

Acct ID: 559963 MTL: 041W260000800 Date: 5/28/25 Appr: MLH Prop Class: 551 RMV Prop Class: 501
 Situs: 19291 FOBERT RD NE HUBBARD OR 97032 MaSaNh: 02 06 000 Unit: 149117 Year: 2025

Last Date Appraised: 01/28/2021 Appraiser: JORDAN SCHULTZ Retag: Y N Tag info:

Owner: FOBERT, PAUL W & FOBERT, SUSAN Roll Type: R

Cycle Tag Sales Verification Other: Clean up Inspection level: 1 2 3 4 LCB TTO INSP AV: 291153

RMV Land: 374420 RMV Imp: 356090 RMV Total: 730510 MAV: 258000 MSAV: 33153 SAV: 95825

Comment:

update Inventory

Input MLH 6/18/25

Farm Hops

Notations

RP/MS	Code	Description
RP	ZONED	FARM EFU ZONED

OSDs

Count	Code	Description	RMV	Code Area	Exception
1	MKTA	OSD - AVERAGE	50000	15519	0

Land

Site: 1 Code Area: 15519 Size: 1.00 Acres Use Code: 005 Zone: REST SAV Use: Exception: 0
 Class: 2BD Value Source: Market Homesite Description: TWO BENCH DRY RMV: 15550 Exception: Y N

Adjustment(s): GSOIL, IRR Fire Patrol: Description:

Comments: 1500115 /00-01: SEPERATED INCREMENT FROM HOMESITE 07-08: RECALC SETUP; #31 8-22-06

Site: 2 Code Area: 15519 Size: 19.00 Acres Use Code: 005 Zone: REST SAV Use: 011 Exception: 0
 Class: 2BI Value Source: Farm Use - EFU Description: TWO BENCH IRR RMV: 308870 Exception: Y N

Adjustment(s): GSOIL, IRR Fire Patrol: Description:

Comments: Liability year - 1977 / 1500115 Tax Rate = 9040 Rent Rate = 110

Improvements - Residence / Manufactured Structures

Bldg: 3 Code Area: 15519 Stat Class: 141 Year Blt: 2020 Eff Year Blt: 2020 Sq.Ft: 1858 % Complete: 100

Desc: One Story Only Dimensions: RMV: 340070

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
First Floor	4	Finished	1858	3	FB-2	2020	2020	HVAC+, ROOF, KIT-, BATH - 2	Y N
Garage Attached	4	Finished	484	0	0	2020	2020	ROOF	Y N

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception
CONCRETE DRIVEWAY	4	400	2020	1274	1	Y N
PATIO	4	108	2020	582	1	Y N
PATIO	4	256	2020	1380	1	Y N
ROOF EXTENSION OR PATIO COVER	4	108	2020	3069	1	Y N

*Change to YI
4 A*

Improvements - Accessory Buildings

Bldg: 1 Code Area: 15519 Stat Class: ~~301~~ 351 Year Blt: 1945 Eff Year Blt: 1945 Sq.Ft: 2604 % Complete: 100

Desc: Accessory Improvements & Misc. Dimensions: 93x28 RMV: 1350

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
Building Structure	0	Finished	2604	0	0	1945	1945	<i>Fair</i>	Y N

*BB
4*

Accessories

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

Bldg: 2 Code Area: 15519 Stat Class: 353 Year Blt: 1970 Eff Year Blt: 1970 Sq.Ft: 1275 % Complete: 100

Desc: Machine Shed (MS) Dimensions: 75x17 RMV: 2330

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
Machine Shed	4	Finished	1275	0	0	1970	1970	<i>Gone</i>	Y N

Accessories

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

Bldg: 4 Code Area: 15519 Stat Class: 351 Year Blt: 2020 Eff Year Blt: 2020 Sq.Ft: 720 % Complete: 100
 Desc: General Purpose Building (GB) Dimensions: 36x20 RMV: 8990
 Func Obsc: 100 Econ %: 100 Other %: 100 Exception: 0 Adjust: Adjust RMV: 0

E/O

Floors

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory	Exception: Y N
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General Purpose Bldg	4	Finished	720	0	0	2020	2020	AJE	Exception: Y N
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Accessories

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

Bldg: 5 Code Area: 15519 Stat Class: 355 Year Blt: 2020 Eff Year Blt: 2020 Sq.Ft: 540 % Complete: 100
 Desc: Lean-to Heavy (LTH) Dimensions: RMV: 3350
 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: Y N
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Lean-to Heavy Duty	4	Finished	540	0	0	2020	2020		Exception: Y N
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Accessories

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

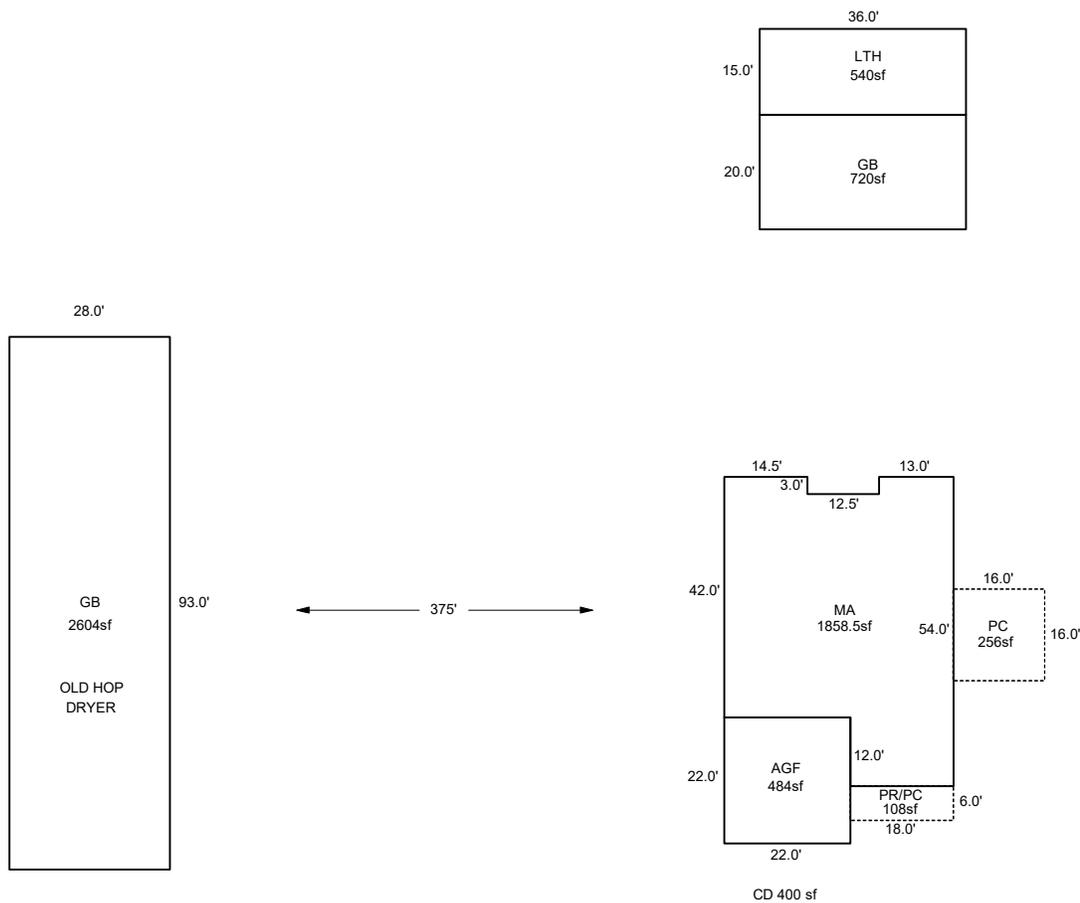
SKETCH/AREA TABLE ADDENDUM

SUBJECT INFO

File No.: 559963 Parcel No.: 041W26 00800
 Property Address: 19291 FOBERT RD NE
 City: HUBBARD County: State: OR ZipCode: 97032
 Owner:
 Client: Client Address:
 Appraiser Name: Inspection Date:

SKETCH

559963
041W26 00800
Scale 1:20



Sketch by ApexSketch

AREA CALCULATIONS SUMMARY						COMMENT TABLE 1			
Code	Description	Factor	Net Size	Perimeter	Net Totals				
GBA1	GB	1.0	2604.0	242.0		APEX BY CE 9/22/09 Updated by AC 2/24/10 UPDATED BY CJURAN 01/29/2021 UPDATED BY CLOBERG 06/18/25			
	LTH	1.0	540.0	102.0					
	GB	1.0	720.0	112.0	3864.0				
GLA1	MA	1.0	1858.5	194.0	1858.5				
GAR	AGF	1.0	484.0	88.0	484.0				
P/P	PR/PC	1.0	108.0	48.0					
	PC	1.0	256.0	64.0	364.0				
						COMMENT TABLE 2	COMMENT TABLE 3		
						JS #29 01/28/2021 MLH 05/28/25	Corr sqft of HD & MS TAGS CLEAN UP L4		
		Net LIVABLE	cnt	0 (rounded)	1,859				
		Net BUILDING	cnt	3 (rounded)	3,864				

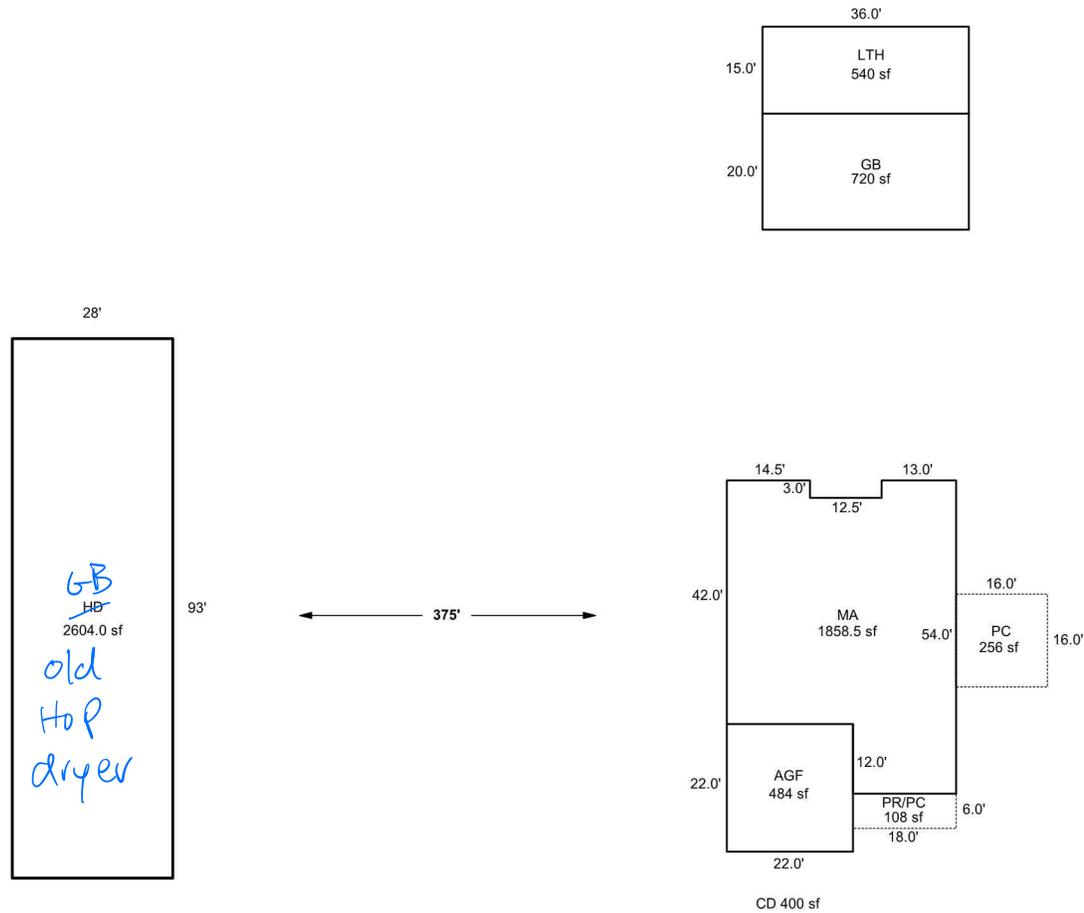
SKETCH/AREA TABLE ADDENDUM

SUBJECT INFO

File No.: R59963 Parcel No.: 041W26 00800
 Property Address: 19291 FOBERT RD NE
 City: HUBBARD County: State: OR ZipCode: 97032
 Owner:
 Client: Client Address:
 Appraiser Name: Inspection Date:

SKETCH

R59963
041W26 00800
Scale 1:20



Sketch by Apex Sketch

AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GBA1	HD	1	2604	242	
	LTH	1	540	102	
	GB	1	720	112	3864
GLA1	MA	1	1859	194	1859
GAR	AGF	1	484	88	484
P/P	PR/PC	1	108	48	
	PC	1	256	64	364

COMMENT TABLE 1

APEX BY CE 9/22/09
 Updated by AC 2/24/10
 UPDATED BY CJURAN 01/29/2021

COMMENT TABLE 2

JS #29 01/28/2021

5/28/25 MCH

COMMENT TABLE 3

Corr sqft of HD & MS
 TAGS

Clean up LY

Net LIVABLE	cnt	1	(rounded)	1,859
Net BUILDING	cnt	3	(rounded)	3,864

R59963 HD 93x28
11-20-20



