

Acct ID: 519856 MTL: 063W24C000300 Date: 6/3/25 Appr: GPH Prop Class: 451 RMV Prop Class: 451
 Situs: 7830 RIVER RD NE KEIZER OR 97303 MaSaNh: 04 06 002 Unit: 52723 Year: 2024

Last Date Appraised: 08/22/2019 Appraiser: GERARDO RAMIREZ HERNANDEZ Retag: Y N Tag info:

Owner: YORDY, JASON & YORDY, ANGELA Roll Type: R
 Cycle Tag Sales Verification Other: _____ Inspection level: 1 2 3 4 LCB TTO INSP AV: 233750
 RMV Land: 164440 RMV Imp: 240580 RMV Total: 405020 MAV: 233750 MSAV: 0 SAV: 0
 Comment:

Notations

No notation data available.

Update inv

OSDs

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

Land

Site: 1 Code Area: 01410 Size: 0.66 Acres Use Code: 005 Zone: REST SAV Use: Exception: 0
 Class: 2BD Value Source: Rural Restrictive Description: RMV: 119440 Exception: Y N
 Adjustment(s): GSOIL Fire Patrol: Description:
 Comments: 99-00: MKT VALUE AND ACREAGE INCORRECT SINCE 1997-98. COMB NOT ON THIS ACCT. 06-07: RECALC SETUP, APPR NO 10, 10/20/05

Improvements - Residence / Manufactured Structures

Bldg: 1 Code Area: 01410 Stat Class: 141 Year Blt: 1968 Eff Year Blt: 1968 Sq.Ft: 1620 % Complete: 100
 Desc: One Story Only Dimensions: RMV: 213080
 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	4	Finished	1620	5	FB-2	1968	1968	BATH - 2, KIT-, ROOF, HVAC, FP - 1	Y N
Garage Attached	4	Unfinished	576	0	0	1968	1968	ROOF	Y N

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception
CONCRETE DRIVEWAY	4	360	1968	854	1	Y N
PATIO	4	136	1968	546	1	Y N
PATIO	4	345	1968	1385	1	Y N
ROOF EXTENSION OR PATIO COVER	4	48	1968	1016	1	Y N
ROOF EXTENSION OR PATIO COVER	4	300	1968	6351	1	Y N

Improvements - Accessory Buildings

Bldg: 2 Code Area: 01410 Stat Class: 351 Year Blt: 1984 Eff Year Blt: 2000 Sq.Ft: 960 % Complete: 100
 Desc: General Purpose Building (GB) Dimensions: 20x48 RMV: 11930
 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
General Purpose Bldg	5	Finished	960	0	0	1984	2000	FAIR	Y N

Accessories

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

Bldg: 3 Code Area: 01410 Stat Class: 355 Year Blt: 1984 Eff Year Blt: 2000 Sq.Ft: 320 % Complete: 100
 Desc: Lean-to Heavy (LTH) Dimensions: RMV: 1170
 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
Lean-to Heavy Duty	4	Finished	320	0	0	1984	2000		Y N

Accessories

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

Bldg: 4 Code Area: 01410 Stat Class: 351 Year Blt: 1996 Eff Year Blt: 2008 Sq.Ft: 800 % Complete: 100

Desc: General Purpose Building (GB)

Dimensions: 40x20

RMV: 14400

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: Y N
General Purpose Bldg	5	Finished	800	0	0	1996	2008	AVG	

Accessories

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

SKETCH/AREA TABLE ADDENDUM

Parcel No 063W24C 00300

File No R19856

SUBJECT

Property Address 7830 RIVER RD NE

City SALEM

County MARION

State OR

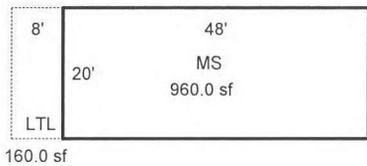
Zip 97303

Owner

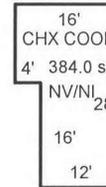
Client

Appraiser Name

IMPROVEMENTS SKETCH

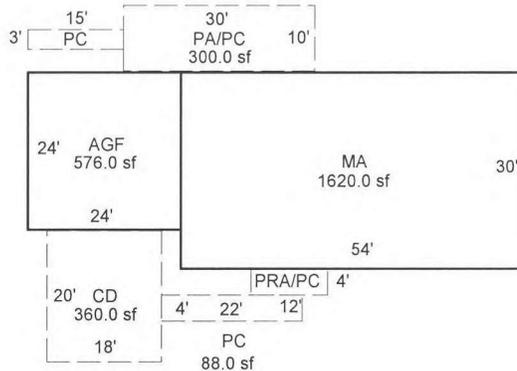
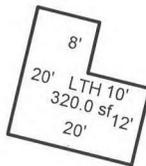
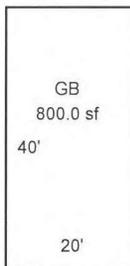


*under \$1,000
NI*



R19856
063W24C 00300

SCALE=1:30



Scale: 1" = 30'

AREA CALCULATIONS

AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GLA1	MA	1.00	1620.00	168.0	1620.00
GBA1	MS	1.00	960.08	136.0	
	LTL	1.00	160.08	56.0	
	GB	1.00	800.00	120.0	
	LTH	1.00	320.00	80.0	2240.16
GAR	AGF	1.00	576.00	96.0	576.00
YI1	PA/PC	1.00	300.00	80.0	
	PC	1.00	45.00	36.0	
	CD	1.00	360.00	76.0	
	PRA/PC	1.00	48.00	32.0	
	PC	1.00	88.00	52.0	841.00

Comment Table 1

DRAWN BY JRONDEMA 10/18/17
UPD BY PH 09.25.19

Comment Table 2

08.22.19 CL #10

Comment Table 3

CYCLE

Net LIVABLE Area (rounded w/ factors) 1620
Net BUILDING Area (rounded w/ factors) 2240