

Summary

Lead Appr: _____ Clerk: _____ Lead Clerk: _____ Appr: MDL Input

Print Date: 6/27/2025

Acct ID: 560427

MTL: 093W24D004700

Date: 8/4/25

Appr: MDL

Prop Class: 401

RMV Prop Class: 401

Situs: 3287 WINTERCREEK RD SE JEFFERSON OR 97352

MaSaNh: 07 06 003

Unit: 100494

Year: 2025

Last Date Appraised: 04/03/2019

Appraiser: MATT LORD

Retag: Y (N)

Tag info:

Owner: SMITH TR & SMITH, LLOYD A TRE &

Roll Type: R

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

AV: 390600

RMV Land: 326020 RMV Imp: 394270 RMV Total: 720290 MAV: 390600 MSAV: 0

SAV: 0

Comment:

Notations

25-26 cycle

No notation data available.

OSDs

Count	Code	Description	RMV	Code Area	Exception
1	MKTA	OSD - AVERAGE	50000	14530	0

Land

Site: 1

Code Area: 14530

Size: 2.94 Acres

Use Code: 004

Zone: NREST

SAV Use:

Exception: 0

Class:

Value Source: Rural at MKT

44D 2.67

Description:

RMV: 276020

Exception: Y N

Adjustment(s): VWAR

6H .27

Fsal

Fire Patrol:

Description:

Comments: 08-09: 44 CYCLE WORK, CORRECTED VIEW ADJ // 03-04: REAPPRAISAL 04-05: RECALC PROJECT, LAND SCHEDULE CHANGES.

Improvements - Residence / Manufactured Structures

Bldg: 1

Code Area: 14530

Stat Class: 143

Year Blt: 1974

Eff Year Blt: 1974

Sq.Ft: 2712

% Complete: 100

Desc: One Story with basement

Dimensions:

RMV: 392260

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	
First Floor	4	Finished	1743	3	FB-2	1974	1974	KIT-, HVAC+, ROOF+, BATH - 2	Exception: Y N
Basement	4	Finished	969	1	FB-1	1974	1974	HVAC+, BATH - 1	Exception: Y N
Garage Basement	4	Finished	480	0	0	1974	1974		Exception: Y N

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	
CONCRETE DRIVEWAY	4	400	1974	975	1	Exception: Y N
DECK	4	142	1974	2343	1	Exception: Y N
DECK	4	330	1974	5445	1	Exception: Y N
DECK	4	744	1974	11160	1	Exception: Y N
ROOF EXTENSION OR PATIO COVER	4	142	1974	3089	1	Exception: Y N

Improvements - Accessory Buildings

Bldg: 2

Code Area: 14530

Stat Class: 341

Year Blt: 1988

Eff Year Blt: 1988

Sq.Ft: 168

% Complete: 100

Desc: Multi Purpose Shed (MP)

Dimensions: 12x14

RMV: 2010

Func Obsc: 100

Econ %: 100

Other %: 100

Exception: 0

Adjust:

Adjust RMV: 0

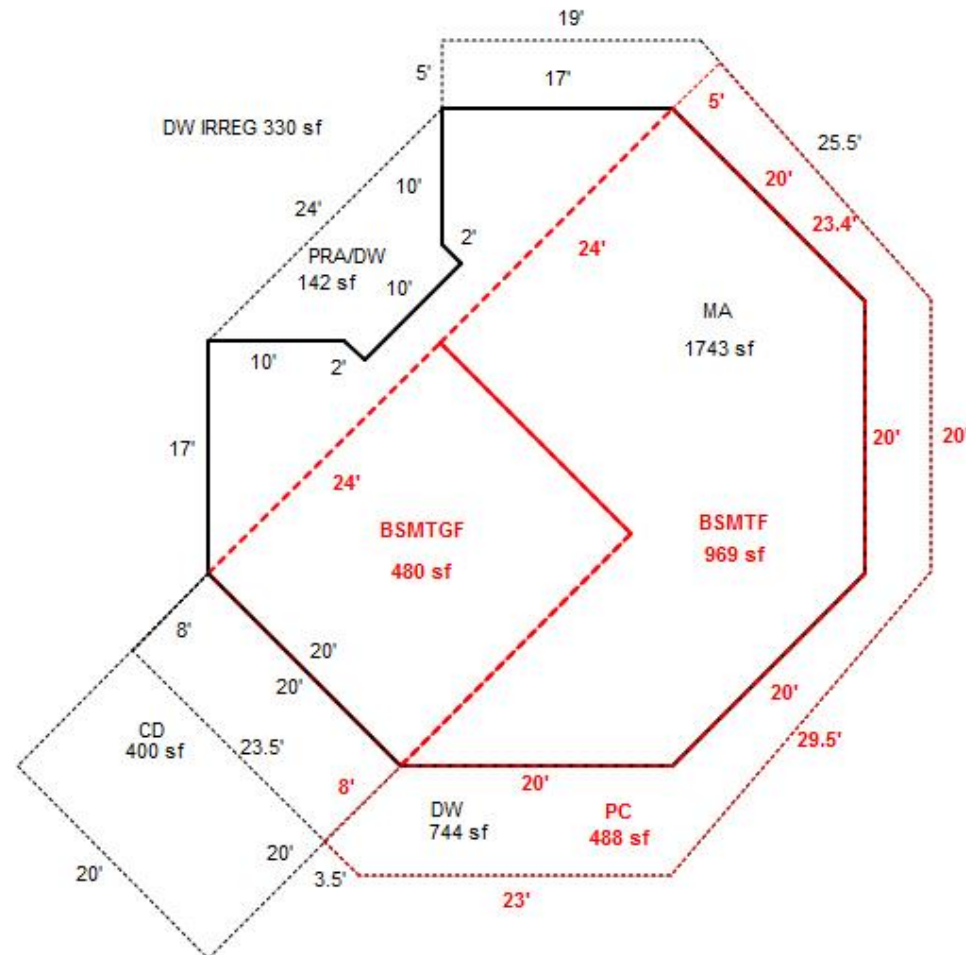
Floors

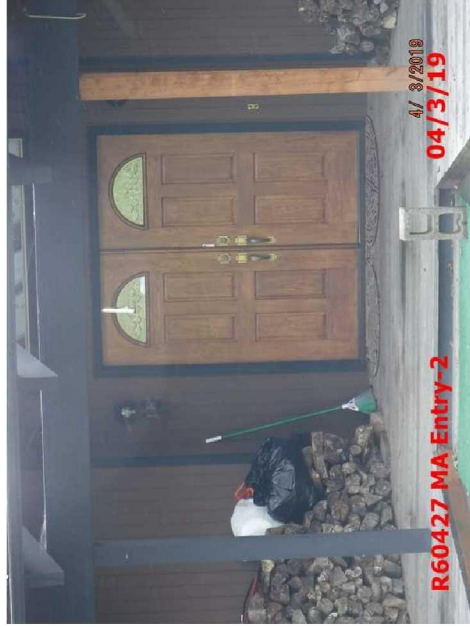
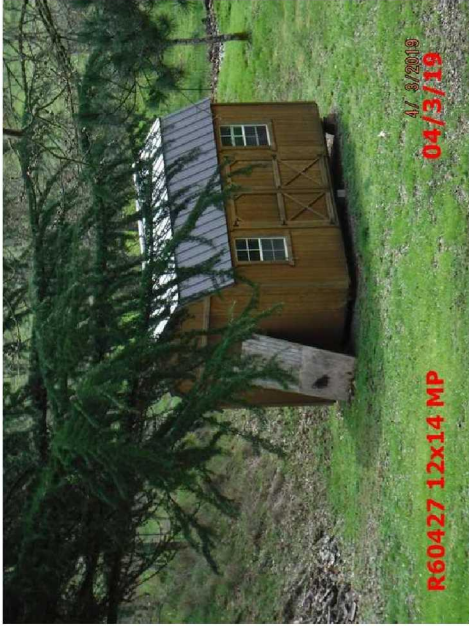
Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory	
Multi-Purpose Bldg	6	Finished	168	0	0	1988	1988	<u>Fair</u>	Exception: Y N

Accessories

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

SCALE=1:20





093W24D 04700
401 01E F43
81400130

R60427

SMITH, LLOYD A & CARMEN

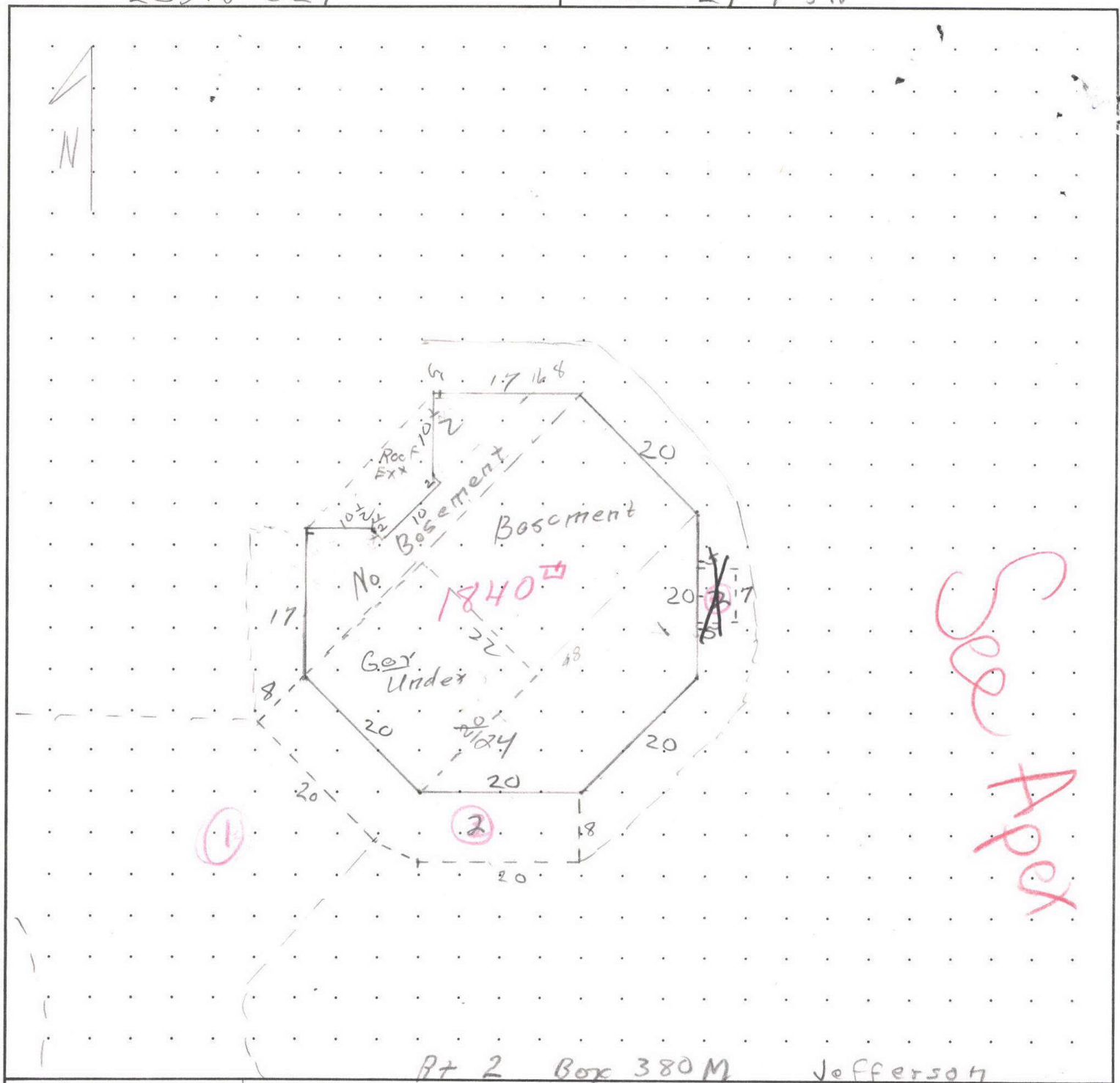
2.94 Acres

3287 WINTERCREEK RD SE

1/30/02

ACCT. NO. 20348-024

MAP NO. 24-9-3W



MEASUREMENT VERIFIED		REMARKS:
DATE	BY	
12-17-74	Gossman	$(48 \times 48) - (14 \times 14 \times 2) - \left(\frac{12 \times 12}{2} \right) = 1840$ $\text{Basmt } (20 \times 48) + \left(\frac{48 \times 20}{2} \right) = 1436$
3/13/85	UBSE	
5-7-92	Reyer	
8-19-02	R ³⁴ King	
9-25-08	BB44	
4-3-19	GE10	N/U RAPP CYCLE-VER

SKETCH/AREA TABLE ADDENDUM

Parcel No 093W24D 04700

File No R60427

Property Address 3287 WINTERCREEK RD

City JEFFERSON

County MARION

State OR

Zip 97352

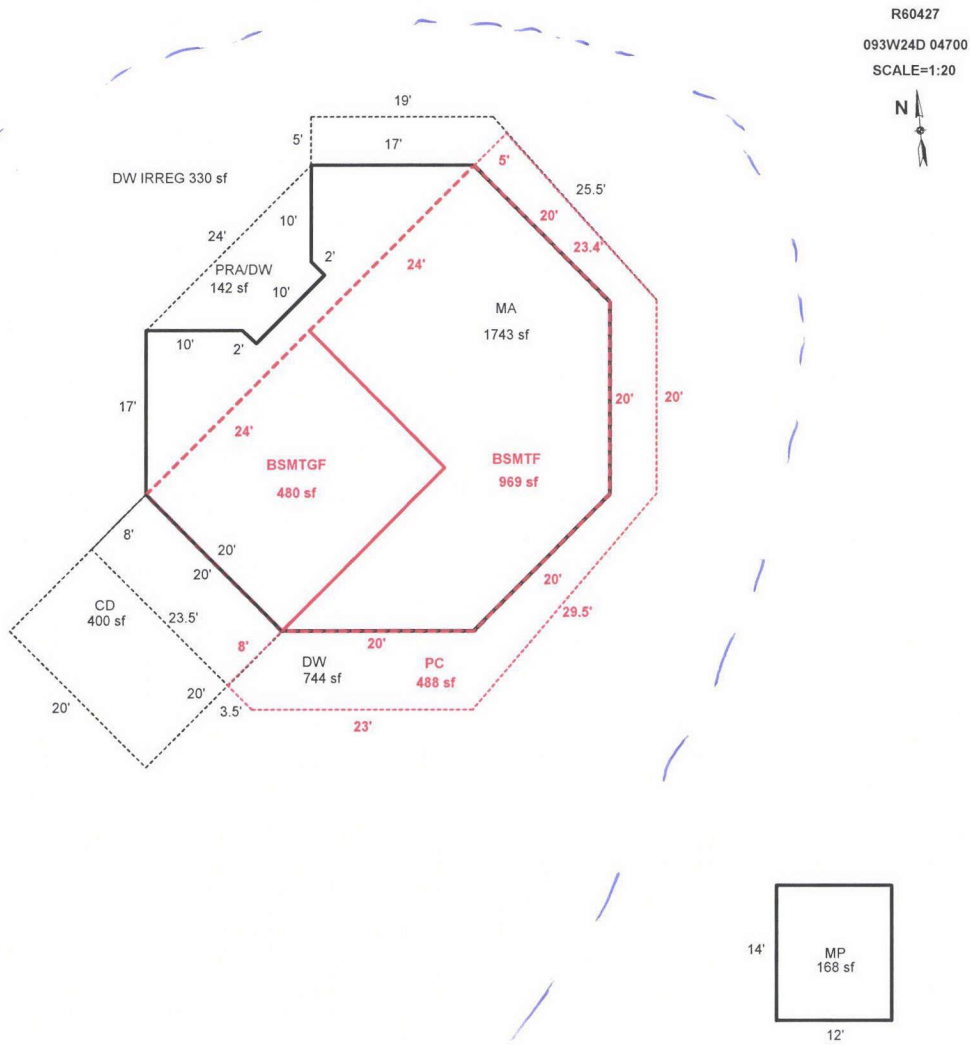
Owner

Client

Appraiser Name

SUBJECT

IMPROVEMENTS SKETCH



Scale: 1" = 20'

AREA CALCULATIONS

AREA CALCULATIONS SUMMARY					
Code	Description	Factor	Net Size	Perimeter	Net Totals
GLA1	MA	1.00	1743	168	1743
GLA0	BSMTF	1.00	969	148	969
GBA1	MP	1.00	168	52	168
GAR	BSMTGF	1.00	480	88	480
P/P	CD	1.00	400	80	
	PRA/DW	1.00	142	58	
	DW	1.00	744	271	
	PC	1.00	488	192	1774
Net LIVABLE Area (rounded w/ factors)					2711
Net BUILDING Area (rounded w/ factors)					168

Comment Table 1

DRAWN BY SH 9-16-08
UPDATED BY JRONDEMA 4/15/19

Comment Table 2

Comment Table 3

SKETCH/AREA TABLE ADDENDUM

Parcel No 093W24D 04700

File No R60427

Property Address 3287 WINTERCREEK RD

City JEFFERSON

County MARION

State OR

Zip 97352

Owner

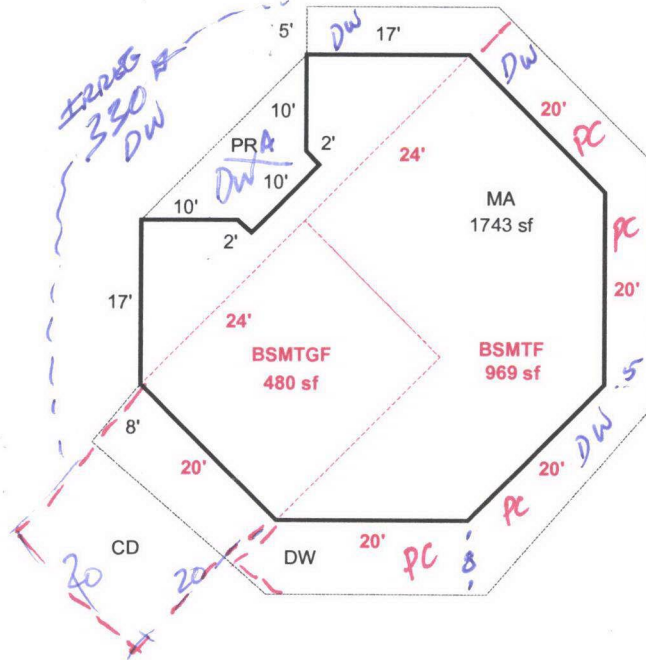
Client

Appraiser Name

SUBJECT

IMPROVEMENTS SKETCH

R60427
093W24D 04700



AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GLA1	MA	1.00	1743	168	1743
GLA0	BSMTF	1.00	969	148	969
P/P	DW	1.00	788	271	788
GAR	BSMTGF	1.00	480	88	480

Comment Table 1

DRAWN BY SH 9-16-08

Comment Table 2

Comment Table 3

Net LIVABLE Area

(Rounded w/ Factors)

2711

RMV Land: 255,510RMV Imps: 281,900RMV Total: 537,410M50 Total: 327,150For: 2019-2020

Notes: Please MAKE NEEDED CHANGES

Seg: 1.1MA

RESIDENTIAL

Method: R05

Roof Cover: T/CLAY

Int Comp: DW

Adj: RLCM5;R5-QLTY

Class: 5

Roof:

Area: 1743Eff 1743

Flooring:

Dimens: x

Plumbing: BATH2

Electrical:

Qty:

Found:

Heat/AC: AC

Bedrooms: 3

% Comp:

Ex Wall:

Fireplace:

Year: 1974Eff: 1974

Adj:

AddFactor1:

AddFactor2:

AddFactor3:

RMV: 169,640

Exc Code:

Comment/Adj:

L/S:

Seg: 1.2BSMTF

RESIDENTIAL

Method: R05

Roof Cover:

Int Comp:

Adj: RLCM5;R5-QLTY

Class: 5

Roof:

Area: 969Eff 1449

Flooring:

Dimens: x

Plumbing: BATH1

Electrical:

Qty:

Found:

Heat/AC: AC

Bedrooms: 1

% Comp:

Ex Wall:

Fireplace:

Year: 1974Eff: 1974

Adj:

AddFactor1:

AddFactor2:

AddFactor3:

RMV: 68,620

Exc Code:

Comment/Adj:

L/S:

Seg: 1.3BSMTGF

RESIDENTIAL

Method: R05

Roof Cover:

Int Comp:

Adj: RLCM5;R5-QLTY

Class: 5

Roof:

Area: 480'Eff 1449

Flooring:

Dimens: 20 x 24

Plumbing:

Electrical:

Qty:

Found:

Heat/AC:

Bedrooms:

% Comp:

Ex Wall:

Fireplace:

Year: 1974Eff: 1974

Adj:

AddFactor1:

AddFactor2:

AddFactor3:

RMV: 20,390

Exc Code:

Comment/Adj:

L/S:

Accessory Improvements

Seg: 1.4YISG

RESIDENTIAL

Method: R05

Roof Cover:

Int Comp:

Adj:

Class:

Roof Style:

Area: 1Eff: 1

Flooring:

Dimens: x

Plumbing:

Electrical:

% Comp:

Found:

Heat/AC:

Bedrooms:

Adj:

Ex Wall:

Fireplace:

Year: Eff:

RMV: 23,250

AddFactor1:

AddFactor2:

AddFactor3:

Exc Code:

Comment/Adj:

L/S:

Out Buildings

Segment	CD	DW	PRA	PW	MP			Land
Class								
Dim/Size	20x20/400	IRREG 744'x IRREG 330'x 1074	IRREG 142'	IRREG 142'	6 12x14/168			
Foundation					FRAMES			
Exter Wall					WOOD			
Wall Height					8'			
Inter Finish								
Roof Cover					COMP			
Roof Style					GMBRL			
Flooring	CONC				WOOD			
Plumbing								
Electric								
Misc.								
Yr Blt								
Eff Yr	1994	1974	1974		1988			
Cond.								
% Good								
% Comp								
Lump Sum								
Except.Code	1/0	1/0	1/0		NBW			

Land Segments

Seg. No	Description	Schedule	Acres	Adjustment Codes	Exception Code
1	RURAL AT MKT	005	2.94	VIEWA.RUR 30000	
2	ON SITE DEVELOPMENT	OSDA.RUR			

Eff Acres

Companion Accounts

Zone: AR

Date: 4/24

Clerk: Amy

Routing Slip

Clerk Comments: _____

Appraiser Response: _____

☒ Return to appraiser after input

☐ Review by lead appraiser

610
4/24/19





R60427 12x14 MP

4/ 3/2019
04/3/19



4/ 3/2019

04/3/19

R60427 BSMTGF



R60427 MA SW Side

4/ 3/2019
04/3/19



R60427 MA E Side

4/ 3/2019
04/3/19



R60427 MA E & S Sides

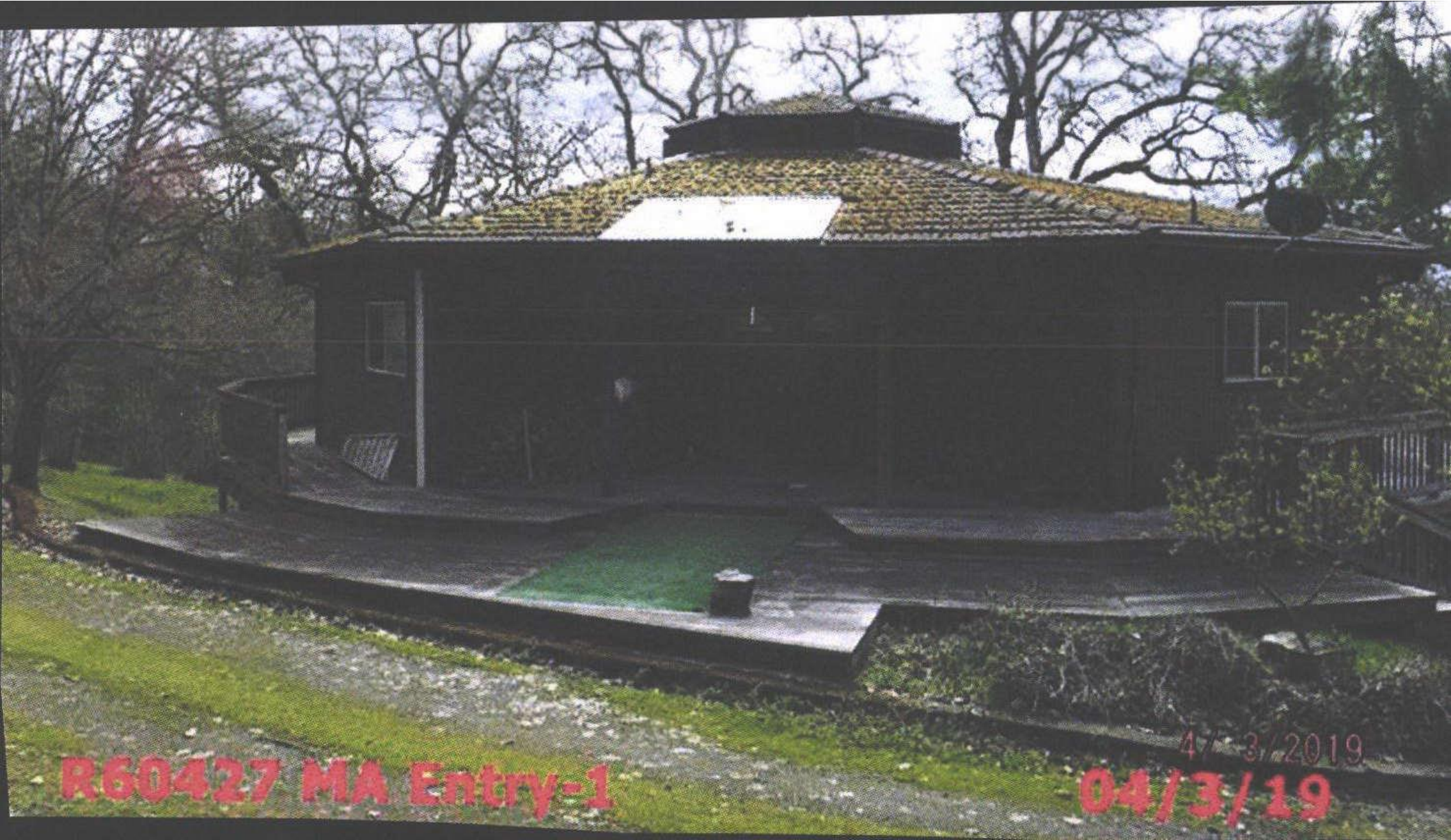
4/ 3/2019

04/3/19



R60427 MA Entry-2

4/ 3/2019
04/3/19



R60427 MA Entry-1

4/3/2019
04/3/19