

Summary Lead Appr: WW Clerk: _____ Lead Clerk: _____ Appr: GRH Print Date: 1/25/2024
 Acct ID: 519902 MTL: 063W24A000900 Date: 6/12/25 Appr: GRH Prop Class: 551 RMV Prop Class: 551 451
 Situs: 3065 QUINABY RD NE SALEM OR 97303 MaSaNh: 04 06 002 Unit: 56442 Year: 2024 2025
 Last Date Appraised: 04/29/2020 Appraiser: GERARDO RAMIREZ HERNANDEZ Retag: Y N Tag info: _____
 Owner: MARSHALL-NICCOLSON, LAURA A Roll Type: R

Cycle Tag Sales Verification Other: _____ Inspection level: 1 2 3 4 LCB TTO INSP
 RMV Land: 257840 RMV Imp: 167720 RMV Total: 425560 MAV: 86850 MSAV: 58187
 Comment: _____

Notations

Update in V

RP/MS	Code	Description
RP	ZONED	FARM EFU ZONED

OSDs

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

Farm ok - live stock
sheeps (5)

Land

Site: 2	Code Area: 01410	Size: 1.00 Acres	Use Code: 005	Zone: REST	SAV Use: 011	Exception: 0
Class:	Value Source: Farm Homesite	Description:			RMV: 84900	Exception: Y N
Adjustment(s):	GSOIL		Fire Patrol:	Description:		
Comments:	Liability year - 1976 / 00100210					
Site: 3	Code Area: 01410	Size: 1.37 Acres	Use Code: 005	Zone: REST	SAV Use: 011	Exception: 0
Class: 2BD	Value Source: Farm Use - EFU	Description: TWO BENCH DRY			RMV: 127940	Exception: Y N
Adjustment(s):	GSOIL		Fire Patrol:	Description:		
Comments:	Liability year - 1976 / 10-11: DISQ FARM USE 08-09: 8BENCH PROJECT-CHG TO 2BENCH// 100210					

Improvements - Residence / Manufactured Structures

Bldg: 1	Code Area: 01410	Stat Class: 131	Year Blt: 1968	Eff Year Blt: 1977	Sq.Ft: 1876	% Complete: 100
Desc: One Story Only					Dimensions:	RMV: 158600
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	1876	3	FB-2	1968	1977	KIT, ROOF, HVAC+, FP - 1, BATH - 2	Y N

Accessories

part of Y13

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception
PATIO	3	192	1968	771	1	Y N
ROOF EXTENSION OR PATIO COVER	3	192	1968	4065	1	Y N

Bldg: 3	Code Area: 01410	Stat Class: 108	Year Blt:	Eff Year Blt:	Sq.Ft: 0	% Complete: 100
Desc: Residential Other Improvements					Dimensions:	RMV: 1640
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

delete, NV

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception
GARDEN GREENHOUSE	1	128	0	1643	1	Y N

Bldg: 5	Code Area: 01410	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	

delete, empty space

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
No accessory data available					

Improvements - Accessory Buildings

Bldg: 2 Code Area: 01410 Stat Class: 301 Year Blt: Eff Year Blt: Sq.Ft: 128 % Complete: 100

Desc: Accessory Improvements & Misc.

Dimensions: 16x8 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	Exception: Y N
Pump House	0	Finished	128	0	0	0	0		

delete, Apex only

Accessories

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

Bldg: 4 Code Area: 01410 Stat Class: 341 Year Blt: 1974 Eff Year Blt: 1974 Sq.Ft: 432 % Complete: 100

Desc: Multi Purpose Shed (MP)

Dimensions: 24x18 RMV: 1620

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
Multi-Purpose Bldg	5	Finished	432	0	0	1974	1974		

Accessories

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

Bldg: 6 Code Area: 01410 Stat Class: 353 Year Blt: 2005 Eff Year Blt: 2005 Sq.Ft: 600 % Complete: 100

Desc: Machine Shed (MS)

Dimensions: 30x20 RMV: 5860

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
Machine Shed	5	Finished	600	0	0	2005	2005	<i>Fair</i>	

Accessories

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



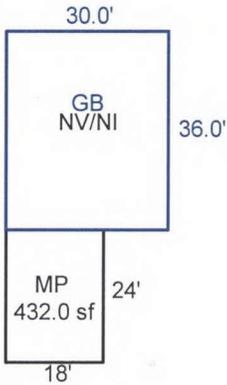
SKETCH/AREA TABLE ADDENDUM

SUBJECT INFO

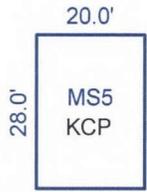
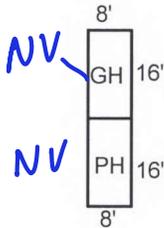
File No.: R19902 Parcel No.: 063W24A 00900
 Property Address: 3065 Quinaby Rd NE
 City: Salem County: State: OR ZipCode: 97309
 Owner:
 Client: Client Address:
 Appraiser Name: Inspection Date:

SKETCH

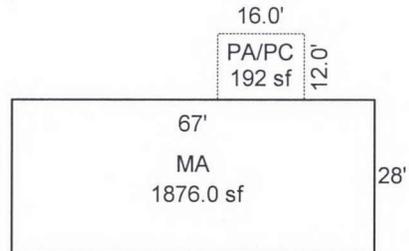
R19902
063W24A 00900
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Quinaby Acres Ln



Quinaby



Sketch by Apex Sketch

AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GBA1	PH	1	128	48	
	GH	1	128	48	
	MP	1	432	84	
	GB	1	1080	132	
	MS5	1	560	96	2328
GLA1	MA	1	1876	190	1876
P/P	PA/PC	1	192	56	192

COMMENT TABLE 1

Apex 5/27/2011 Jane
UPD BY PHU 07.20.20

COMMENT TABLE 2

04.29.20 JS #29: CYCLE;

GAH 6/12/25

COMMENT TABLE 3

Cycle L3

Net LIVABLE	cnt	1	(rounded)	1,876
Net BUILDING	cnt	5	(rounded)	2,328