

Summary

Lead Appr: WW Clerk: _____ Lead Clerk: _____ Appr: MLH 7/15/25 Print Date: 4/16/2025

Acct ID: 510966 MTL: 041W180000600 Date: 5/29/25 Appr: MLH Prop Class: 551 RMV Prop Class: 551 501

Situs: 10008 DONALD RD NE AURORA OR 97002 MaSaNh: 02 06 000 Unit: 79840 Year: 2025

Last Date Appraised: 03/30/2011 Appraiser: JORDAN SCHULTZ Retag: Y N Tag info:

Owner: RYAN CREEK FARMS LLC Roll Type: R

Cycle Tag Sales Verification Other: Clean up Inspection level: 1 2 3 4 LCB TTO INSP AV: 291666

RMV Land: 1255510 RMV Imp: 122560 RMV Total: 1378070 MAV: 116550 MSAV: 175116 SAV: 499771

Comment:

Notations

RP/MS	Code	Description
RP	ZONED	FARM EFU ZONED

OSDs

No OSD data available.

Land

Site: 1	Code Area: 15560	Size: 96.25 Acres	Use Code: 005	Zone: REST	SAV Use: 011	Exception: 0
Class: 2BI	Value Source: Farm Use - EFU	Description: TWO BENCH IRR			RMV: 1216140	Exception: Y N
Adjustment(s): GSOIL, WASTE, IRR		Fire Patrol:		Description:		
Comments: Liability year - 1980 / 16-17: COMB LIKE SEGS // 1500060 Rent Rate = 110						
Site: 2	Code Area: 15560	Size: 2.75 Acres	Use Code: 005	Zone: REST	SAV Use: 011	Exception: 0
Class: 4BI	Value Source: Farm Use - EFU	Description: FOUR BENCH IRR			RMV: 31720	Exception: Y N
Adjustment(s): GSOIL, WASTE, IRR		Fire Patrol:		Description:		
Comments: Liability year - 1977 / 1500060 Rent Rate = 102						
Site: 3	Code Area: 15560	Size: 23.20 Acres	Use Code: 005	Zone: REST	SAV Use: 011	Exception: 0
Class: WST	Value Source: Farm Use - EFU	Description: Rural WASTELAND			RMV: 7650	Exception: Y N
Adjustment(s): GSOIL, WASTE, IRR		Fire Patrol:		Description:		
Comments: Liability year - 1980 / 1500060 Rent Rate = 7						

Improvements - Residence / Manufactured Structures

No residence or manufactured structure improvement data available.

Improvements - Accessory Buildings

Bldg: 1		Code Area: 15560		Stat Class: 341		Year Blt: 1980		Eff Year Blt: 1980		Sq.Ft: 100		% Complete: 100	
Desc: Multi Purpose Shed (MP)								Dimensions: 10x10				RMV: 80	
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	5	Finished	100	0	0	1980	1980	FAIR	Exception: Y N				

Accessories

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

Bldg: 2	Code Area: 15560	Stat Class: 353			Year Blt: 1990	Eff Year Blt: 1990	Sq.Ft: 1560	% Complete: 100	
Desc: Machine Shed (MS)						Dimensions: 52x30		RMV: 7370	
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	
Machine Shed	5	Finished	1560	0	0	1990	1990	FAIR	Exception: Y N

Accessories

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

Bldg: 3	Code Area: 15560	Stat Class: 351		Year Blt: 1990		Eff Year Blt: 1990	Sq.Ft: 2190	% Complete: 100	
Desc: General Purpose Building (GB)						Dimensions: 73x30		RMV: 14300	
Func Obsc: 100		Econ %: 100	Other %: 100		Exception: 0		Adjust:	Adjust RMV: 0	N/C
Floors									
Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory	
General Purpose Bldg	5	Finished	2190	0	0	1990	1990	FAIR	Exception: Y N

Accessories

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

Bldg: 4	Code Area: 15560	Stat Class: 353	Year Blt: 1990	Eff Year Blt: 1990	Sq.Ft: 2688	% Complete: 100
Desc: Machine Shed (MS)			Dimensions: 84x32			RMV: 12080
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
Machine Shed	5	Finished	2688	0	0	1990	1990	FAIR
								Exception: Y N

Accessories

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

Bldg: 5	Code Area: 15560	Stat Class: 353	Year Blt: 1992	Eff Year Blt: 1992	Sq.Ft: 1152	% Complete: 100
Desc: Machine Shed (MS)			Dimensions: 36x32			RMV: 6380
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
Machine Shed	5	Finished	1152	0	0	1992	1992	FAIR
								Exception: Y N

Accessories

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

Bldg: 6	Code Area: 15560	Stat Class: 353	Year Blt: 1985	Eff Year Blt: 1985	Sq.Ft: 2080	% Complete: 100
Desc: Machine Shed (MS)			Dimensions: 80x26			RMV: 4480
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
Machine Shed	4	Finished	2080	0	0	1985	1985	FAIR
								Exception: Y N

Accessories

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

Bldg: 7	Code Area: 15560	Stat Class: 312	Year Blt: 1985	Eff Year Blt: 1985	Sq.Ft: 1920	% Complete: 100
Desc: Loft Barn (LB)			Dimensions: 48x40			RMV: 11050
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
Loft Barn	4	Finished	1920	0	0	1985	1985	FAIR
								Exception: Y N

Accessories

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

Bldg: 8	Code Area: 15560	Stat Class: 301	Year Blt:	Eff Year Blt:	Sq.Ft: 0	% Complete: 100
Desc: Accessory Improvements & Misc.			Dimensions:			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
Building Structure	0	Finished	0	0	0	0	0	
								Exception: Y N

Accessories

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

Bldg: 9	Code Area: 15560	Stat Class: 353	Year Blt: 2009	Eff Year Blt: 2009	Sq.Ft: 7200	% Complete: 100
Desc: Machine Shed (MS)			Dimensions: 120x60			RMV: 66820
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
Machine Shed	5	Finished	7200	0	0	2009	2009	FAIR
								Exception: Y N

Accessories

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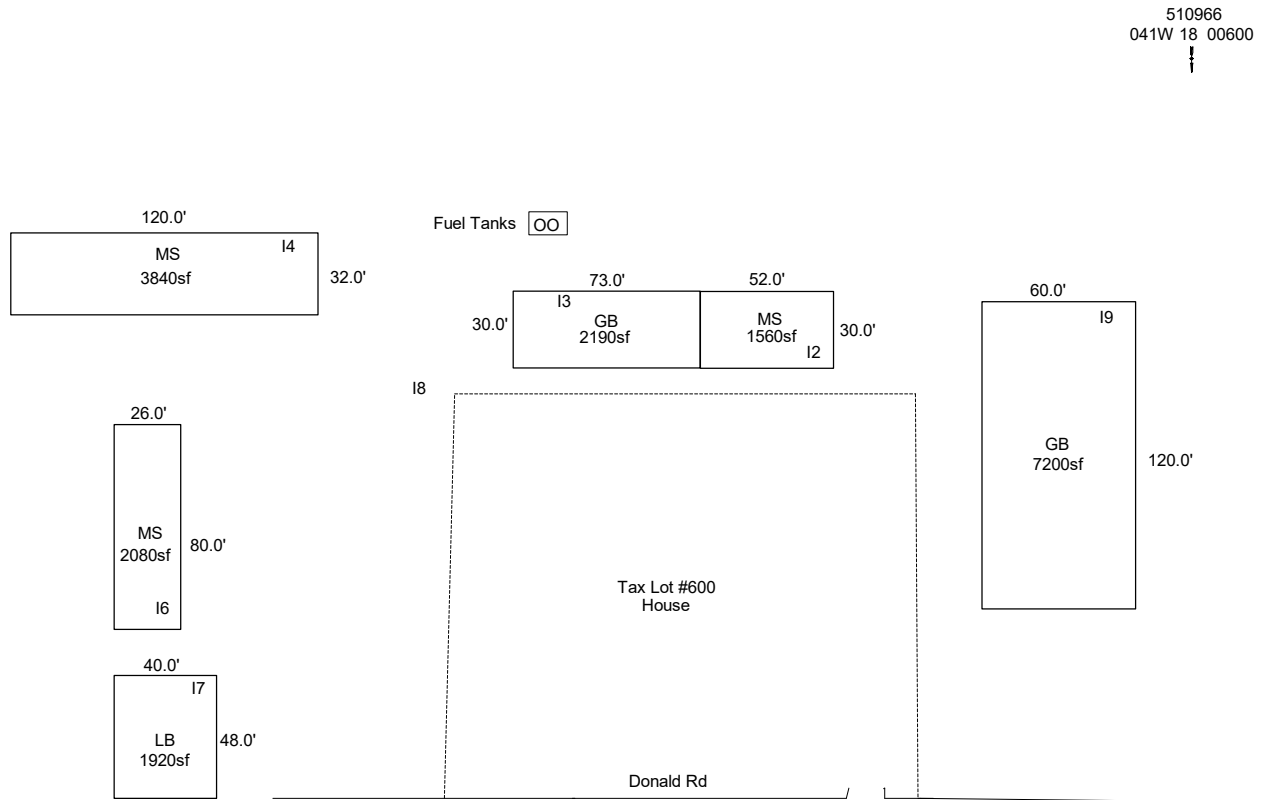
No accessory data available

SKETCH/AREA TABLE ADDENDUM

SUBJECT INFO

File No.: 510966 Parcel No.: 041W 18 00600
 Property Address: 10008 Donald Rd NE
 City: Aurora County: State: OR ZipCode: 97002
 Owner:
 Client: Client Address:
 Appraiser Name: Inspection Date:

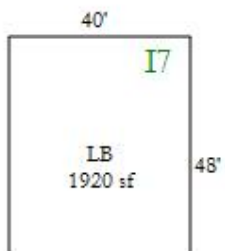
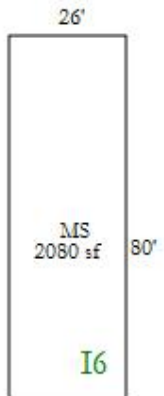
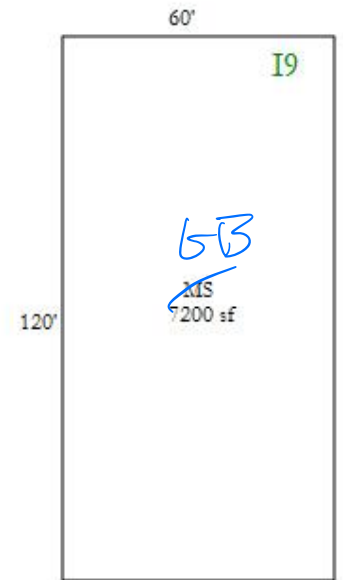
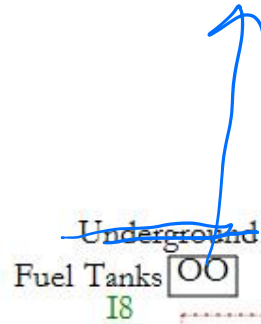
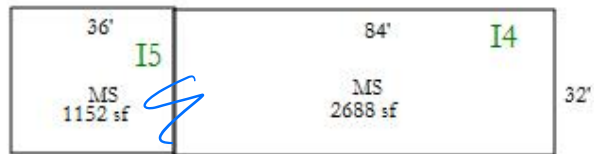
SKETCH



Sketch by ApexSketch

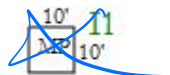
AREA CALCULATIONS SUMMARY						COMMENT TABLE 1	
Code	Description	Factor	Net Size	Perimeter	Net Totals	Apex 5/5/2011 Jane UPDATED BY CLOBERG 07/09/25	
GBA1	GB	1.0	7200.0	360.0			
	MS	1.0	1560.0	164.0			
	GB	1.0	2190.0	206.0			
	MS	1.0	3840.0	304.0			
	MS	1.0	2080.0	212.0			
	LB	1.0	1920.0	176.0	18790.0		
						COMMENT TABLE 2	COMMENT TABLE 3
						MLH 05/29/25	CLEAN UP L4
Net BUILDING							
		cnt	6	(rounded)	18,790		

R10966
041W 18 00600
N ↓



Tax Lot #600
House

Donald Rd



5/29/25 MLH Clean up 24