

Acct ID: 535500 MTL: 092W22D002700 Date: 3/6/25 Appr: MSL Prop Class: 551 RMV Prop Class: 551
 Situs: 12782 MARION RD SE TURNER OR 97392 MaSaNh: 07 06 000 Unit: 37778 Year: 2025

Last Date Appraised: 01/09/2015 Appraiser: MATT LORD Retag: Y N Tag info: _____
 Owner: BAUTISTA, JOSE JUAN Roll Type: R

Cycle Tag Sales Verification Other: _____ Inspection level: 1 2 3 4 LCB TTO INSP AV: 191278
 RMV Land: 404290 RMV Imp: 351790 RMV Total: 756080 MAV: 157280 MSAV: 33998 SAV: 209825
 Comment: _____ MLS 820075 33 SAV's letter SD - 9/30/24 Done 112

Notations 25-26: SV updated eff yr for remodel

RP/MS	Code	Description
RP	ZONED	FARM EFU ZONED

OSDs

Count	Code	Description	RMV	Code Area	Exception
1	SAA	SA OSD - AVERAGE	50000	05545	0

Land

Site: 2	Code Area: 05545	Size: 1.00 Acres	Use Code: 005	Zone: REST	SAV Use: 011	Exception: 0
Class:	Value Source: Farm Homesite	Description:			RMV: 29500	Exception: Y N
Adjustment(s):	GSOIL, IRR	Fire Patrol:		Description:		
Comments:	Liability year - 2009 / 550040					
Site: 3	Code Area: 05545	Size: 7.20 Acres	Use Code: 005	Zone: REST	SAV Use: 011	Exception: 0
Class: 4BISS	Value Source: Farm Use - EFU	Description: FOUR BENCH IRR SPECIAL SOUTH			RMV: 223010	Exception: Y N
Adjustment(s):	GSOIL, IRR	Fire Patrol:		Description:		
Comments:	Liability year - 1980 / 550040					
Site: 4	Code Area: 05545	Size: 3.00 Acres	Use Code: 005	Zone: REST	SAV Use: 011	Exception: 0
Class: 2BISS	Value Source: Farm Use - EFU	Description: TWO BENCH IRR SOUTH SPECIAL			RMV: 101780	Exception: Y N
Adjustment(s):	GSOIL, IRR	Fire Patrol:		Description:		
Comments:	Liability year - 1980					

Improvements - Residence / Manufactured Structures

Bldg: 1	Code Area: 05545	Stat Class: 142	Year Blt: 1945	Eff Year Blt: 1982	Sq.Ft: 2028	% Complete: 100
Desc:	Multi Story above grade			Dimensions:	RMV: 281920	
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	1713	2	FB-2	1945	<u>1982</u>	ROOF, KIT-, BATH - 2, HVAC	Y N
Attic	4	Finished	315	0	0	1945	<u>1982</u>	ROOF	Y N

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception
YARD IMPROVEMENTS GOOD	4	1	1982	33812	1	Y N

Bldg: 5	Code Area: 05545	Stat Class: 108	Year Blt: 2005	Eff Year Blt: 2005	Sq.Ft: 0	% Complete: 100
Desc:	Residential Other Improvements			Dimensions:	RMV: 14480	
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
No floor data available								

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception
<u>VI</u> ASPHALT DRIVEWAY	1	6365	2005	14480	1	Y N

Bldg: 6	Code Area: 05545	Stat Class: 108	Year Blt: 1998	Eff Year Blt: 1998	Sq.Ft: 0	% Complete: 100
Desc:	Residential Other Improvements			Dimensions:	RMV: 0	
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
No floor data available								

Accessories

<u>VI</u>								
-----------	--	--	--	--	--	--	--	--

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

Improvements - Accessory Buildings

Bldg: 2	Code Area: 05545	Stat Class: 351	Year Blt: 1992	Eff Year Blt: 1992	Sq.Ft: 640	% Complete: 100
Desc: General Purpose Building (GB)			Dimensions: 32x20		RMV: 3130	
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
General Purpose Bldg	4	Finished	640	0	0	1992	1992	FAIR	

Accessories

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

Bldg: 3	Code Area: 05545	Stat Class: 341	Year Blt:	Eff Year Blt:	Sq.Ft: 30	% Complete: 100
Desc: Multi Purpose Shed (MP)			Dimensions: 6x5		RMV: 120	
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
Multi-Purpose Bldg	4	Finished	30	0	0	0	0	FAIR	

Accessories

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

Bldg: 4	Code Area: 05545	Stat Class: 351	Year Blt: 1995	Eff Year Blt: 1995	Sq.Ft: 1110	% Complete: 100
Desc: General Purpose Building (GB)			Dimensions: 37x30		RMV: 5870	
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
General Purpose Bldg	4	Finished	1110	0	0	1995	1995	FAIR	

Accessories

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

Bldg: 7	Code Area: 05545	Stat Class: 352	Year Blt: 2014	Eff Year Blt: 2014	Sq.Ft: 3136	% Complete: 100
Desc: Utility Building (UB)			Dimensions: 56x56		RMV: 46270	
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
Utility Building	5	Finished	3136	0	0	2014	2014	FAIR	

Accessories

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

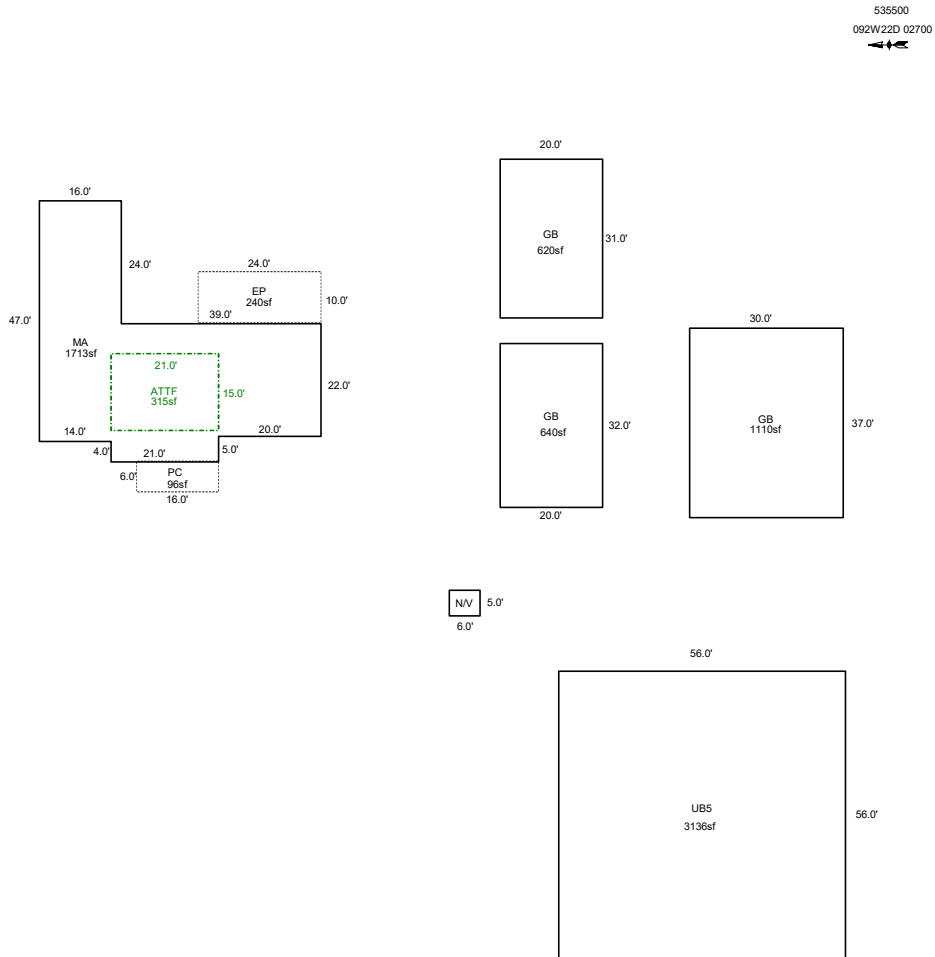
6B
 20231 G20
 FAIR
 2020 EFF YR

SKETCH/AREA TABLE ADDENDUM

SUBJECT INFO

File No.: 535500 Parcel No.: 092W22D 02700
 Property Address: 12782 Marion Rd SE
 City: Turner County: State: OR ZipCode: 97392
 Owner:
 Client: Client Address:
 Appraiser Name: Inspection Date:

SKETCH



Sketch by ApexSketch

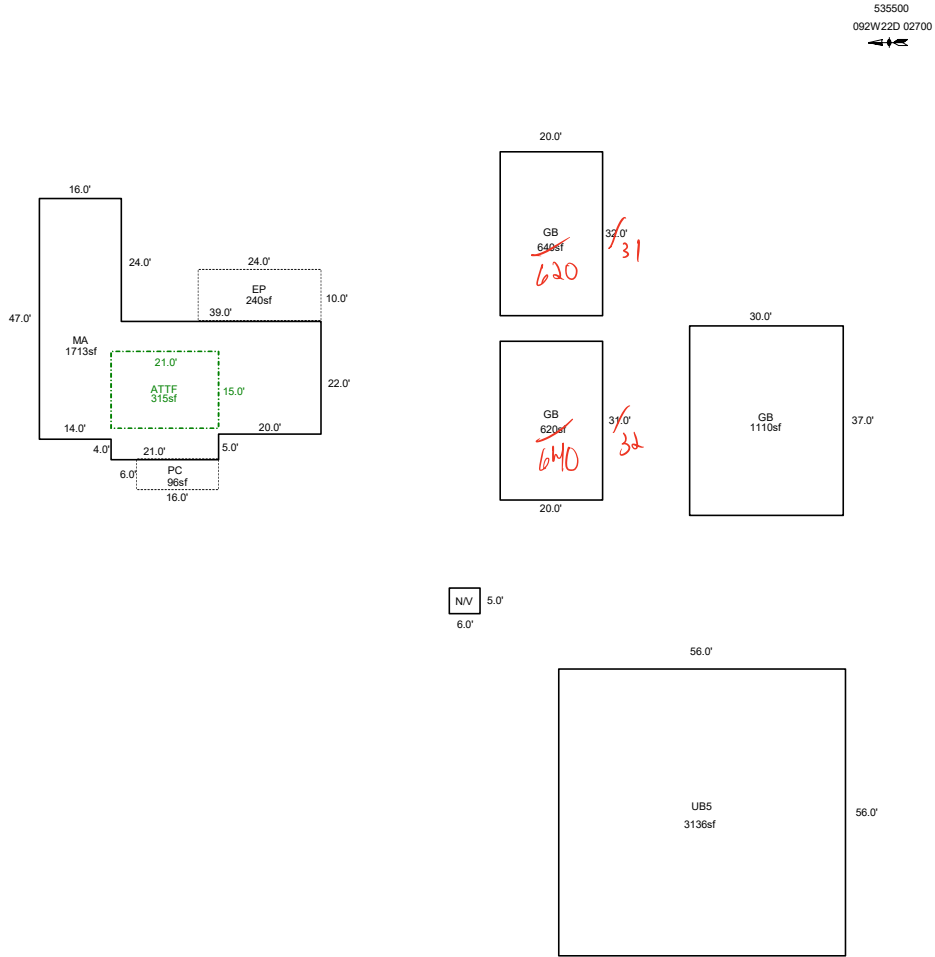
AREA CALCULATIONS SUMMARY						COMMENT TABLE 1	
Code	Description	Factor	Net Size	Perimeter	Net Totals		
GBA1	GB	1.0	620.0	102.0		03/26/13 Jane UPDATED BY CLOBERG 03/05/25 UPDATED BY CLOBERG 05/27/25	
	N/V	1.0	30.0	22.0			
	GB	1.0	1110.0	134.0			
	GB	1.0	640.0	104.0			
	UB5	1.0	3136.0	224.0	5536.0		
GLA2	ATTF	1.0	315.0	72.0	315.0		
MA	MA	1.0	1713.0	212.0	1713.0		
P/P	EP	1.0	240.0	68.0			
	PC	1.0	96.0	44.0	336.0		
						COMMENT TABLE 2	COMMENT TABLE 3
						MDL 03/06/25	SV L3
		Net LIVABLE	cnt	1 (rounded)	2,028		
		Net BUILDING	cnt	5 (rounded)	5,536		

SKETCH/AREA TABLE ADDENDUM

SUBJECT INFO

File No.: 535500 Parcel No.: 092W22D 02700
 Property Address: 12782 Marion Rd SE
 City: Turner County: State: OR ZipCode: 97392
 Owner:
 Client: Client Address:
 Appraiser Name: Inspection Date:

SKETCH



Sketch by ApexSketch

AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GBA1	GB	1.0	640.0	104.0	
	N/V	1.0	30.0	22.0	
	GB	1.0	1110.0	134.0	
	GB	1.0	620.0	102.0	
	UB5	1.0	3136.0	224.0	5536.0
GLA2	ATTF	1.0	315.0	72.0	315.0
MA	MA	1.0	1713.0	212.0	1713.0
P/P	EP	1.0	240.0	68.0	
	PC	1.0	96.0	44.0	336.0
	Net LIVABLE	cnt	1 (rounded)		2,028
	Net BUILDING	cnt	5 (rounded)		5,536

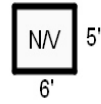
COMMENT TABLE 1

03/26/13 Jane
 UPDATED BY CLOBERG 03/05/25

COMMENT TABLE 2

COMMENT TABLE 3

R35500
092W22D 02700



20'

