

Acct ID: 540243 MTL: 091E040000400 Date: 7-30-25 Appr: Conce Prop Class: 581 RMV Prop Class: 581 **501**
 Situs: 8050 ETZEL RD SE STAYTON OR 97383 MaSaNh: 01 06 000 Unit: 146649 Year: 2025
 Last Date Appraised: 10/07/2021 Appraiser: CLINT LUKE Retag: Y N Tag info: _____
 Owner: ETZEL, GREG C Roll Type: R
 Cycle Tag Sales Verification Other: _____ Inspection level: 1 2 3 4 LCB TTO INSP AV: 370282
 RMV Land: 834080 RMV Imp: 404790 RMV Total: 1238870 MAV: 274870 MSAV: 95412 SAV: 165529
 Comment: 10/7/21 L2 #10CL

INPUT 8-14-25 Conce

Notations

RP/MS	Code	Description
MS	DFL	DESIGNATED FORESTLAND
MS	ZONED	FARM EFU ZONED
RP	DFL	DESIGNATED FORESTLAND
RP	ZONED	FARM EFU ZONED

OSDs

Count	Code	Description	RMV	Code Area	Exception
2	SAF	SA OSD - FAIR	31000	29540	0

Land Grass Seed / Timber Tag 5-1-27 w/next newest aerials to check DFL

Site: 1 Code Area: 29540 Size: 1.00 Acres Use Code: 005 Zone: REST SAV Use: 011 Exception: 0 **STOCKING**
 Class: 4HD Value Source: Farm Homesite Description: FOUR HILL DRY RMV: 6580 Exception: Y N
 Adjustment(s): Fire Patrol: SA004 Description: FIRE PATROL
 Comments: Liability year - 2020 / 20-21: PER #31 1.0 MKT CHGS TO SA//2011-12: CYCLE WORK BY #36- CHG OSDA TO OSDF// 02-03: REAPPRAISAL /09-10: SEPARATED OFF EXCESS ACREAGE FROM HOMESITE/

Site: 3 Code Area: 29540 Size: 63.76 Acres Use Code: 005 Zone: REST SAV Use: 011 Exception: 0
 Class: 4HD Value Source: Farm Use - EFU Description: FOUR HILL DRY RMV: 419400 Exception: Y N
 Adjustment(s): Fire Patrol: SA004 Description: FIRE PATROL
 Comments: Liability year - 1974

Site: 4 Code Area: 29540 Size: 57.33 Acres Use Code: 005 Zone: REST SAV Use: 011 Exception: 0
 Class: FTLC Value Source: Designated Forest Land Description: DFL Class C RMV: 377100 Exception: Y N
 Adjustment(s): Fire Patrol: SA004 Description: FIRE PATROL
 Comments: Liability year - 1981

Improvements - Residence / Manufactured Structures

Bldg: 4 Code Area: 29540 Stat Class: 141 Year Blt: 1979 Eff Year Blt: 1979 Sq.Ft: 2100 % Complete: 100
 Desc: One Story Only Dimensions: RMV: 340610
 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	2100	3	FB-2	1979	1979	BATH - 2, KIT-, ROOF, FP - 1, HVAC-	Y N
Garage Attached	4	Finished	624	0	0	1979	1979	ROOF	Y N

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception
CONCRETE DRIVEWAY	4	1480	1979	3752	1	Y N
YARD IMPROVEMENTS GOOD	4	1	1979	33384	1	Y N

Bldg: 8 Code Area: 29540 Stat Class: 107 Year Blt: _____ Eff Year Blt: 2021 Sq.Ft: 0 % Complete: 100
 Desc: Yard Improvements Dimensions: RMV: 25650
 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

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception
CONCRETE DRIVEWAY	1	5400	2022	17375	0	Y N
DECK	1	380	2022	8276	0	Y N

Improvements - Accessory Buildings

Bldg: 5 Code Area: 29540 Stat Class: 341 Year Blt: 1995 Eff Year Blt: 1995 Sq.Ft: 120 % Complete: 100

Desc: Multi Purpose Shed (MP)

Dimensions: 12x10

RMV: 3260

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
Multi-Purpose Bldg	6	Finished	120	0	0	1995	1995	FAIR <i>AVB</i>	<i>N</i>

Accessories

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

Bldg: 6 Code Area: 29540 Stat Class: 351 Year Blt: 2010 Eff Year Blt: 2010 Sq.Ft: 2400 % Complete: 100
 Desc: General Purpose Building (GB) Dimensions: 40x60 RMV: 35270
 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
General Purpose Bldg	5	Finished	2400	0	0	2010	2010	FAIR <i>AVB</i>	<i>N</i>

Accessories

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

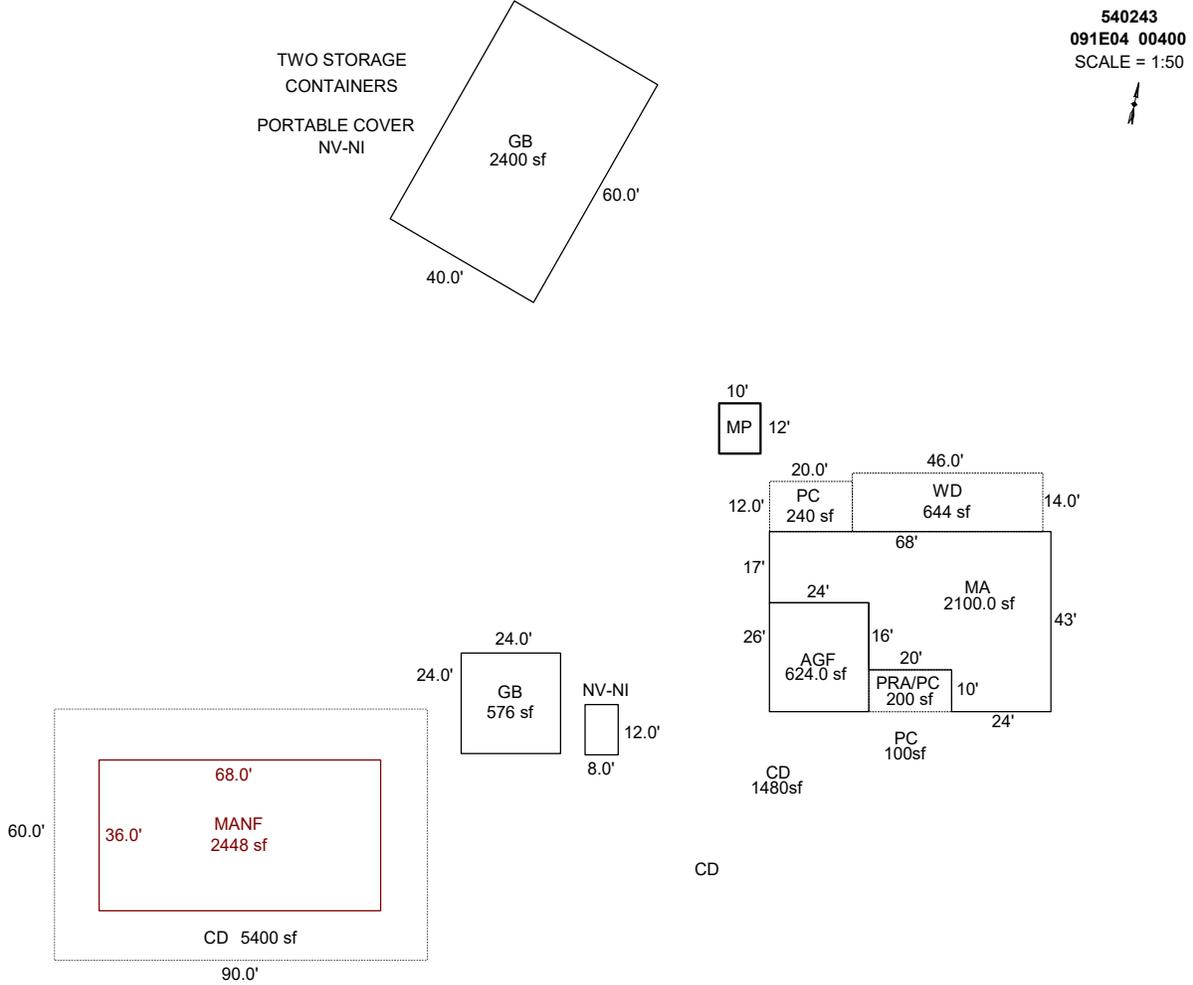
GB 5 24x24 2024 NEW
AVE

SKETCH/AREA TABLE ADDENDUM

SUBJECT INFO

File No.: 540243 Parcel No.: 091E04 00400
 Property Address: 18151 FERN RIDGE ROAD SE
 City: STAYTON County: State: OR ZipCode: 97383
 Owner:
 Client: Client Address:
 Appraiser Name: Inspection Date:

SKETCH



Sketch by ApexSketch

AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GBA1	MP	1.0	120.0	44.0	
	GB	1.0	2400.0	200.0	
	GB	1.0	576.0	96.0	3096.0
GLA	MANF	1.0	2448.0	208.0	2448.0
GLA1	MA	1.0	2100.0	222.0	2100.0
GAR	AGF	1.0	624.0	100.0	624.0
P/P	CD	1.0	5400.0	300.0	
	PRA/PC	1.0	200.0	60.0	
	WD	1.0	644.0	120.0	
	PC	1.0	240.0	64.0	6484.0
	Net LIVABLE	cnt	1 (rounded)		4,548
	Net BUILDING	cnt	3 (rounded)		3,096

COMMENT TABLE 1

Apex 1/06/2011 Jane
 UPDATED BY CJURAN 06/09/2022 APPR. REQ.
 UPDATED BY CLOBERG 08/11/25

COMMENT TABLE 2

CLUKE 07/30/25

COMMENT TABLE 3

CYCLE L4