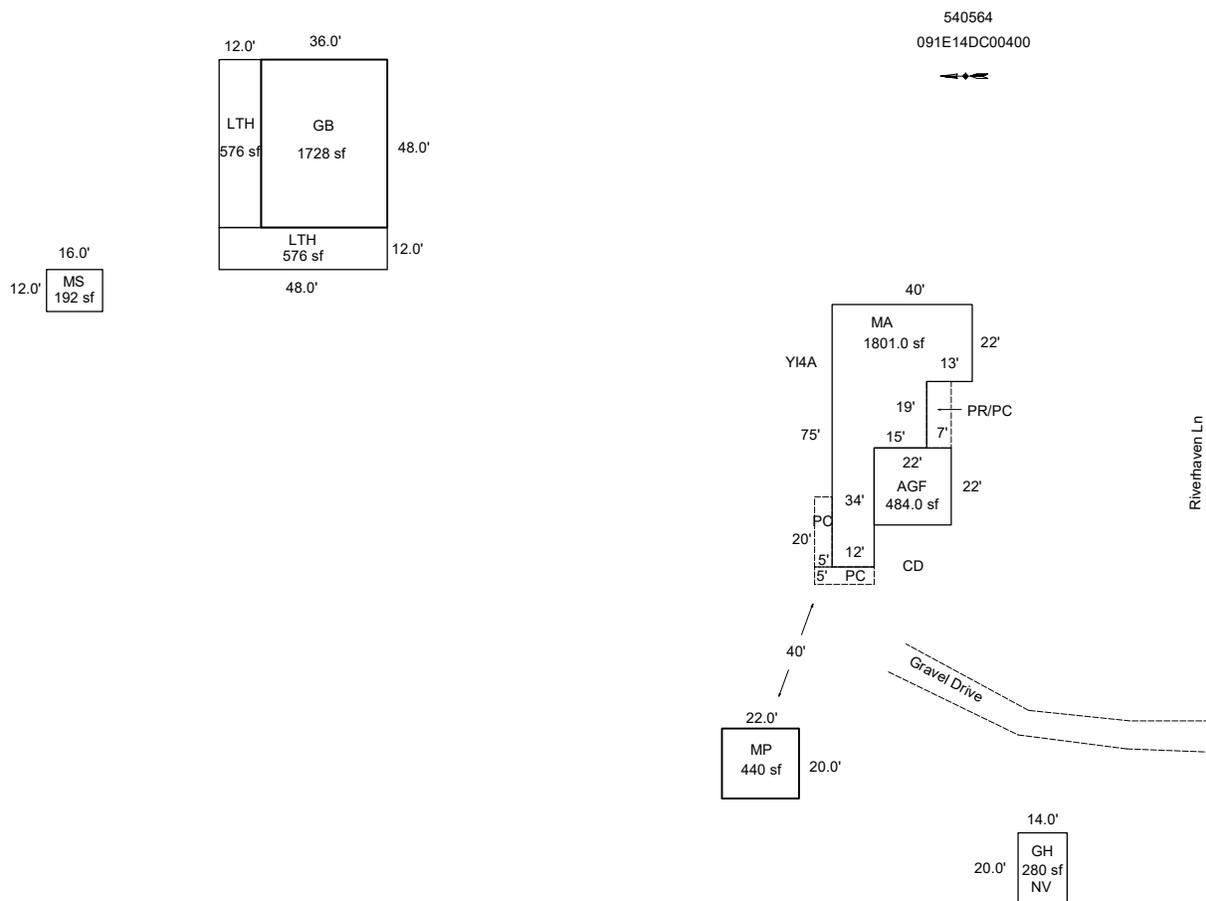
2004

SKETCH/AREA TABLE ADDENDUM

SUBJECT INFO

File No.: 540564 Parcel No.: 091E14DC00400
 Property Address: 11945 Riverhaven Ln SE
 City: Stayton County: State: Or ZipCode: 97383
 Owner:
 Client: Client Address:
 Appraiser Name: Inspection Date:

SKETCH



AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GBA1	MP	1.0	440.0	84.0	
	GB	1.0	1728.0	168.0	
	LTH	1.0	576.0	120.0	
	LTH	1.0	576.0	120.0	
	MS	1.0	192.0	56.0	
	GH	1.0	280.0	68.0	3792.0
GLA1	MA	1.0	1801.0	230.0	1801.0
GAR	AGF	1.0	484.0	88.0	484.0
P/P	PR/PC	1.0	133.0	52.0	
	PC	1.0	100.0	50.0	
	PC	1.0	85.0	44.0	318.0
	Net LIVABLE	cnt	0 (rounded)		1,801
	Net BUILDING	cnt	6 (rounded)		3,792

COMMENT TABLE 1

Apex 11/22/2011 Jane
 UPDATED BY CLOBERG 03/20/25

COMMENT TABLE 2

CLUKE 03/12/25

COMMENT TABLE 3

CYCLE L4