

Acct ID: 519985 MTL: 063W250001900 Date: **5/22/25** Appr: **GAH** Prop Class: 551 RMV Prop Class: 551
 Situs: 2310 PERKINS ST NE SALEM OR 97305 MaSaNh: 04 06 000 Unit: 66162 Year: 2024

Last Date Appraised: 06/15/2022 Appraiser: GERARDO RAMIREZ HERNANDEZ Retag: Y N Tag info:

Owner: GANNON JT Roll Type: R
 Cycle Tag Sales Verification Other: _____ Inspection level: 1 2 3 4 LCB TTO INSP AV: 374166
 RMV Land: 453660 RMV Imp: 579376 RMV Total: 1033036 MAV: 335210 MSAV: 38956 SAV: 92931

Comment: 22-23 L4 6/15/22 CLUKE

last on site 2008

Notations

Update inv

RP/MS	Code	Description
RP	ZONED	FARM EFU ZONED

OSDs

GOOD

Farm - nursery stock

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

Land

Site: 2 Code Area: 01410 Size: 1.00 Acres Use Code: 005 Zone: REST SAV Use: 011 Exception: 0
 Class: Value Source: Farm Homesite Description: RMV: 36490 Exception: Y N
 Adjustment(s): GSOIL, IRR Fire Patrol: Description:
 Comments: Liability year - 2009 / 00100210

Site: 3 Code Area: 01410 Size: 8.87 Acres Use Code: 005 Zone: REST SAV Use: 011 Exception: 0
 Class: 2BI Value Source: Farm Use - EFU Description: TWO BENCH IRR RMV: 372170 Exception: Y N
 Adjustment(s): GSOIL, IRR Fire Patrol: Description:
 Comments: Liability year - 1980 / 00100210

Improvements - Residence / Manufactured Structures

Bldg: 1 Code Area: 01410 Stat Class: 151 Year Blt: 1992 Eff Year Blt: 1992 Sq.Ft: 2355 % Complete: 100
 Desc: One Story Only Dimensions: RMV: 467000
 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	5	Finished	2375	3	FB-2	1992	1992	KIT-, HVAC+, ROOF, FP - 2, BATH - 2	Y N
Garage Attached	5	Finished	1160	0	0	1992	1992	ROOF	Y N

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception
ASPHALT DRIVEWAY	5	6000	1992	12750	1	Y N
YARD IMPROVEMENTS AVERAGE	5	1	1991	31752	1	Y N

Improvements - Accessory Buildings

Bldg: 2 Code Area: 01410 Stat Class: 351 Year Blt: 1991 Eff Year Blt: 1994 Sq.Ft: 1800 % Complete: 100
 Desc: General Purpose Building (GB) Dimensions: 60x30 RMV: 15760
 Func Obsc: 100 Econ %: 100 Other %: 100 Exception: 0 Adjust: **60x30** Adjust RMV: 0

Floors

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory	Exception
General Purpose Bldg	5	Finished	2580	0	0	1991	1994	FAIR	Y N

Accessories

No accessory data available

Bldg: 3 Code Area: 01410 Stat Class: 357 Year Blt: 1991 Eff Year Blt: 1991 Sq.Ft: 960 % Complete: 100
 Desc: Frost Control Dimensions: 48x20 RMV: 1110
 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
Frost Control	4	Finished	960	0	0	1991	1991		Y N

Accessories

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

Bldg: 4 Code Area: 01410 Stat Class: 357 Year Blt: 1991 Eff Year Blt: 1991 Sq.Ft: 960 % Complete: 100
 Desc: Frost Control Dimensions: 48x20 RMV: 1110
 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
Frost Control	4	Finished	960	0	0	1991	1991	Exception: Y N

Accessories

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

Bldg: 5 Code Area: 01410 Stat Class: 357 Year Blt: 2005 Eff Year Blt: 2005 Sq.Ft: 63360 % Complete: 100
 Desc: Frost Control Dimensions: RMV: 85946
 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
Frost Control	4	Finished	63360	0	0	2005	2005	Exception: Y N

SQ.FT INCLUDES ALL 33 FC 20X96

Accessories

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

Bldg: 6 Code Area: 01410 Stat Class: 341 Year Blt: 2008 Eff Year Blt: 2008 Sq.Ft: 96 % Complete: 100
 Desc: Multi-Purpose Shed (MP) Dimensions: 8x12 RMV: 270
 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
Multi-Purpose Bldg	6	Finished	96	0	0	2008	2008	FAIR Exception: Y N

Accessories

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

Bldg: 7 Code Area: 01410 Stat Class: 353 Year Blt: 2000 Eff Year Blt: 2000 Sq.Ft: 1080 % Complete: 100
 Desc: Machine Shed (MS) Dimensions: RMV: 8180
 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	5	Finished	1080	0	0	2000	2000	Exception: Y N

Accessories

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

Add sqFt to GB 18x60, part of GB

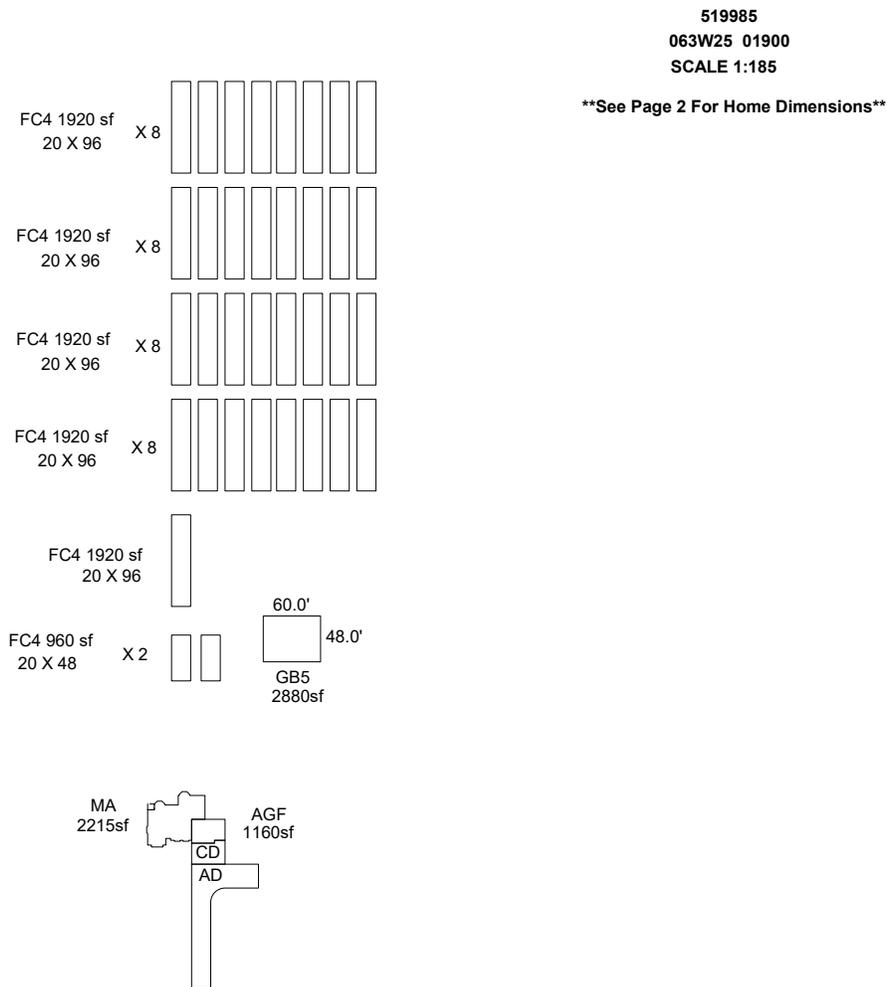


SKETCH/AREA TABLE ADDENDUM

SUBJECT INFO

File No.: 519985 Parcel No.: 063W25 01900
 Property Address: 2310 Perkins St NE
 City: Salem County: State: OR ZipCode: 97305
 Owner:
 Client: Client Address:
 Appraiser Name: Inspection Date:

SKETCH



Sketch by ApexSketch

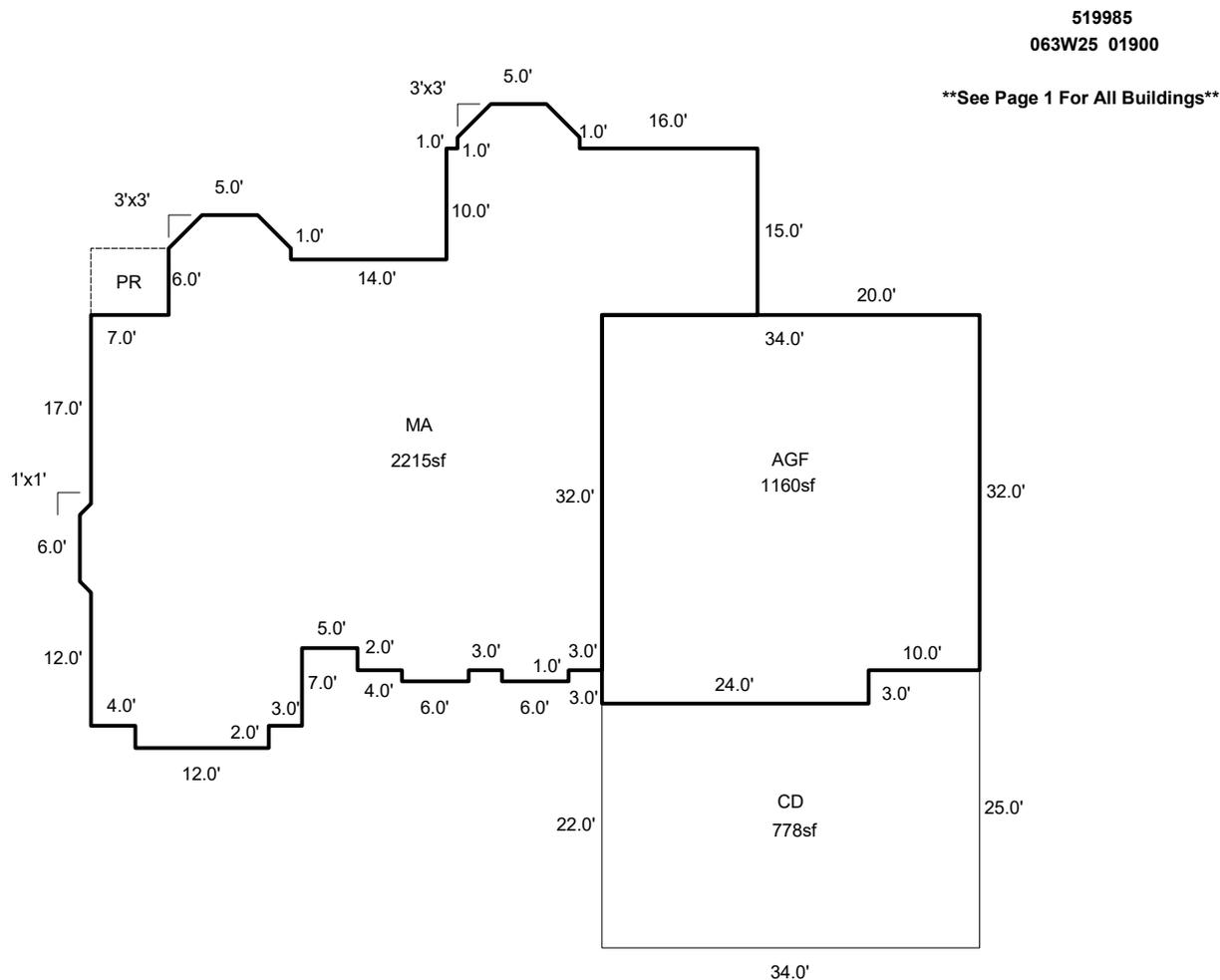
AREA CALCULATIONS SUMMARY						COMMENT TABLE 1					
Code	Description	Factor	Net Size	Perimeter	Net Totals						
GBA1	FC4	1.0	1920.0	232.0		Apex by RW 06/24/08 UPDATED BY CLOBERG 05/30/25					
	FC4	1.0	1920.0	232.0							
	FC4	1.0	1920.0	232.0							
	FC4	1.0	1920.0	232.0							
	FC4	1.0	1920.0	232.0							
	FC4	1.0	1920.0	232.0							
	FC4	1.0	1920.0	232.0							
	FC4	1.0	1920.0	232.0							
	FC4	1.0	1920.0	232.0							
	FC4	1.0	1920.0	232.0							
	FC4	1.0	1920.0	232.0							
	FC4	1.0	1920.0	232.0							
	FC4	1.0	1920.0	232.0							
	FC4	1.0	1920.0	232.0							
	FC4	1.0	1920.0	232.0							
	23 addl items					<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;">GRH 05/22/25</td> <td style="text-align: center;">CYCLE L2</td> </tr> </table>		COMMENT TABLE 2	COMMENT TABLE 3	GRH 05/22/25	CYCLE L2
COMMENT TABLE 2	COMMENT TABLE 3										
GRH 05/22/25	CYCLE L2										
	Net LIVABLE	cnt	0	(rounded)	2,355						
	Net BUILDING	cnt	36	(rounded)	68,160						

SKETCH/AREA TABLE ADDENDUM

SUBJECT INFO

File No.: 519985 Parcel No.: 063W25 01900
 Property Address: 2310 Perkins St NE
 City: Salem County: State: OR ZipCode: 97305
 Owner:
 Client: Client Address:
 Appraiser Name: Inspection Date:

SKETCH



Sketch by ApexSketch

AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GLA1	MA	1.0	2215.0	245.8	2215.0
GAR	AGF	1.0	1160.0	138.0	1160.0
OTH	CD	1.0	778.0	118.0	778.0
P/P	PR	1.0	42.0	26.0	42.0

COMMENT TABLE 1

Apex by RW 06/24/08
 UPDATED BY CLOBERG 05/30/25

COMMENT TABLE 2

GRH 05/22/25

COMMENT TABLE 3

CYCLE L2

Net LIVABLE cnt 0 (rounded) 2,215

SKETCH/AREA TABLE ADDENDUM

Parcel No 063W25 01900

File No R19985

SUBJECT

Property Address 2310 Perkins St NE

City Salem

State OR

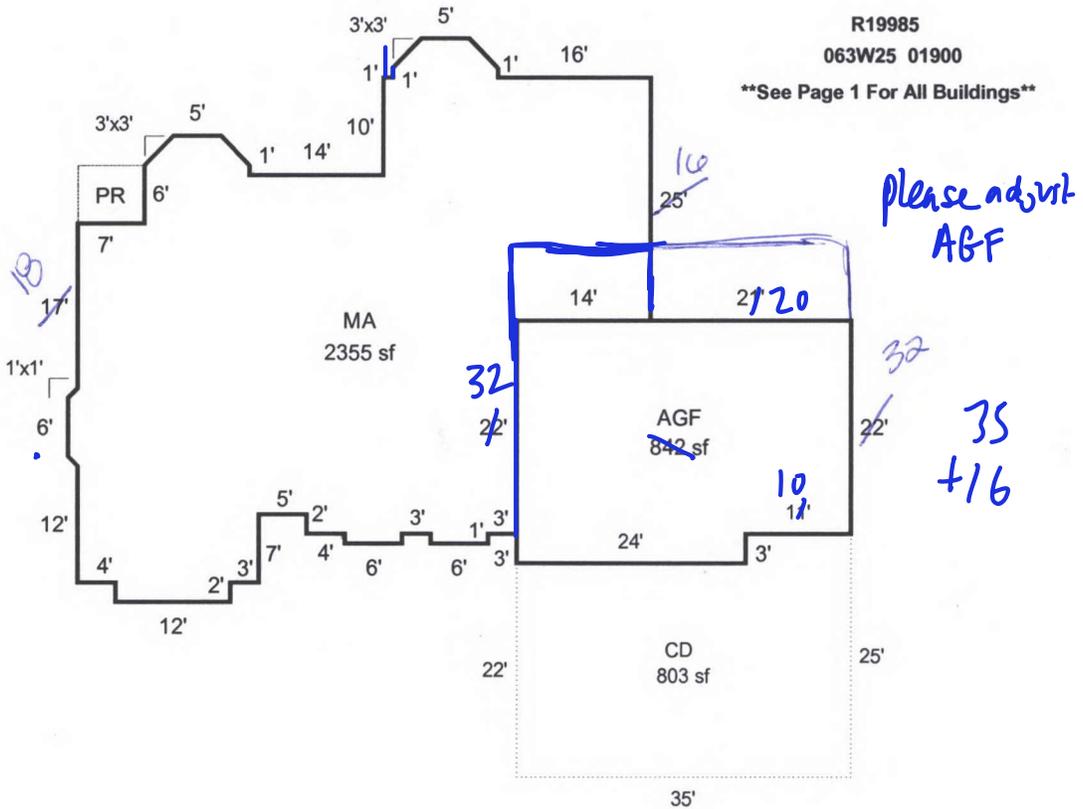
Zip 97305

Owner

Client

Appraiser Name

IMPROVEMENTS SKETCH



AREA CALCULATIONS

AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GLA1	MA	1.00	2355	246	2355
P/P	PR	1.00	42	26	42
GAR	AGF	1.00	842	120	842
OTH	CD	1.00	803	120	803

Comment Table 1

Apex by RW 06/24/08

Comment Table 2

GRH

Comment Table 3

Net LIVABLE Area

(Rounded w/ Factors)

2355