

Acct ID: 518215 MTL: 062W03A000200 Date: 6.10.25 Appr: JJS Prop Class: 551 RMV Prop Class: 451
 Situs: 7110 WABASH DR NE SALEM OR 97305 MaSaNh: 02 06 000 Unit: 48213 Year: 2025
 Last Date Appraised: 06/28/2024 Appraiser: JORDAN SCHULTZ Retag: Y N Tag info:
 Owner: ISAY & VERA GRIGORIEFF RLT & Roll Type: R
 Cycle Tag Sales Verification Other: FF Inspection level: 1 2 3 4 LCB TTO INSP AV: 214035
 RMV Land: 446290 RMV Imp: 291690 RMV Total: 737980 MAV: 174180 MSAV: 39855 SAV: 86581
 Comment: 24-25: JJS 6.28.24

Farm use ok: Seed

Notations

RP/MS	Code	Description
RP	ZONED	FARM EFU ZONED

OSDs

Count	Code	Description	RMV	Code Area	Exception
1	SAA	SA OSD - AVERAGE	50000	01600	0

Land

Site: 1 Code Area: 01600 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: 70990 Exception: Y N
 Adjustment(s): GSOIL Fire Patrol: Description:
 Comments: Liability year - 2009
 24-25: Updated land classes

Site: 2 Code Area: 01600 Size: 1.25 Acres Use Code: 005 Zone: REST SAV Use: 011 Exception: 0
 Class: 2BD Value Source: Farm Use - EFU Description: TWO BENCH DRY RMV: 88750 Exception: Y N
 Adjustment(s): GSOIL Fire Patrol: Description:
 Comments: Liability year - 1976

Site: 3 Code Area: 01600 Size: 0.75 Acres Use Code: 005 Zone: REST SAV Use: 011 Exception: 0
 Class: 4BD Value Source: Farm Use - EFU Description: FOUR BENCH DRY RMV: 48410 Exception: Y N
 Adjustment(s): GSOIL Fire Patrol: Description:
 Comments: Liability year - 1976

08-09: Market woodlot study by GW39 - change from woodlot to woodlot-M

Site: 4 Code Area: 01600 Size: 2.65 Acres Use Code: 005 Zone: REST SAV Use: 011 Exception: 0
 Class: 2BD Value Source: Woodlot Description: TWO BENCH DRY RMV: 188140 Exception: Y N
 Adjustment(s): GSOIL Fire Patrol: Description:
 Comments: Liability year - 1976

Improvements - Residence / Manufactured Structures

Bldg: 1 Code Area: 01600 Stat Class: 141 - Year Blt: 1973 Eff Year Blt: 1983 Sq.Ft: 1880 % Complete: 100
 Desc: One Story Only Dimensions: RMV: 285690
 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	1880	3	FB-2	1973	1983	BATH - 2, KIT, ROOF, HVAC, FP - 2	Y N
Garage Attached	4	Low Cost	624	0	0	1973	1983	ROOF	Y N

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception
YARD IMPROVEMENTS FAIR	4	0	1983	15408	1	Y N

Improvements - Accessory Buildings

Bldg: 2 Code Area: 01600 Stat Class: 341 Year Blt: 1989 Eff Year Blt: 1989 Sq.Ft: 480 % Complete: 100
 Desc: Multi Purpose Shed (MP) Dimensions: 24x20 RMV: 3220
 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
Multi-Purpose Bldg	5	Finished	480	0	0	1989	1989	FAIR	Y N

Accessories

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

Bldg: 3 Code Area: 01600 Stat Class: 321 Year Blt: 1989 Eff Year Blt: 1989 Sq.Ft: 768 % Complete: 100
 Desc: Hay Cover (HC) Dimensions: 32x24 RMV: 2050
 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
Hay Cover	5	Finished	768	0	0	1989	1989	FAIR	

Accessories

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

Bldg: 4 Code Area: 01600 Stat Class: 354 Year Blt: 2002 Eff Year Blt: 1989 Sq.Ft: 600 % Complete: 100
 Desc: Lean-to Light (LTL) Dimensions: 10x60 RMV: 730
 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
Lean-to Light Duty	4	Finished	600	0	0	2002	1989		

Accessories

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



Seed grown in highlighted Area

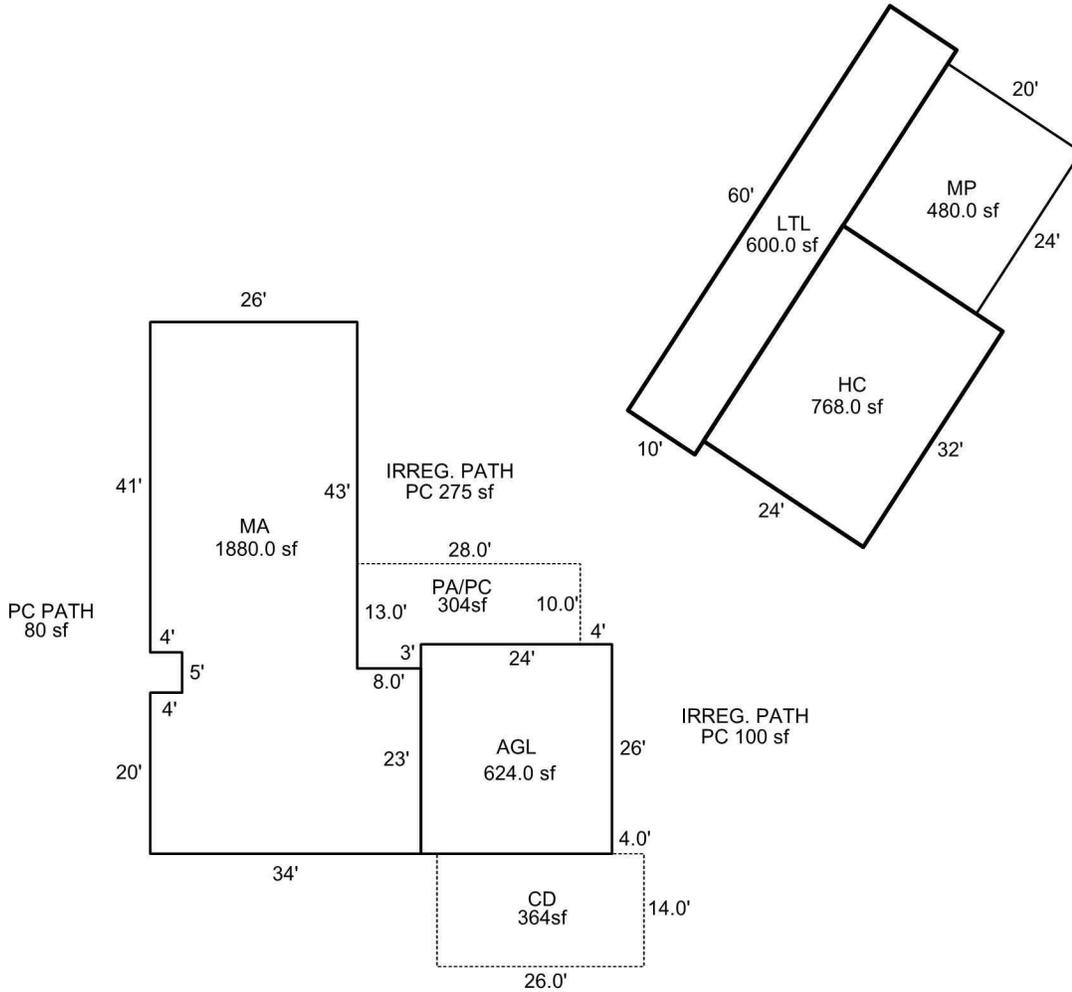
SKETCH/AREA TABLE ADDENDUM

SUBJECT INFO

File No.: R18215 Parcel No.: 062W03A 00200
 Property Address: 7110 WABASH DR NE
 City: SALEM County: State: OR ZipCode: 97305
 Owner:
 Client: Client Address:
 Appraiser Name: Inspection Date:

SKETCH

R18215
062W03A 00200
SCALE = 1:20



Sketch by Apex Sketch

AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GBA1	MP	1.0	480.0	88.0	
	HC	1.0	768.0	112.0	
	LTL	1.0	600.0	140.0	1848.0
GLA1	MA	1.0	1880.0	208.0	1880.0
GAR	AGL	1.0	624.0	100.0	624.0
P/P	PC	1.0	0.0	78.0	
	CD	1.0	364.0	80.0	
	PA/PC	1.0	304.0	82.0	668.0

COMMENT TABLE 1

DRAWN BY AC 5/20/10
 UPDATED BY CJURAN 06/17/2021

COMMENT TABLE 2

#10 CL 04/14/2020

JJS 6.10.25

COMMENT TABLE 3

CYCLE PITCOM C-19

FF L3

Net LIVABLE	cnt	1	(rounded)	1,880
Net BUILDING	cnt	3	(rounded)	1,848