

Acct ID: 519812 MTL: 063W24D001500 Date: 12/17/24 Appr: GRH Prop Class: 551 RMV Prop Class: 451  
 Situs: 7501 35TH AVE NE SALEM OR 97303 MaSaNh: 04 06 000 Unit: 49812 Year: 2024

Last Date Appraised: 12/01/2021 Appraiser: GERARDO RAMIREZ HERNANDEZ Retag: Y N Tag info: 2025 - NEW CONSTRUCTION (Garage/Carport)

Owner: SIDHU, LAL DIN & SIDHU, PARVEEN Roll Type: R  
 Cycle Tag Sales Verification Other: \_\_\_\_\_ Inspection level: 1 2 3 4 LCB TTO INSP AV: 1277009  
 RMV Land: 331470 RMV Imp: 2036920 RMV Total: 2368390 MAV: 1236730 MSAV: 40279 SAV: 75403  
 Comment: 22-23: GRH L3 12/1/2021

L2 10.11.24; TTO, LCB

Notations

OG @ 100, update inv, delete GB (2008 SF)

RP/MS	Code	Description
RP	ZONED	FARM EFU ZONED

OSDs

Farm OK - Grain/may shares with taxlot 1600

Count	Code	Description	RMV	Code Area	Exception
1	SAA	SA OSD - AVERAGE	45000	92410	0

Land

Excellent landscape I/O

Site: 1 Code Area: 92410 Size: 3.68 Acres Use Code: 005 Zone: REST SAV Use: 011 Exception: 0  
 Class: 2BD Value Source: Farm Use - EFU Description: TWO BENCH DRY RMV: 229720 Exception: Y N  
 Adjustment(s): GSOIL Fire Patrol: Description:  
 Comments: Liability year - 1976 / 02400210//2012-13: OWNER CALLED, THEY CHG OLD RES TO STORAGE IN 2009-10, REMOVING 2ND OSD AND 2ND HOMESITE//09-10: GW39 changed land type per Excel analysis// 06-07: RECALC SETUP;#10 10-24-05.

Site: 2 Code Area: 92410 Size: 1.00 Acres Use Code: 005 Zone: REST SAV Use: 011 Exception: 0  
 Class: Value Source: Farm Homesite Description: RMV: 56750 Exception: Y N  
 Adjustment(s): GSOIL Fire Patrol: Description:  
 Comments: Liability year - 2012 / 2012-13: OLD RES IS NOW STORAGE AND THEN THEY LIVE IN NEW RES AND FARM THE LAND// 1-23-09: PER #19- NEITHER HOMESITE IS FARM RELATED, HOMESITE NOW MKT//09-10: GW39 changed land type per Excel analysis// 2400210

Improvements - Residence / Manufactured Structures

Bldg: 1 Code Area: 92410 Stat Class: 132 Year Blt: 1945 Eff Year Blt: 1984 Sq.Ft: 1568 % Complete: 100  
 Desc: Multi Story above grade NEW exterior changes per owner Dimensions: RMV: 37440  
 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	1088	1	FB-1	1945	1945	BATH - 1, KIT, ROOF, HVAC, FP 1	Y N
Attic	3	Finished	480	2	FB-1/ HB-1	1945	1945	BTH - 1, HVAC	Y N

1984 80% I/O  
adjustment added due to being converted as storage since 2010-2011

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception
ENCLOSED PORCH	3	156	1945	3042	1	Y N
YARD IMPROVEMENTS FAIR	3	1	1945	6045	1	Y N

new driveway

Bldg: 2 Code Area: 92410 Stat Class: 138 Year Blt: 1950 Eff Year Blt: 1984 Sq.Ft: 0 % Complete: 100  
 Desc: Res other improvements Dimensions: RMV: 42140  
 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	768	0	0	1950	1950	ROOF	Y N

updates exterior gomar.

Accessories

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

Bldg: 6 Code Area: 92410 Stat Class: 162 + Year Blt: 2008 Eff Year Blt: 2008 Sq.Ft: 8765 % Complete: 100  
 Desc: Multi Story above grade Dimensions: RMV: 1886920  
 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	6 +	Finished	4817	2	FB-2/ HB-2	2008	2008	BATH - 2, BTH - 1, BTH - 1, KIT+, ROOF, HVAC, FP - 2	Y N
Second Floor	6 +	Finished	3948	4	FB-4	2008	2008	BATH - 4, BATH+, HVAC	Y N
Garage Attached	6	Finished	1295	0	0	2008	2008	ROOF	Y N

I/O

Accessories

YI-Excellent cd, pc

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	
CONCRETE DRIVEWAY	6	9225	2008	27882	1	Exception: Y N
DECK	6	503	2008	9356	0	Exception: Y N
PATIO	6	84	2008	430	0	Exception: Y N
PATIO	6	380	2008	1944	0	Exception: Y N
PATIO	6	556	2008	2844	0	Exception: Y N
PATIO	6	2340	2008	15838	0	Exception: Y N
ROOF EXTENSION OR PATIO COVER	6	380	2008	10249	0	Exception: Y N
ROOF EXTENSION OR PATIO COVER	6	503	2008	13566	0	Exception: Y N

Bldg: 7 Code Area: 92410 Stat Class: 108 Year Blt: 2008 Eff Year Blt: 2008 Sq.Ft: 0 % Complete: 100  
 Desc: Residential Other Improvements Dimensions: RMV: 19870  
 Func Obsc: 50 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
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No floor data available

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	
TENNIS COURT	1	4950	2008	16286	1	Exception: Y N

Bldg: 8 Code Area: 92410 Stat Class: 108 Year Blt: 2008 Eff Year Blt: 2008 Sq.Ft: 0 % Complete: 100  
 Desc: Residential Other Improvements Dimensions: RMV: 24110  
 Func Obsc: 50 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
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No floor data available

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	
SWIMMING POOL	1	580	2008	19764	1	Exception: Y N

Bldg: 9 Code Area: 92410 Stat Class: 108 Year Blt: Eff Year Blt: Sq.Ft: 0 % Complete: 100  
 Desc: Residential Other Improvements Dimensions: RMV: 0  
 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
------	-------	---------------	------------	------	-------	--------	------------	-----------

No floor data available

Accessories

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

Improvements - Accessory Buildings

Bldg: 3 Code Area: 92410 Stat Class: 351 Year Blt: 1970 Eff Year Blt: 1994 Sq.Ft: 1920 % Complete: 100  
 Desc: General Purpose Building (GB) Dimensions: 80x24 RMV: 8000  
 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
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General Purpose Bldg	5	Finished	1920	0	0	1970	1970	FAIR	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: 4 Code Area: 92410 Stat Class: 351 Year Blt: 1980 Eff Year Blt: 1980 Sq.Ft: 2068 % Complete: 100  
 Desc: General Purpose Building (GB) Dimensions: RMV: 8440  
 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
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General Purpose Bldg	5	Finished	2068	0	0	1980	1980	FAIR	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

changed of use to open area.

gone, Built DG on top appears part of YI's now paved area

Nlc

error

1994  
Fair condition.

F/O

1944

Gone

Bldg: 11 Code Area: 92410 Stat Class: 905 Year Blt: 2008 Eff Year Blt: 2008 Sq.Ft: 0 % Complete: 100

Desc: Rural Solar Panel/Array

Dimensions: RMV: 10000

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
------	-------	---------------	------------	------	-------	--------	------------	-----------

No floor data available

**Accessories**

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



DG



DG



DG



INTERIOR



12.17.24



12.17.24



MA MA2



AGF



10.11.24





12.17.24



12.17.24



12.17.24

ACCOUNT # 519812

DATE: 10/11/24  
APPR GPH  
DGF

RMV CLASS 551

PROP CLASS 451

MTL \_\_\_\_\_

TAG Y N \_\_\_\_\_

COMMENTS: \_\_\_\_\_

RESIDENCE / MANUFACTURED STRUCTURES

ACCESSORY IMPROVEMENTS / OUTBUILDINGS

STAT 148 QLTY + - FLOOR DGF  
 AREA 4750 EFF AREA 4750 BED \_\_\_\_\_  
 ROOF + HVAC +  
 BATH PKG: \_\_\_\_\_ BATH \_\_\_\_\_ BATH + 1 1/2 BTH  
 FIREPLACE: \_\_\_\_\_  
 KITCHEN - +  
 YR BLT 2024 EFF YR 2024 ECON \_\_\_\_\_  
 % COMP 100 % GOOD \_\_\_\_\_ FUNC \_\_\_\_\_  
 EXCEPT Y N LUMP SUM: \_\_\_\_\_  
 MISC: \_\_\_\_\_  
 YI CLASS \_\_\_\_\_ F G A E  
 SKIRT + LIN FT \_\_\_\_\_  
 COMMENT: \_\_\_\_\_

TYPE \_\_\_\_\_  
 STAT / CLASS \_\_\_\_\_  
 SIZE \_\_\_\_\_  
 FAIR  
 AVERAGE  
 GOOD  
 EXCELLENT  
 BATH \_\_\_\_\_  
 YR BLT \_\_\_\_\_  
 EFF YR \_\_\_\_\_  
 % COMP \_\_\_\_\_  
 EXCEPT Y N

TYPE \_\_\_\_\_  
 STAT / CLASS \_\_\_\_\_  
 SIZE \_\_\_\_\_  
 FAIR  
 AVERAGE  
 GOOD  
 EXCELLENT  
 BATH \_\_\_\_\_  
 YR BLT \_\_\_\_\_  
 EFF YR \_\_\_\_\_  
 % COMP \_\_\_\_\_  
 EXCEPT Y N

STAT 148 QLTY + - FLOOR DCAF  
 AREA 1504 EFF AREA 1504 BED \_\_\_\_\_  
 ROOF + HVAC +  
 BATH PKG: 1 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 \_\_\_\_\_  
 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: \_\_\_\_\_

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 \_\_\_\_\_  
 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: \_\_\_\_\_

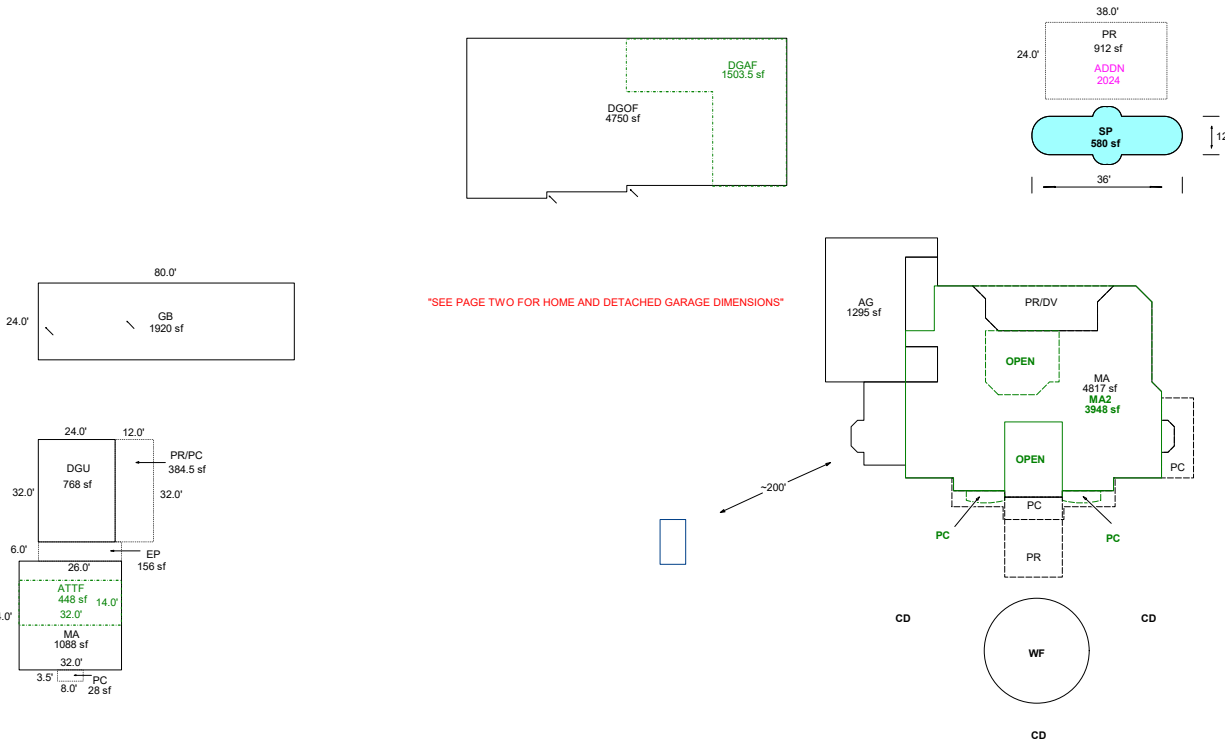
# SKETCH/AREA TABLE ADDENDUM

## SUBJECT INFO

File No.: 519812 Parcel No.: 063W24D 01500  
 Property Address: 7501 35th Av NE  
 City: Salem County: State: OR ZipCode: 97303  
 Owner:  
 Client: Client Address:  
 Appraiser Name: Inspection Date:

## SKETCH

519812  
063W24D 01500  
SCALE=1:30  
→←



Sketch by ApexSketch

### AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GBA1	GB	1.0	1920.0	208.0	1920.0
GBA2	DGAF	1.0	1503.5	192.0	1503.5
GLA1	MA	1.0	4816.5	383.0	4816.5
GLA2	MA2	1.0	-436.5	326.3	-436.5
	MA2	1.0	448.0	92.0	448.0
	ATTF	1.0	448.0	92.0	448.0
GAR	AG	1.0	1295.0	180.0	
	DGU	1.0	768.0	112.0	
	DGOF	1.0	4750.0	300.0	6813.0
MA	MA	1.0	1088.0	132.0	1088.0
OTH	OPEN	1.0	432.0	81.3	
	SP	1.0	579.5	114.2	1011.5
P/P	PC	1.0	28.0	23.0	
	PR	1.0	912.0	124.0	
	PC	1.0	42.3	30.1	
	PC	1.0	42.3	30.1	
	PC	1.0	299.0	140.0	
	5 addl items				
	Net LIVABLE	cnt	2 (rounded)		5,916
	Net BUILDING	cnt	2 (rounded)		3,424

### COMMENT TABLE 1

Apex by RW 05/23/08  
 EDITED BY NC 1/5/09  
 UPDATED BY CLOBERG 07/09/2024 24-002933 GAR AD  
 UPDATED BY CLOBERG 11/13/24 24-007216 PR ADDN  
 UPDATED BY CLOBERG 03/28/25

### COMMENT TABLE 2

GRH 12/17/24

### COMMENT TABLE 3

TAGS L3

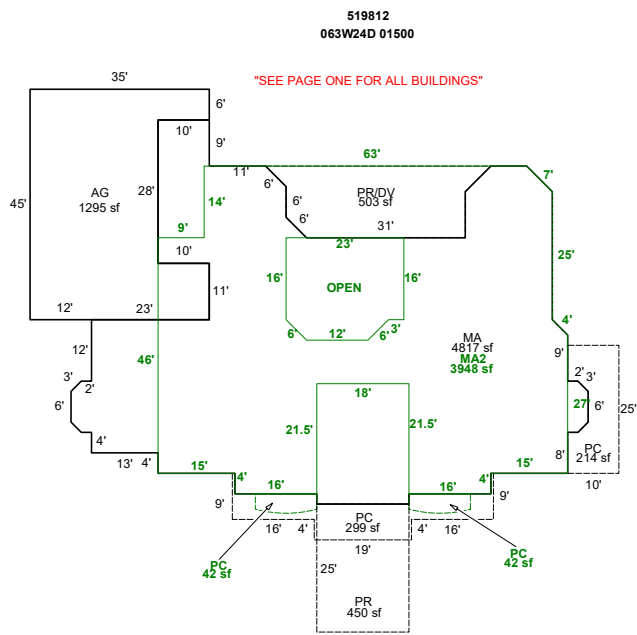
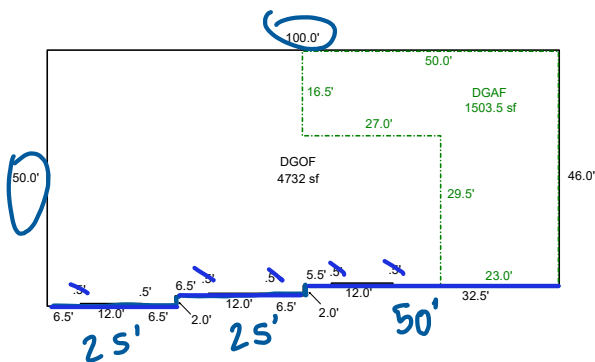


# SKETCH/AREA TABLE ADDENDUM

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 Property Address: 7501 35th Av NE  
 City: Salem County: State: OR ZipCode: 97303  
 Owner:  
 Client: Client Address:  
 Appraiser Name: Inspection Date:

## SKETCH



Sketch by ApexSketch

### AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GBA2	DGAF	1.0	1503.5	192.0	1503.5
GLA1	MA	1.0	4816.5	383.0	4816.5
GLA2	MA2	1.0	4380.0	326.3	4380.0
GAR	AG	1.0	1295.0	180.0	
	DGOF	1.0	4732.0	303.0	6027.0
OTH	OPEN	1.0	432.0	81.3	432.0
P/P	PR/DV	1.0	502.5	108.4	
	PC	1.0	214.0	75.7	
	PC	1.0	299.0	140.0	
	PC	1.0	42.3	30.1	
	PC	1.0	42.3	30.1	
	PR	1.0	450.0	86.0	1550.2
	Net LIVABLE	cnt	2 (rounded)		9,197
	Net BUILDING	cnt	1 (rounded)		1,504

### COMMENT TABLE 1

Apex by RW 05/23/08  
 EDITED BY NC 1/5/09  
 UPDATED BY CLOBERG 07/09/2024 24-002933 GAR AD

### COMMENT TABLE 2

T47 12/1/21  
 GAH 12.17.24

### COMMENT TABLE 3

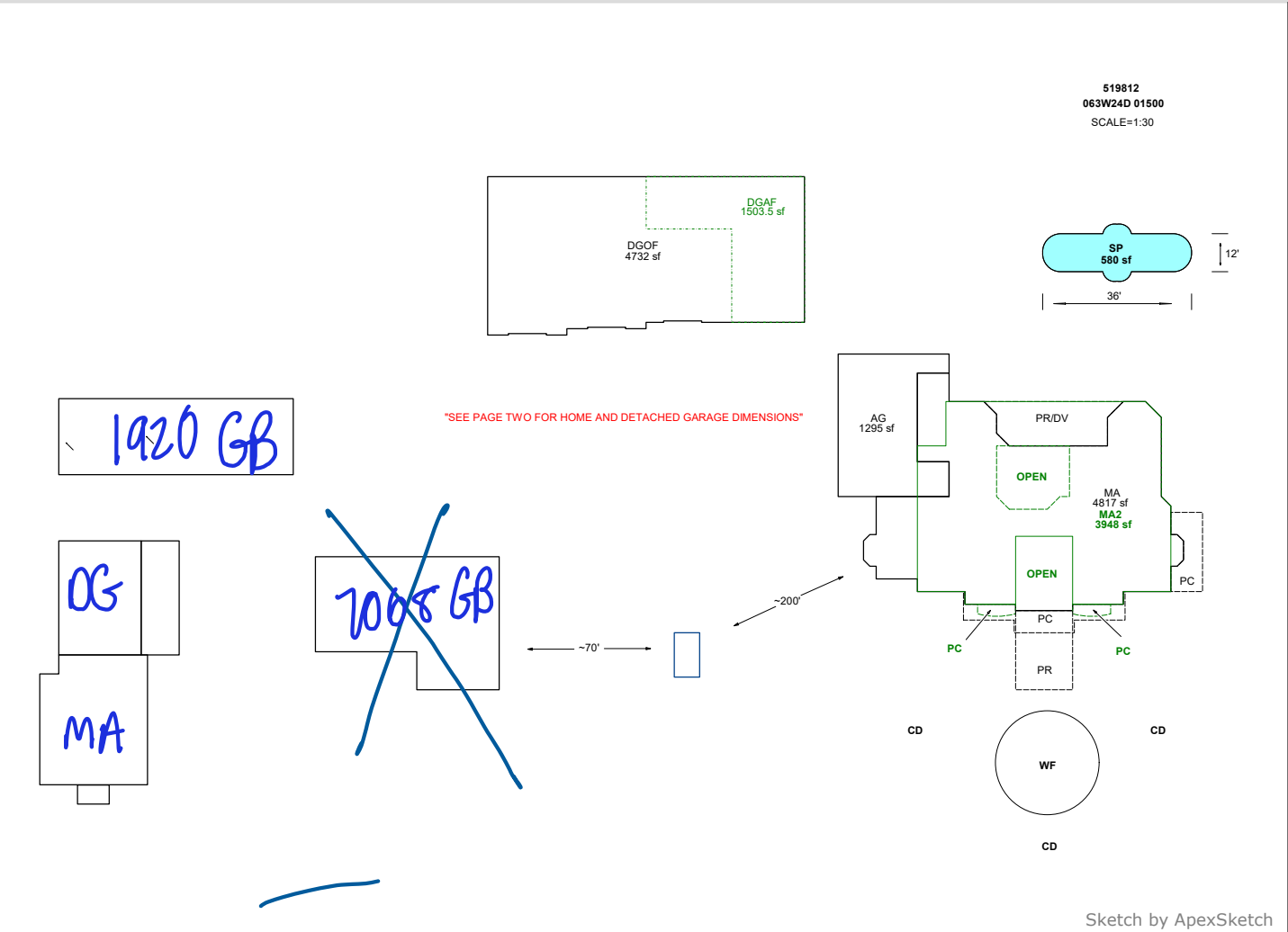
TAGS L3  
 TAGS L3

# SKETCH/AREA TABLE ADDENDUM

## SUBJECT INFO

File No.: 519812 Parcel No.: 063W24D 01500  
 Property Address: 7501 35th Av NE  
 City: Salem County: State: OR ZipCode: 97303  
 Owner:  
 Client: Client Address:  
 Appraiser Name: Inspection Date:

## SKETCH



AREA CALCULATIONS SUMMARY						COMMENT TABLE 1							
Code	Description	Factor	Net Size	Perimeter	Net Totals								
GBA2	DGAF	1.0	1503.5	192.0	1503.5	Apex by RW 05/23/08 EDITED BY NC 1/5/09 UPDATED BY CLOBERG 07/09/2024 24-002933 GAR AD							
GLA1	MA	1.0	4816.5	383.0	4816.5								
GLA2	MA2	1.0	-436.5	326.3	-436.5								
GAR	AG	1.0	1295.0	180.0									
	DGOF	1.0	4732.0	303.0	6027.0								
OTH	SP	1.0	579.5	114.2									
	OPEN	1.0	432.0	81.3	1011.5								
P/P	PR/DV	1.0	502.5	108.4									
	PC	1.0	214.0	75.7									
	PC	1.0	299.0	140.0									
	PC	1.0	42.3	30.1									
	PC	1.0	42.3	30.1									
	PR	1.0	450.0	86.0	1550.2								
	Net LIVABLE	cnt	2 (rounded)		4,380			<table border="1" style="width: 100%; border-collapse: collapse;"> <tr> <th style="width: 50%; text-align: center;">COMMENT TABLE 2</th> <th style="width: 50%; text-align: center;">COMMENT TABLE 3</th> </tr> <tr> <td style="text-align: center; vertical-align: middle;">                     T47 12/1/21                      GPR 2.17.24                 </td> <td style="text-align: center; vertical-align: middle;">                     TAGS L3                      TAGS L3                 </td> </tr> </table>		COMMENT TABLE 2	COMMENT TABLE 3	T47 12/1/21 GPR 2.17.24	TAGS L3 TAGS L3
COMMENT TABLE 2	COMMENT TABLE 3												
T47 12/1/21 GPR 2.17.24	TAGS L3 TAGS L3												
	Net BUILDING	cnt	1 (rounded)		1,504								