

Summary

Lead Appr: _____ Clerk: _____ Lead Clerk: _____ Appr: GPH

Print Date: 1/25/2024

Acct ID: 323279 MTL: 063W24C004600 Date: 4/22/25 Appr: GPH Prop Class: 401 RMV Prop Class: 401

Situs: 7955 CLEAR LAKE CT NE KEIZER OR 97303 MaSaNh: 04 06 002 Unit: 69848 Year: 2024 2025

Last Date Appraised: 06/16/2022 Appraiser: GERARDO RAMIREZ HERNANDEZ Retag: Y N Tag info:

Owner: VLIET LT

Roll Type: R

Cycle

Tag

Sales Verification

Other: _____

Inspection level: 1 2 3 4

LCB

TTO

INSP

AV: 444740

RMV Land: 278860

RMV Imp: 718850

RMV Total: 997710

MAV: 444740

MSAV: 0

SAV: 0

Comment: 22-23 L4 6/16/22 CLUKE

Notations

No notation data available.

OSDs

Count	Code	Description	RMV	Code Area	Exception
1	MKTG	OSD - GOOD	70000	01410	0

Land

Site: 1

Code Area: 01410

Size: 1.51 Acres

Use Code: 004

Zone: NREST

SAV Use:

Exception: 0

Class:

Value Source: Rural at MKT

Description:

RMV: 208860

Exception: Y N

Adjustment(s):

Fire Patrol:

Description:

Comments: 2000-01: f99-941 sube to create new sub after tax season. 06-07: RECALC SETUP;#10 10-24-05.

Improvements - Residence / Manufactured Structures

Bldg: 1

Code Area: 01410

Stat Class: 153 +

Year Blt: 2002

Eff Year Blt: 2002

Sq.Ft: 2886

% Complete: 100

Desc: One Story with basement

Dimensions:

RMV: 609600

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	
First Floor	5 +	Finished	1523	0	FB-1/ HB-1	2002	2002	BTH - 1, KIT+, ROOF, HVAC+	Exception: Y N
Basement	5 +	Finished	1363	3	FB-2	2002	2002	BATH - 2, HVAC+	Exception: Y N
Garage Attached	5	Finished	972	0	0	2002	2002	ROOF	Exception: Y N

Accessories DELETE TENNIS COURT BUILT NEW MS

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	
ASPHALT DRIVEWAY	5	4400	2002	11880	1	Exception: Y N
CONCRETE DRIVEWAY	5	2080	2002	6084	1	Exception: Y N
DECK	5	48	2002	950	1	Exception: Y N
DECK	5	412	2002	8158	1	Exception: Y N
PATIO	5	72	2002	356	1	Exception: Y N
PATIO	5	190	2002	941	1	Exception: Y N
PATIO	5	196	2002	970	1	Exception: Y N
PATIO	5	690	2002	3416	1	Exception: Y N
ROOF EXTENSION OR PATIO COVER	5	96	2002	2506	1	Exception: Y N

Bldg: 2

Code Area: 01410

Stat Class: 158

Year Blt: 2002

Eff Year Blt: 2002

Sq.Ft: 0

% Complete: 100

Desc: Res other improvements

Dimensions:

RMV: 109250

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	
Garage Oversized Detached	5	Finished	1260	0	FB-1/ HB-1	2002	2002	BTH - 1, ROOF, HVAC	Exception: Y N

Accessories

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

Improvements - Accessory Buildings

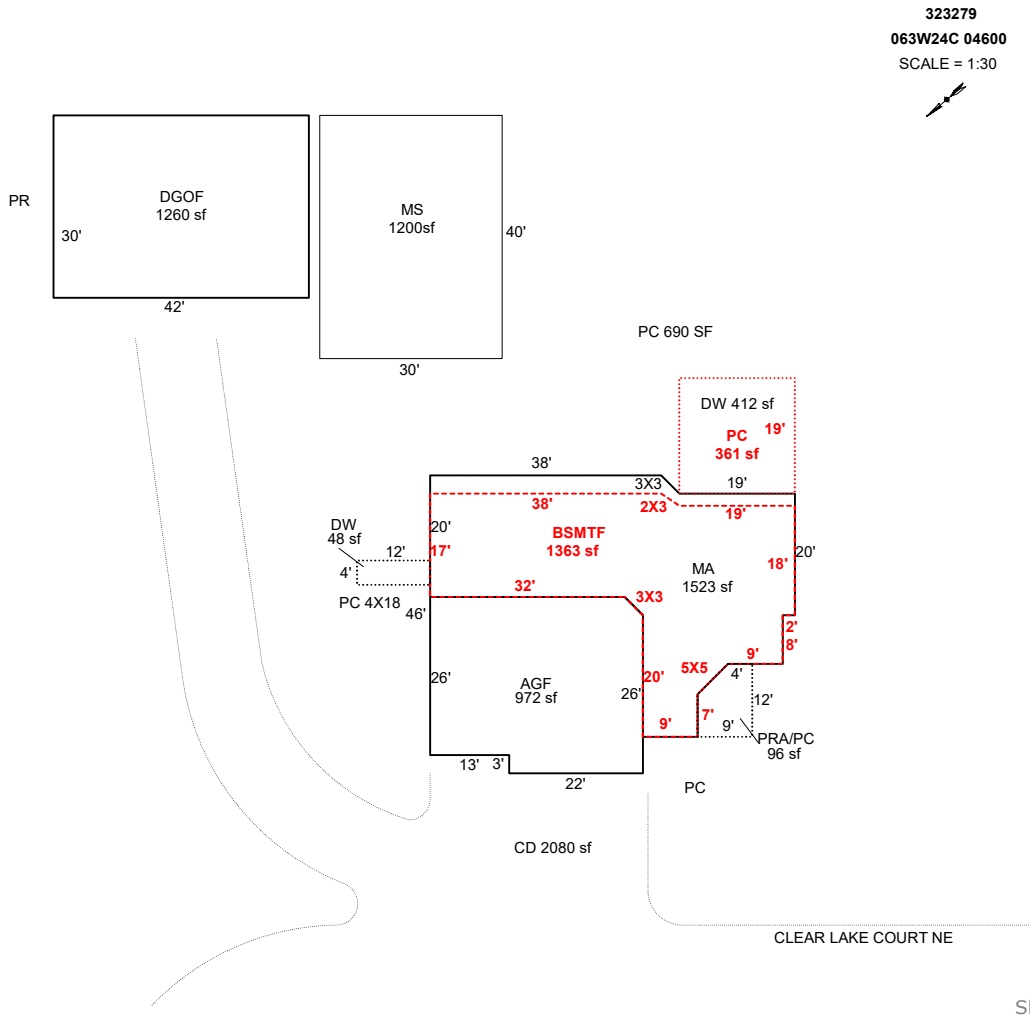
No improvement data available for all other stat class types.

SKETCH/AREA TABLE ADDENDUM

SUBJECT INFO

File No.: 323279 Parcel No.: 063W24C 04600
 Property Address: 7955 CLEAR LAKE CT NE
 City: SALEM County: MARION State: OR ZipCode: 97303
 Owner:
 Client: Client Address:
 Appraiser Name: Inspection Date:

SKETCH



AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GLA0	BSMTF	1.0	1363.0	193.9	1363.0
GLA1	MA	1.0	1522.5	199.6	1522.5
CD	PRA/PC	1.0	95.5	39.1	
	PC	1.0	361.0	76.0	
	DW	1.0	48.0	32.0	504.5
GAR	AGF	1.0	971.5	126.2	
	DGOF	1.0	1260.0	144.0	2231.5
P/P	MS	1.0	1200.0	140.0	1200.0

COMMENT TABLE 1

DRAWN BY JRONDEMA 10/19/17
 UPDATED BY CHRIS 10/11/19
 UPDATED BY CJURAN 01/04/2024
 UPDATED BY CLOBERG 05/28/25

COMMENT TABLE 2

MLH 11/21/2023
 GRH 04/22/25

COMMENT TABLE 3

SV L4
 CYCLE L3

Net LIVABLE cnt 0 (rounded) 2,886

SKETCH/AREA TABLE ADDENDUM

Parcel No 063W24C 04600

File No R323279

SUBJECT

Property Address 7955 CLEAR LAKE CT NE

City KEIZER

County MARION

State OR

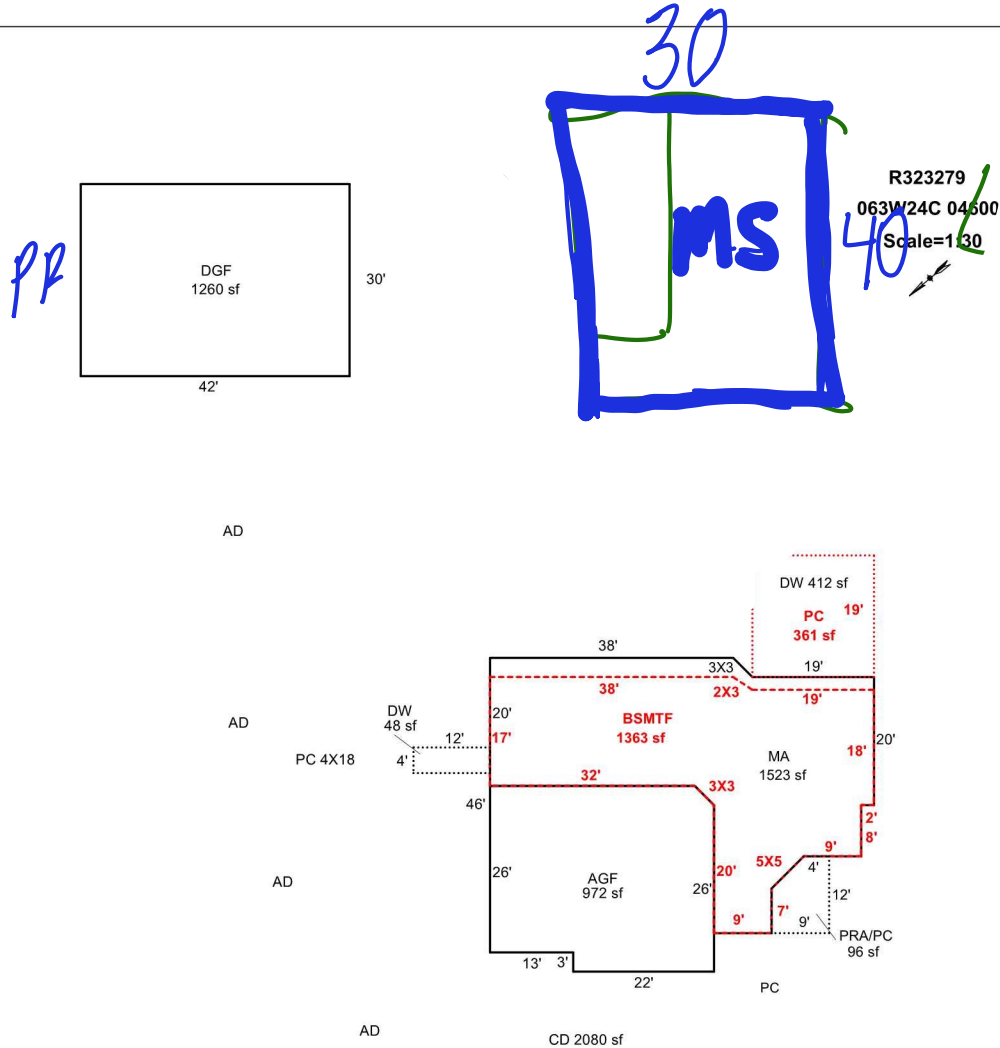
Zip 97303

Owner

Client

Appraiser Name

IMPROVEMENTS SKETCH



Scale: 1" = 20'

AREA CALCULATIONS

AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GLA1	MA	1.00	1523	200	1523
GLA0	BSMTF	1.00	1363	194	1363
GAR	AGF	1.00	972	126	
	DGF	1.00	1260	144	2232
CD	PRA/PC	1.00	96	39	
	PC	1.00	361	76	
	DW	1.00	48	32	505
Net LIVABLE Area (rounded w/ factors)			2886		

Comment Table 1

DRAWN BY JRONDEMA 10/19/17
UPDATED BY CHRIS 10/11/19

Comment Table 2

GPH 4/22/25

Comment Table 3

Cycle L3



ACCOUNT # _____ DATE: _____ RMV CLASS _____ PROP CLASS _____
MTL _____ APPR GPH TAG Y N _____
COMMENTS: _____

RESIDENCE / MANUFACTURED STRUCTURES

ACCESSORY IMPROVEMENTS / OUTBUILDINGS

STAT _____ QLTY + - FLOOR _____
AREA _____ EFF AREA _____ BED _____
ROOF + HVAC +
BATH PKG: _____ BATH _____ BATH + _____ 1/2 BTH
FIREPLACE: _____
KITCHEN - +
YR BLT _____ EFF YR _____ ECON _____
% COMP _____ % GOOD _____ FUNC _____
EXCEPT Y N LUMP SUM: _____
MISC: _____
YI CLASS _____ F G A E
SKIRT + LIN FT _____
COMMENT: _____

STAT _____ QLTY + - FLOOR _____
AREA _____ EFF AREA _____ BED _____
ROOF + HVAC +
BATH PKG: _____ BATH _____ BATH + _____ 1/2 BTH
FIREPLACE: _____
KITCHEN - +
YR BLT _____ EFF YR _____ ECON _____
% COMP _____ % GOOD _____ FUNC _____
EXCEPT Y N LUMP SUM: _____
MISC: _____
YI CLASS _____ F G A E
SKIRT + LIN FT _____
COMMENT: _____

STAT _____ QLTY + - FLOOR _____
AREA _____ EFF AREA _____ BED _____
ROOF + HVAC +
BATH PKG: _____ BATH _____ BATH + _____ 1/2 BTH
FIREPLACE: _____
KITCHEN - +
YR BLT _____ EFF YR _____ ECON _____
% COMP _____ % GOOD _____ FUNC _____
EXCEPT Y N LUMP SUM: _____
MISC: _____
YI CLASS _____ F G A E
SKIRT + LIN FT _____
COMMENT: _____

TYPE MS
STAT / CLASS 353/5
SIZE 30X40
FAIR
AVERAGE
GOOD
EXCELLENT
BATH _____
YR BLT 2024
EFF YR 2024
% COMP 100
EXCEPT Y N
MISC: _____

COMMENT: _____
Door added but
functions as a MS.

TYPE _____
STAT / CLASS _____
SIZE _____
FAIR
AVERAGE
GOOD
EXCELLENT
BATH _____
YR BLT _____
EFF YR _____
% COMP _____
EXCEPT Y N
MISC: _____

COMMENT: _____

TYPE _____
STAT / CLASS _____
SIZE _____
FAIR
AVERAGE
GOOD
EXCELLENT
BATH _____
YR BLT _____
EFF YR _____
% COMP _____
EXCEPT Y N
MISC: _____

COMMENT: _____

TYPE _____
STAT / CLASS _____
SIZE _____
FAIR
AVERAGE
GOOD
EXCELLENT
BATH _____
YR BLT _____
EFF YR _____
% COMP _____
EXCEPT Y N
MISC: _____

COMMENT: _____

