

Summary

Lead Appr: WW Clerk: _____ Lead Clerk: _____ Appr: MLH 6/11/25

Print Date: 4/16/2025

Acct ID: 528307 MTL: 081W18C003100 Date: 5/12/25 Appr: MLH Prop Class: 581 RMV Prop Class: 581-501
Situs: 5784 SHAW HWY SE AUMSVILLE OR 97325 MaSaNh: 01 06 000 Unit: 51374 Year: 2025

Last Date Appraised: 10/06/2016 Appraiser: CLINT LUKE Retag: Y N Tag info:

Owner: FOUTS, APRYL DAWN Roll Type: R

Cycle Tag Sales Verification Other: Clean Up Inspection level: 1 2 3 4 LCB TTO INSP AV: 175420

RMV Land: 573760 RMV Imp: 276940 RMV Total: 850700 MAV: 150500 MSAV: 24920 SAV: 48073

Comment:

update Inventory

Input MLH 5/22/25

Notations

RP/MS	Code	Description
RP	411	SEE ACCOUNT NOTES - 411
RP	DFL	DESIGNATED FORESTLAND
RP	ZONED	FARM EFU ZONED

Forest has been logged p/dometry 4/27/23

OSDs

Count	Code	Description	RMV	Code Area	Exception
1	SAA	SA OSD - AVERAGE	50000	05558	0

Land

Site: 1 Code Area: 05558 Size: 1.00 Acres Use Code: 005 Zone: REST SAV Use: 011 Exception: 0
 Class: Forest Value Source: Forest Homesite Description: RMV: 24890 Exception: Y N

Adjustment(s): Fire Patrol: Description:

Comments: Liability year - 2009 / 560050: 01-02; CORRECTED THE "U" SCREEN #4 SHOULD BE LT, NOT "F" _ 02-03: REAPPRAISAL

Site: 3 Code Area: 05558 Size: 3.50 Acres Use Code: 005 Zone: REST SAV Use: 011 Exception: 0
 Class: Water Value Source: Pond Description: Ponds, rivers, creeks, streams, lakes RMV: 87130 Exception: Y N

Adjustment(s): Fire Patrol: Description:

Comments: Liability year - 1999 / 560050: 01-02; ADDED DATE FOR SPECIAL ASESMENT, POND WAS AT MARKET VALUE UNTIL 93-94

Site: 4 Code Area: 05558 Size: 16.54 Acres Use Code: 005 Zone: REST SAV Use: 011 Exception: 0
 Class: FTLC Value Source: Designated Forest Land Description: DFL Class C RMV: 411740 Exception: Y N

Adjustment(s): Fire Patrol: Description:

Comments: Liability year - 1975 / 560050

Improvements - Residence / Manufactured Structures

Bldg: 1 Code Area: 05558 Stat Class: 141 - Year Blt: 1973 Eff Year Blt: 1990 Sq.Ft: 1542 % Complete: 100
 Desc: One Story Only Dimensions: RMV: 264390
 Func Obsc: 100 Econ %: 100 Other %: 100 Exception: 0 Adjust: Adjust RMV: 0

N/U

Floors

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory	Exception
First Floor	4 -	Finished	1542	3	FB-1/ HB-1	1973	1990	FP - 1, HVAC, ROOF, KIT-, BTH - 1, BATH - 1	Y N
Garage Attached	4	Unfinished	540	0	0	1973	1990	ROOF	Y N

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity
YARD IMPROVEMENTS AVERAGE	4	1	1990	26643	1

Improvements - Accessory Buildings

Bldg: 2 Code Area: 05558 Stat Class: 351 Year Blt: 1971 Eff Year Blt: 2000 Sq.Ft: 720 % Complete: 100
 Desc: General Purpose Building (GB) Dimensions: 30x24 RMV: 5080
 Func Obsc: 100 Econ %: 100 Other %: 100 Exception: 0 Adjust: Adjust RMV: 0

I/O

Floors

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory	Exception
General Purpose Bldg	4	Finished	720	0	0	1971	2000	<i>Fair</i>	Y N

Accessories

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

Bldg: 3 Code Area: 05558 Stat Class: 355 Year Blt: 2010 Eff Year Blt: 2000 Sq.Ft: 432 % Complete: 100
 Desc: Lean-to Heavy (LTH) Dimensions: 24x18 RMV: 2100
 Func Obsc: 100 Econ %: 100 Other %: 100 Exception: 0 Adjust: Adjust RMV: 0

I/O

Floors

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory
Lean-to Heavy Duty	4	Finished	432	0	0	2010	2010	Exception: Y N

Accessories

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

Bldg: 4 Code Area: 05558 Stat Class: 354 Year Blt: 2010 Eff Year Blt: ²⁰⁰⁰2010 Sq.Ft: 128 % Complete: 100
 Desc: Lean-to Light (LTL) Dimensions: 16x8 RMV: 370
 Func Obsc: 100 Econ %: 100 Other %: 100 Exception: 0 Adjust: Adjust RMV: 0 I/O

Floors

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory
Lean-to Light Duty	4	Finished	128	0	0	2010	2010	Exception: Y N

Accessories

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

Bldg: 5 Code Area: 05558 Stat Class: 301 Year Blt: Eff Year Blt: Sq.Ft: 0 % Complete: 100
 Desc: Accessory Improvements & Misc. Dimensions: RMV: 5000
 Func Obsc: 100 Econ %: 100 Other %: 100 Exception: 0 Adjust: Adjust RMV: 0

Gate part of 4± move MAJ

Floors

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory
Building Structure	0	Finished	0	0	0	0	0	Exception: Y N

Accessories

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

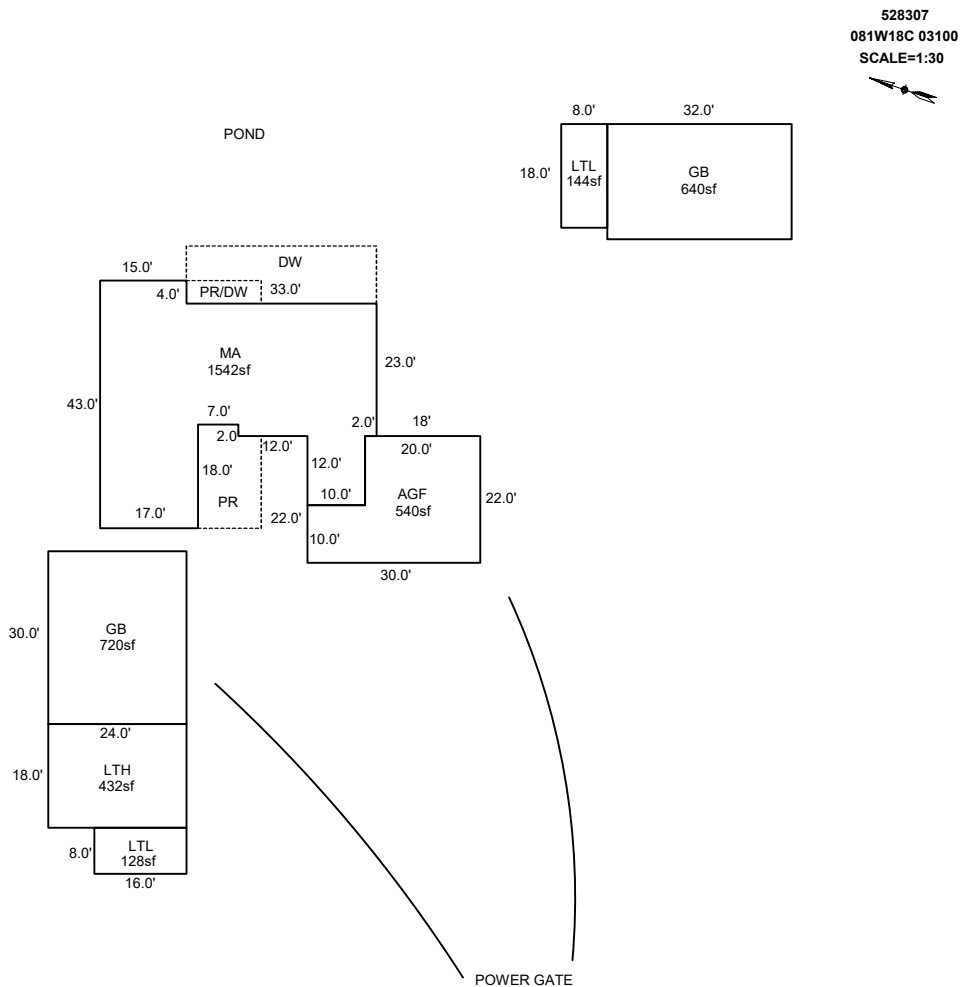
351 GB 4 1984 20x32 Fair I/O
 354 LTL 1984 8x18 I/O

SKETCH/AREA TABLE ADDENDUM

SUBJECT INFO

File No.: 528307 Parcel No.: 081W18C 03100
 Property Address: 5784 SHAW HY SE
 City: AUMSVILLE County: MARION State: OR ZipCode: 97325
 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	720.0	108.0	
	LTH	1.0	432.0	84.0	
	LTL	1.0	128.0	48.0	
	GB	1.0	640.0	104.0	
	LTL	1.0	144.0	52.0	2064.0
GLA1	MA	1.0	1542.0	210.0	1542.0
GAR	AGF	1.0	540.0	104.0	540.0
Net LIVABLE		cnt	0 (rounded)		1,542
Net BUILDING		cnt	5 (rounded)		2,064

COMMENT TABLE 1

DRAWN BY JRONDEMA 10/11/16
 UPDATED BY CLOBERG 05/22/25

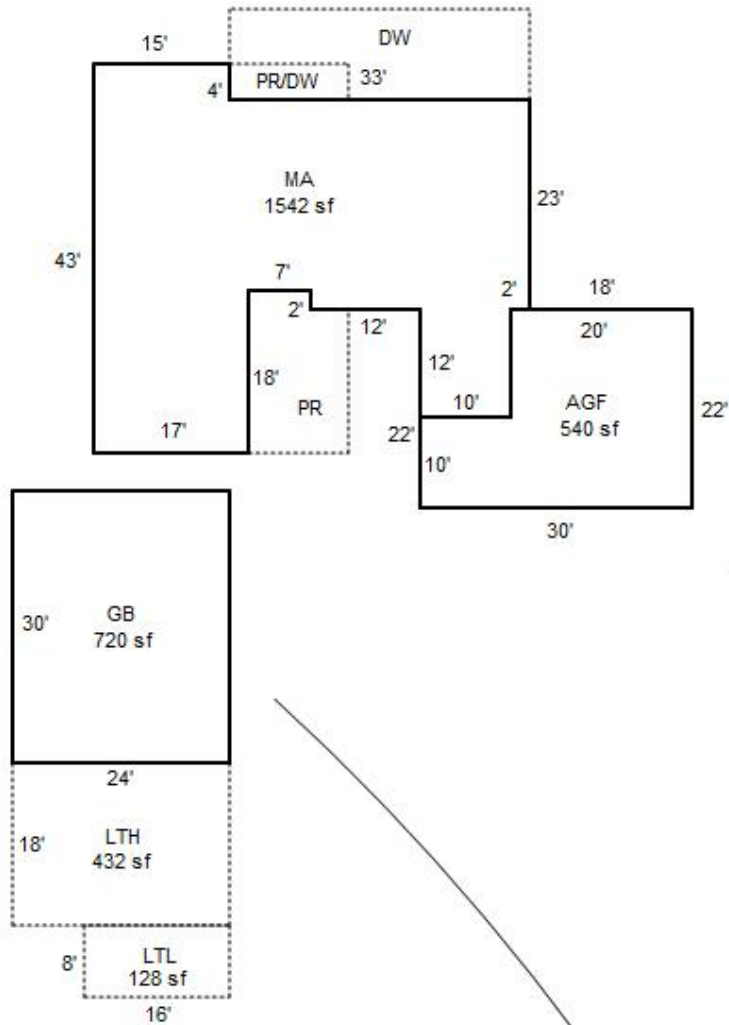
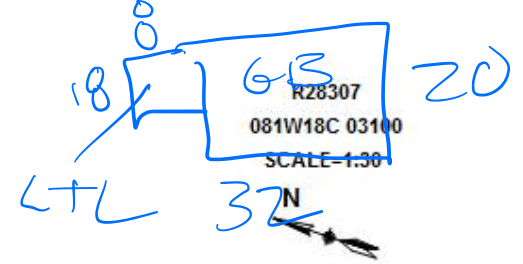
COMMENT TABLE 2

MLH 05/12/25

COMMENT TABLE 3

CLEAN UP L4

POND



POWER GATE

5/12/25 MTH cleanup 24

