

Summary Lead Appr: _____ Clerk: _____ Lead Clerk: _____ Appr: **GPH** Print Date: _____

1/25/2024

Acct ID: 519878 MTL: 063W24C002900 Date: **4/17/25** Appr: **GPH** Prop Class: 401 RMV Prop Class: 401
Situs: 2240 CLEAR LAKE RD NE KEIZER OR 97303 MaSaNh: 04 06 002 Unit: 55061 Year: 2024

Last Date Appraised: 01/23/2012 Appraiser: GERARDO RAMIREZ HERNANDEZ Retag: **Y N** Tag info:

Owner: EMILY A DUERST LT Roll Type: R
Cycle **1** Tag Sales Verification Other: _____ Inspection level: 1 **2 3 4** LCB TTO INSP AV: 188730
RMV Land: 126670 RMV Imp: 240480 RMV Total: 367150 MAV: 188730 MSAV: 0 SAV: 0
Comment:

DELETE MP

Notations

No notation data available.

OSDs

Count	Code	Description	RMV	Code Area	Exception
1	MKTA	OSD - AVERAGE	45000	01410	0

Land

Site: 1 Code Area: 01410 Size: 11326 Sqft Use Code: 004 Zone: NREST SAV Use: Exception: 0
Class: **2BI** Value Source: Rural at MKT Description: RMV: 81670 Exception: Y N
Adjustment(s): **GSOIL IRR** Fire Patrol: Description:
Comments: 06-07: RECALC SETUP;#10 10/21/05

Improvements - Residence / Manufactured Structures

Bldg: 1 Code Area: 01410 Stat Class: 131 Year Blt: 1927 Eff Year Blt: 1990 Sq.Ft: 1764 % Complete: 100
Desc: One Story Only Dimensions: RMV: 215600
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	3	Finished	1764	3	FB-2	1927	1990	BATH - 2, KIT, ROOF, HVAC, FP - 1	Y N
Garage Attached	3	Finished	728	0	0	2001	1990	ROOF	Y N

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception
YARD IMPROVEMENTS AVERAGE	3	1	2001	14899	1	Y N

Bldg: 2 Code Area: 01410 Stat Class: 138 Year Blt: 1956 Eff Year Blt: 1956 Sq.Ft: 0 % Complete: 100
Desc: Res other improvements Dimensions: RMV: 23260
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
Garage Detached	3	Unfinished	440	0	0	1956	1956	ROOF	Y N

Accessories

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

Improvements - Accessory Buildings

Bldg: 3 Code Area: 01410 Stat Class: 341 Year Blt: 1979 Eff Year Blt: 1979 Sq.Ft: 336 % Complete: 100
Desc: Multi Purpose Shed (MP) Dimensions: 28x12 RMV: 1620
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	336	0	0	1979	1979	FAIR	Y N

Accessories

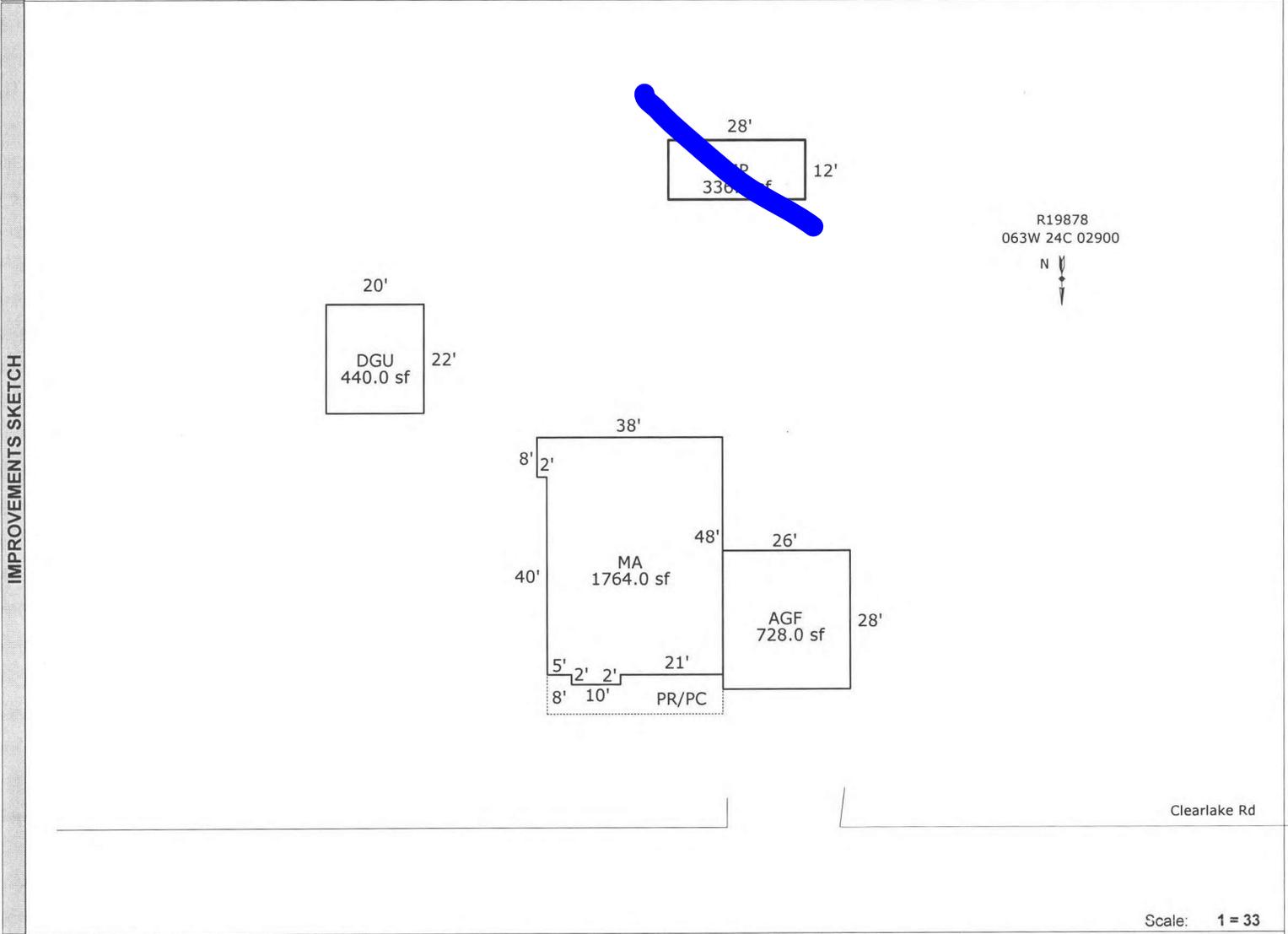
Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity
No accessory data available					

SKETCH/AREA TABLE ADDENDUM

Parcel No R19878

File No 063W24C 02900

SUBJECT	Property Address 2240 Clear Lake Rd NE	City Salem	State OR	Zip 97303
	Owner			
	Client			
	Appraiser Name			



Scale: 1 = 33

AREA CALCULATIONS	AREA CALCULATIONS SUMMARY						Comment Table 1				
	Code	Description	Factor	Net Size	Perimeter	Net Totals	APEX BY JA 1/26/12				
	GLA1	MA	1.00	1764.0	176.0	1764.0					
	GBA1	MP	1.00	336.0	80.0	336.0					
	GAR	AGF	1.00	728.0	108.0	728.0					
	DGU	1.00	440.0	84.0	1168.0						
	PR/PC	1.00	268.0	92.0	268.0						
	<p>Net LIVABLE Area (rounded w/ factors) 1764</p> <p>Net BUILDING Area (rounded w/ factors) 336</p>					<table border="1" style="width: 100%; border-collapse: collapse;"> <tr> <th style="text-align: center;">Comment Table 2</th> <th style="text-align: center;">Comment Table 3</th> </tr> <tr> <td style="text-align: center; color: blue;">GRH 4/17/25</td> <td style="text-align: center; color: blue;">CYCLE L3</td> </tr> </table>		Comment Table 2	Comment Table 3	GRH 4/17/25	CYCLE L3
Comment Table 2	Comment Table 3										
GRH 4/17/25	CYCLE L3										