

Acct ID: 531179 MTL: 082W36C002300 Date: 6/16/25 Appr: MDL Prop Class: 551 RMV Prop Class: 451
 Situs: 8815 WEST STAYTON RD SE AUMSVILLE OR 97325 MaSaNh: 07 06 000 Unit: 144935 Year: 2025

Last Date Appraised: 01/13/2025 Appraiser: MATT LORD Retag: Y (N) Tag info: 2025 - NEW CONSTRUCTION (Outbuilding)

Owner: CRAPSER, NICHOLAS M T Roll Type: R

(Cycle) Tag Sales Verification Other: FARM check Inspection level: 1 2 (3) 4 LCB TTO INSP AV: 408236

RMV Land: 356530 RMV Imp: 672930 RMV Total: 1029460 MAV: 361140 MSAV: 15746 SAV: 53500

Comment: 25-26: L2 MDL 1.13.25
 24-25: L3 6.25.24 CWO
 23-24: L2 2.17.23 CL
 22-23: L2 12/07/2021 CL
 LEVEL 2 7.20.21 CL10

New Trees Planted

Notations *25-26 Farm check ok*

N/C In structures

| RP/MS | Code | Description |
|-------|-------|----------------|
| MS | ZONED | FARM EFU ZONED |
| RP | ZONED | FARM EFU ZONED |

OSDs

| Count | Code | Description | RMV | Code Area | Exception |
|-------|------|---------------|-------|-----------|-----------|
| 1 | SAF | SA OSD - FAIR | 40000 | 05555 | 0 |

Land

Site: 2 Code Area: 05555 Size: 1.00 Acres Use Code: 005 Zone: REST SAV Use: 011 Exception: 0
 Class: 4BDS Value Source: Farm Homesite Description: FOUR BENCH DRY SPECIAL SOUTH RMV: 34070 Exception: Y N
 S
 Adjustment(s): Fire Patrol: Description:
 Comments: Liability year - 2009
 24-25: Land classes ok
 22-23 NSFD FOUNDATION ONLY, 21-008131 RETAG // 00-01; UPDATED MARKET VALUE, 550050

Site: 3 Code Area: 05555 Size: 5.79 Acres Use Code: 005 Zone: REST SAV Use: 011 Exception: 0
 Class: 4BDS Value Source: Farm Use - EFU Description: FOUR BENCH DRY SPECIAL SOUTH RMV: 197280 Exception: Y N
 S
 Adjustment(s): Fire Patrol: Description:
 Comments: Liability year - 1974 / 00-01; UPDATED MARKET VALUE, 550050 / 01-02; CHANGED SOIL CLASS FROM 3 BENCH IRR TO 4 BENCH IRR

Site: 4 Code Area: 05555 Size: 2.50 Acres Use Code: 005 Zone: REST SAV Use: 011 Exception: 0
 Class: 4BDS Value Source: Farm Use - EFU Description: FOUR BENCH DRY SPECIAL SOUTH RMV: 85180 Exception: Y N
 S
 Adjustment(s): Fire Patrol: Description:
 Comments: Liability year - 1984 / 00-01; UPDATED MARKET VALUE, 550050

Improvements - Residence / Manufactured Structures

Bldg: 3 Code Area: 05555 Stat Class: 142 + Year Blt: 2022 Eff Year Blt: 2022 Sq.Ft: 3312 % Complete: 100
 Desc: Multi Story above grade Dimensions: RMV: 635160
 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 |
|-----------------|-------|---------------|------------|------|---------------|--------|------------|------------------------------------|----------------|
| First Floor | 4 + | Finished | 2731 | 4 | FB-2/ HB-1 | 2022 | 2022 | BATH - 2, BTH - 1, HVAC, ROOF, KIT | Exception: Y N |
| Attic | 4 + | Finished | 581 | 0 | 0 | 2022 | 2022 | HVAC | Exception: Y N |
| Garage Attached | 4 + | Finished | 928 | 0 | 0 | 2022 | 2022 | ROOF | Exception: Y N |

Accessories

| Description | Class | Size SqFt | Eff Yr Blt | RMV | Quantity | Exception: Y N |
|---------------------------|-------|-----------|------------|-------|----------|----------------|
| YARD IMPROVEMENTS AVERAGE | 4 | 0 | 2022 | 31779 | 1 | Exception: Y N |

Improvements - Accessory Buildings

Bldg: 2 Code Area: 05555 Stat Class: 341 Year Blt: 1994 Eff Year Blt: 1994 Sq.Ft: 432 % Complete: 100
 Desc: Multi Purpose Shed (MP) Dimensions: 18x24 RMV: 6420
 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 | 6 | Finished | 432 | 0 | 0 | 1994 | 1994 | FAIR ✓ | Exception: Y N |

Accessories

| Description | Class | Size SqFt | Eff Yr Blt | RMV | Quantity |
|-------------|-------|-----------|------------|-----|----------|
|-------------|-------|-----------|------------|-----|----------|

No accessory data available

Bldg: 4 Code Area: 05555 Stat Class: 351 Year Blt: 2024 Eff Year Blt: 2024 Sq.Ft: 2160 % Complete: 100
Desc: General Purpose Building (GB) Dimensions: 60x36 RMV: 31350
Func Obsc: 100 Econ %: 100 Other %: 100 Exception: 31350 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 | 4 | Finished | 2160 | 0 | 0 | 2024 | 2024 | FAIR ✓ | |

Accessories

| Description | Class | Size SqFt | Eff Yr Blt | RMV | Quantity |
|-------------|-------|-----------|------------|-----|----------|
|-------------|-------|-----------|------------|-----|----------|

No accessory data available

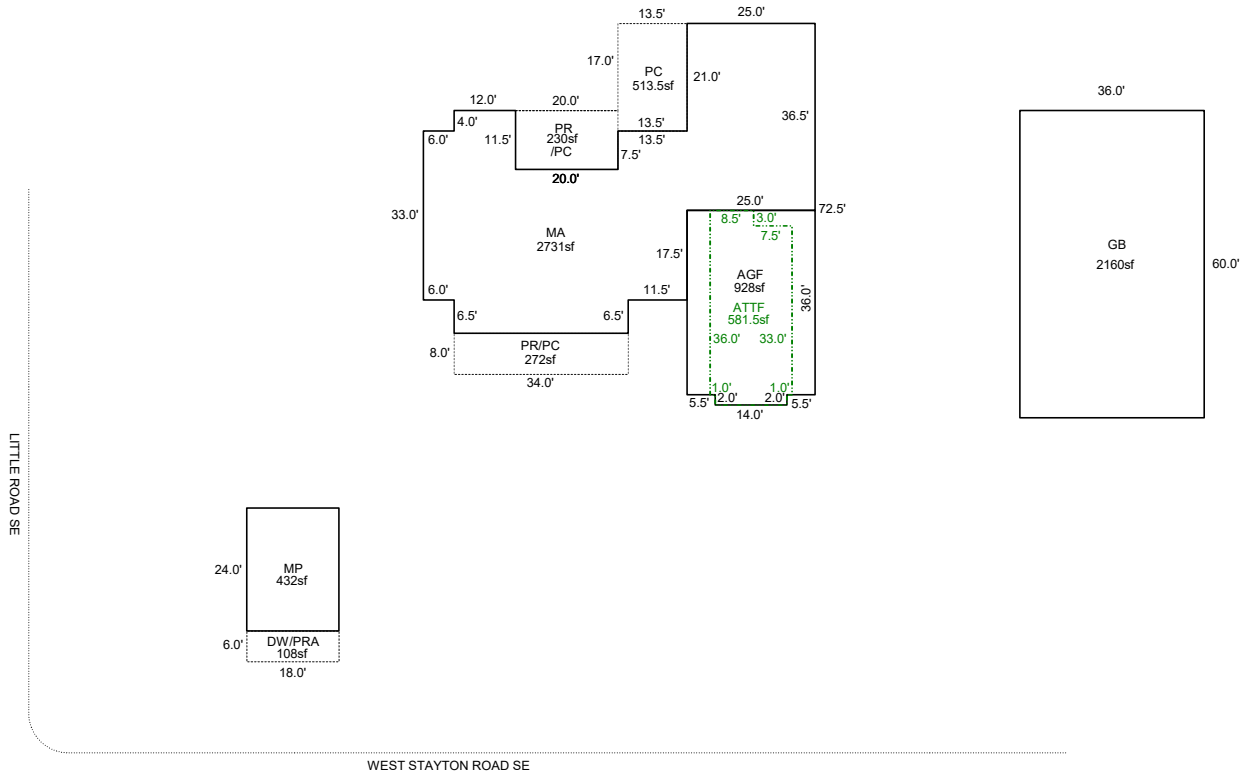
SKETCH/AREA TABLE ADDENDUM

SUBJECT INFO

File No.: 531179 Parcel No.: 082W36C 02300
 Property Address: 8815 WEST STAYTON RD SE
 City: AUMSVILLE County: State: OR ZipCode: 97325
 Owner:
 Client: Client Address:
 Appraiser Name: Inspection Date:

SKETCH

531179
082W36C 02300
SCALE=1:30
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Sketch by ApexSketch

AREA CALCULATIONS SUMMARY

| Code | Description | Factor | Net Size | Perimeter | Net Totals |
|------|--------------|--------|-------------|-----------|------------|
| GBA1 | MP | 1.0 | 432.0 | 84.0 | |
| | GB | 1.0 | 2160.0 | 192.0 | 2592.0 |
| GLA1 | MA | 1.0 | 2731.0 | 297.0 | 2731.0 |
| GLA2 | ATTF | 1.0 | 581.5 | 108.0 | 581.5 |
| GAR | AGF | 1.0 | 928.0 | 126.0 | 928.0 |
| P/P | DW/PRA | 1.0 | 108.0 | 48.0 | |
| | PC | 1.0 | 513.5 | 124.0 | |
| | PR/PC | 1.0 | 272.0 | 84.0 | |
| | PR | 1.0 | 230.0 | 63.0 | 1123.5 |
| | Net LIVABLE | cnt | 0 (rounded) | | 3,313 |
| | Net BUILDING | cnt | 2 (rounded) | | 2,592 |

COMMENT TABLE 1

APEX BY CJURAN 08/30/2021
 UPDATED BY CJURAN 10/20/2021 555-21-008131
 UPDATED BY CLOBERG 02/12/25

COMMENT TABLE 2

07/20/2021 CL #10
 MDL 01/13/25

COMMENT TABLE 3

CYCLE L2
 TAGS L2

