

Acct ID: 518271 MTL: 062W06D002300 Date: 6/12/23 Appr: JJS Prop Class: 401 RMV Prop Class: 401
 Situs: 4087 WACONDA RD NE SALEM OR 97303 MaSaNh: 02 06 000 Unit: 52996 Year: 2024

Last Date Appraised: 04/01/2019 Appraiser: JORDAN SCHULTZ Retag: Y N Tag info:

Owner: SHELTON, KURT & SHELTON, ROSE Roll Type: R

Cycle Tag Sales Verification Other: _____ Inspection level: 1 2 3 4 LCB TTO INSP AV: 279870

RMV Land: 261120 RMV Imp: 272660 RMV Total: 533780 MAV: 279870 MSAV: 0 SAV: 0

Comment:

Notations Ypd INV
 No notation data available.

OSDs

Count	Code	Description	RMV	Code Area	Exception
1	MKTA	OSD - AVERAGE	45000	01600	0

Land

Site: 1 Code Area: 01600 Size: 1.24 Acres Use Code: 004 Zone: NREST SAV Use: Exception: 0
 Class: Value Source: Rural at MKT Description: RMV: 216120 Exception: Y N
 Adjustment(s): Fire Patrol: Description:
 Comments: 06-07: RECALC SETUP, APPR NO 10, 10/4/05

Improvements - Residence / Manufactured Structures

Bldg: 1 Code Area: 01600 Stat Class: 142 Year Blt: 1900 Eff Year Blt: 1965 Sq.Ft: 1897 % Complete: 100
 Desc: Multi Story above grade Dimensions: RMV: 189830
 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	1061	0	FB-1/ HB-1	1900	1965	KIT, HVAC, BTH - 1, FP - 1, ROOF	Y N
Second Floor	4	Finished	836	3	FB-1	1900	1965	HVAC, BATH - 1	Y N

Accessories

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

Bldg: 3 Code Area: 01600 Stat Class: 148 Year Blt: 2006 Eff Year Blt: 2006 Sq.Ft: 0 % Complete: 100
 Desc: Res other improvements Dimensions: RMV: 61790
 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	4	Finished	720	0	0	2006	2006	ROOF	Y N

Accessories

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

Bldg: 4 Code Area: 01600 Stat Class: 107 Year Blt: Eff Year Blt: 1965 Sq.Ft: 0 % Complete: 100
 Desc: Yard Improvements Dimensions: RMV: 12050
 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
No floor data available									

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity
YARD IMPROVEMENTS AVERAGE	3	1	1965	12053	1

Improvements - Accessory Buildings

Bldg: 2 Code Area: 01600 Stat Class: 351 Year Blt: 1989 Eff Year Blt: 1989 Sq.Ft: 1064 % Complete: 100
 Desc: General Purpose Building (GB) Dimensions: 38x28 RMV: 8990
 Func Obsc: 100 Econ %: 100 Other %: 100 Exception: 0 Adjust: Adjust RMV: 0

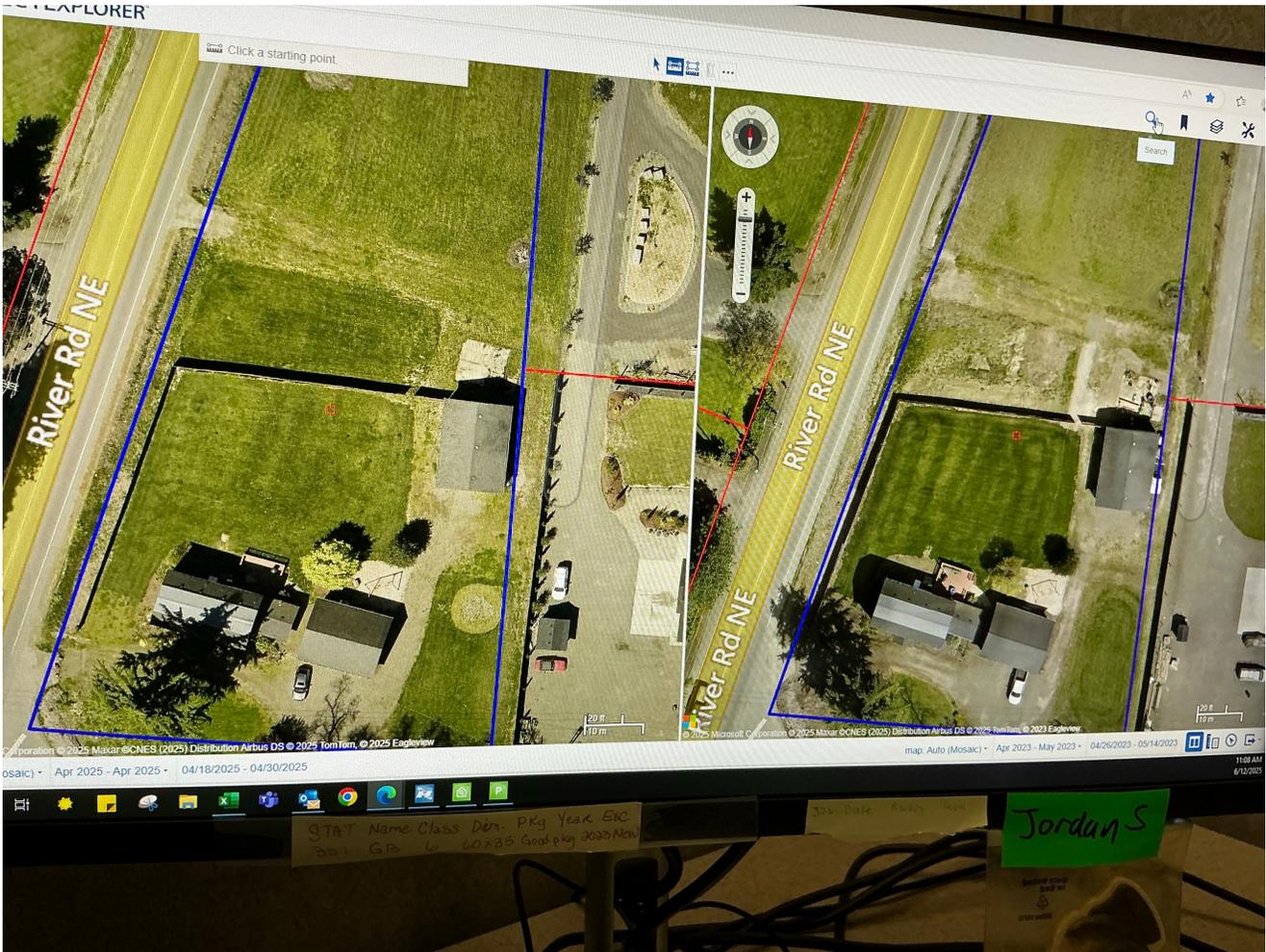
Floors

Combine with MA

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory	Exception: Y N
General Purpose Bldg	6	Finished	1064	0	0	1989	1989	FAIR	Y N

Accessories

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

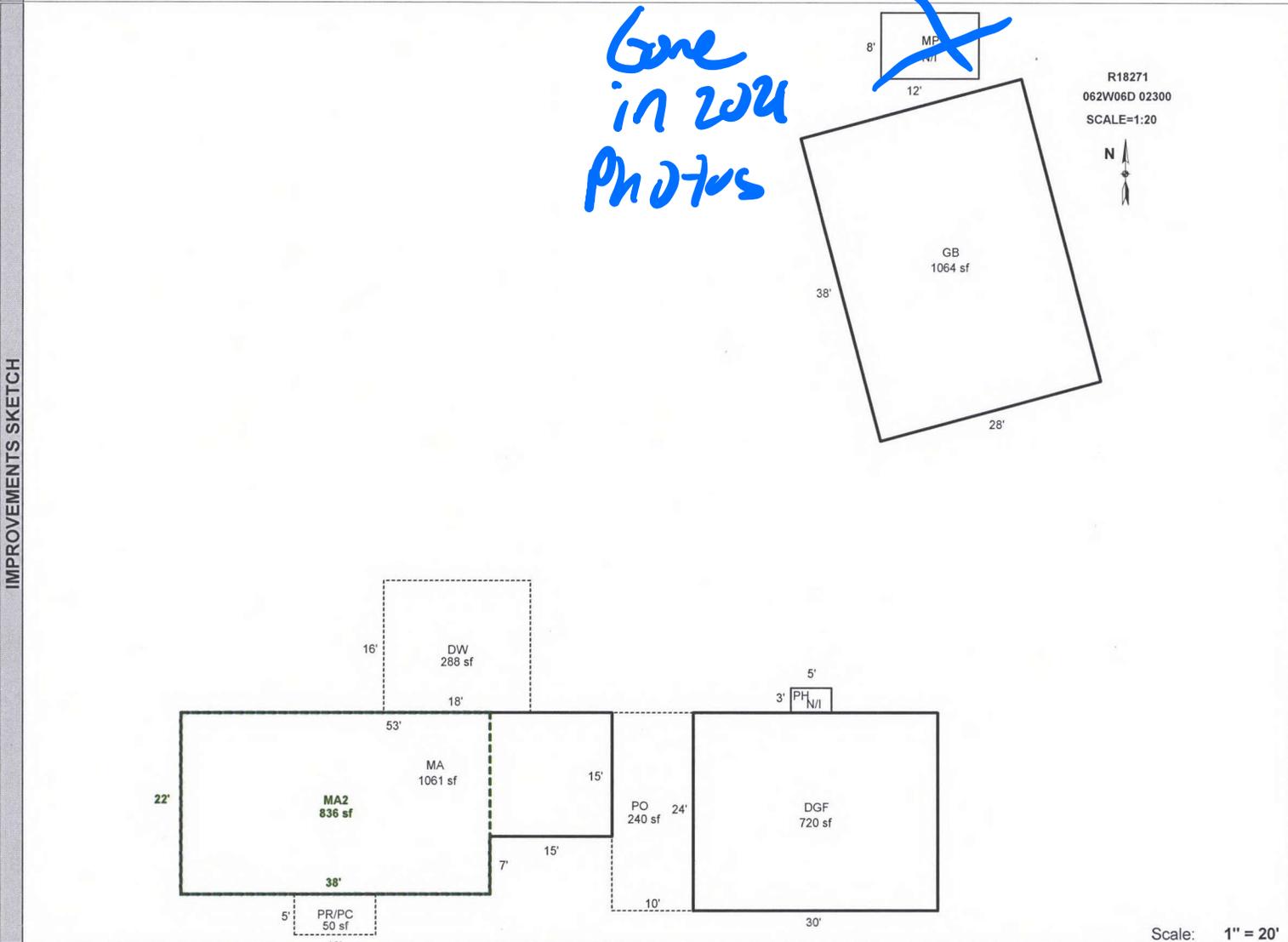


SKETCH/AREA TABLE ADDENDUM

Parcel No 062W06D 02300

File No R18271

SUBJECT	Property Address 4087 WACONDA RD NE		
	City SALEM	County MARION	State OR
	Owner		Zip 97305
	Client		
	Appraiser Name		



AREA CALCULATIONS SUMMARY					
Code	Description	Factor	Net Size	Perimeter	Net Totals
GLA1	MA	1.00	1061	150	1061
GLA2	MA2	1.00	836	120	836
GBA1	GB	1.00	1064	132	1064
GAR	DGF	1.00	720	108	720
P/P	DW	1.00	288	68	
	PO	1.00	240	68	
	PR/PC	1.00	50	30	578
Net LIVABLE Area (rounded w/ factors)					1897
Net BUILDING Area (rounded w/ factors)					1064

Comment Table 1

DRAWN BY JRONDEMA 3/24/16
UPDATED BY JRONDEMA 11/21/18

Comment Table 2

F11 11/26/18

Comment Table 3

JSS 6.18.25 Cycle L3