

Acct ID: 533539 MTL: 084W12D001200 Date: 6/27/25 Appr: MLH Prop Class: 401 RMV Prop Class: 401
 Situs: 4997 PETTYJOHN RD S SALEM OR 97302 MaSaNh: 06 06 002 Unit: 60278 Year: 2025

Last Date Appraised: 08/11/2010 Appraiser: GERARDO RAMIREZ Retag: Y N Tag info: HERNANDEZ

Owner: MONTAGNE, ROLAND G Roll Type: R
 Cycle Tag Sales Verification Other: Clean up Inspection level: 1 2 3 4 LCB TTO INSP AV: 358840
 RMV Land: 384640 RMV Imp: 259980 RMV Total: 644620 MAV: 358840 MSAV: 0 SAV: 0
 Comment:

update Inventory

Input MLH 6/27/25

Notations

No notation data available.

OSDs

Count	Code	Description	RMV	Code Area	Exception
1	MKTA	OSD - AVERAGE	50000	92430	0

Land

Site: 1 Code Area: 92430 Size: 5.14 Acres Use Code: 004 Zone: NREST SAV Use: Exception: 0
 Class: Value Source: Rural at MKT Description: RMV: 334640 Exception: Y N
 Adjustment(s): Fire Patrol: Description:
 Comments: 01-02; REAPPRAISAL *3.58 4BD* *1.21 2BP* *0.35 GB*

Improvements - Residence / Manufactured Structures

Bldg: 1 Code Area: 92430 Stat Class: 141 - Year Blt: 1972 Eff Year Blt: 1972 Sq.Ft: 1876 % Complete: 100
 Desc: One Story Only Dimensions: RMV: 248930
 Func Obsc: 100 Econ %: 100 Other %: 100 Exception: 0 Adjust: Adjust RMV: 0 *I/O*

Floors

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory	Exception
First Floor	4 -	Finished	1876	3	FB-2	1972	1972	ROOF, FP - 1, HVAC, KIT+, BATH - 2	Y N
Carport Attached	4	Unfinished	420	0	0	1997	1972	ROOF	Y N

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception
ASPHALT DRIVEWAY <i>Part of Y/I</i>	4	2835	1972	6294	1	Y N
YARD IMPROVEMENTS AVERAGE	4	1	1972	23754	1	Y N

Improvements - Accessory Buildings

Bldg: 2 Code Area: 92430 Stat Class: 301 Year Blt: Eff Year Blt: Sq.Ft: 96 % Complete: 100
 Desc: Accessory Improvements & Misc. Dimensions: 12x8 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	Exception
Pump House	0	Finished	96	0	0	0	0		Y N

Accessories

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

Bldg: 3 Code Area: 92430 Stat Class: 351 Year Blt: 1998 Eff Year Blt: 1998 Sq.Ft: 864 % Complete: 100
 Desc: General Purpose Building (GB) Dimensions: 36x24 RMV: 9550
 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
General Purpose Bldg	5	Finished	864	0	0	1998	1998	FAIR <i>Ave</i>	Y N

Accessories

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

Bldg: 4 Code Area: 92430 Stat Class: 301 *357* Year Blt: Eff Year Blt: Sq.Ft: 0 *20x20* % Complete: 100
 Desc: Accessory Improvements & Misc. Dimensions: RMV: 1500
 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	FC	5	Finished	0	0	0	0 1999	Exception: Y N

Accessories

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

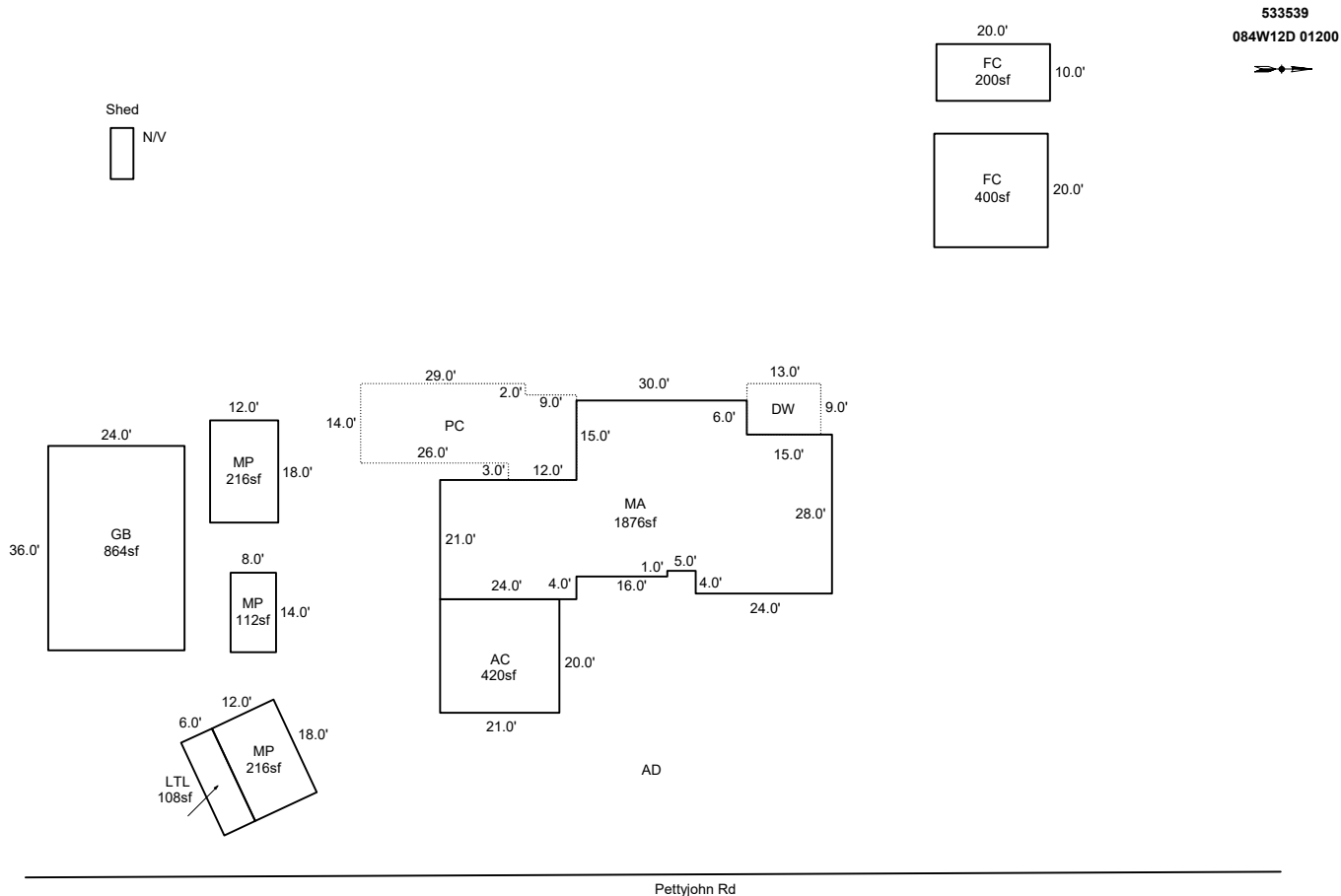
341 MP 5		12x18	1999	Fair	I/O
341 MP 5		8x14	1999	Fair	I/O
341 MP 5		12x18	1999	Fair	I/O
354 LTL		6x18	1997		I/O
357 FC 4		18x20	1984		Exempt

SKETCH/AREA TABLE ADDENDUM

SUBJECT INFO

File No.: 533539 Parcel No.: 084W12D 01200
 Property Address: 4997 Pettyjohn Rd S
 City: Salem County: State: OR ZipCode: 97302
 Owner:
 Client: Client Address:
 Appraiser Name: Inspection Date:

SKETCH

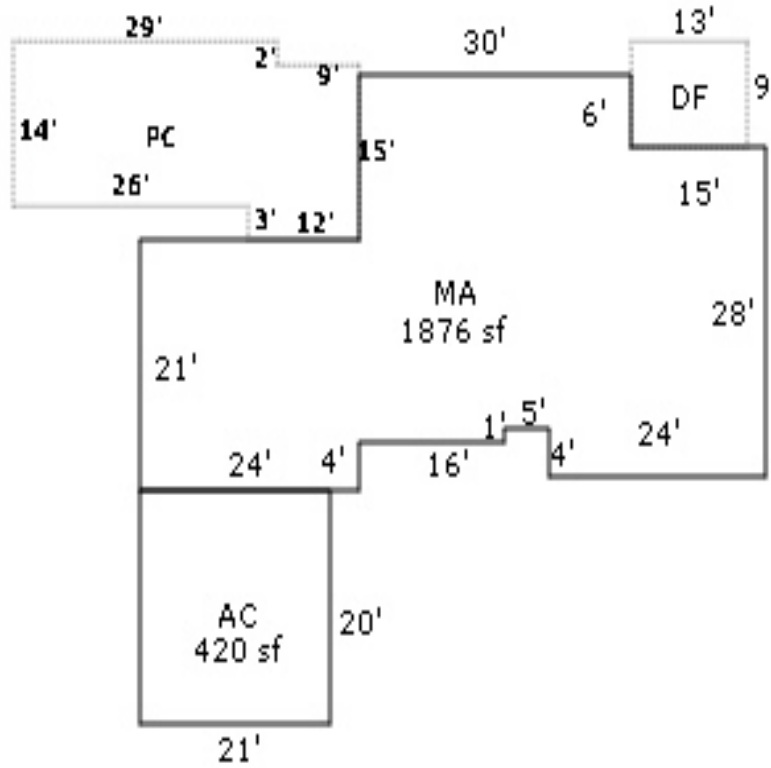
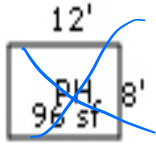
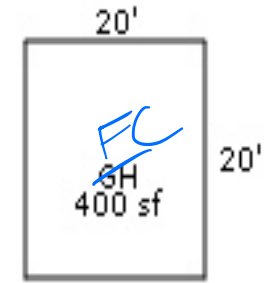


Sketch by ApexSketch

AREA CALCULATIONS SUMMARY						COMMENT TABLE 1					
Code	Description	Factor	Net Size	Perimeter	Net Totals	UPDATED BY CLOBERG 07/23/25					
GBA1	FC	1.0	400.0	80.0							
	GB	1.0	864.0	120.0							
	FC	1.0	200.0	60.0							
	MP	1.0	216.0	60.0							
	MP	1.0	112.0	44.0							
	MP	1.0	216.0	60.0							
	LTL	1.0	108.0	48.0	2116.0						
GLA1	MA	1.0	1876.0	216.0	1876.0	<table border="1" style="width: 100%; border-collapse: collapse;"> <thead> <tr> <th style="width: 50%;">COMMENT TABLE 2</th> <th style="width: 50%;">COMMENT TABLE 3</th> </tr> </thead> <tbody> <tr> <td style="height: 100px; vertical-align: top;">MLH 06/27/25</td> <td style="height: 100px; vertical-align: top;">CLEAN UP L4</td> </tr> </tbody> </table>		COMMENT TABLE 2	COMMENT TABLE 3	MLH 06/27/25	CLEAN UP L4
COMMENT TABLE 2	COMMENT TABLE 3										
MLH 06/27/25	CLEAN UP L4										
AGF	AC	1.0	420.0	82.0	420.0						
P/P	DW	1.0	117.0	44.0							
	PC	1.0	550.0	110.0	667.0						
	Net LIVABLE	cnt	0 (rounded)		1,876						
	Net BUILDING	cnt	7 (rounded)		2,116						



R33539
084W12D 01200
N →→→



AD

6/27/25 MLH Clean up LY

Pettyjohn Rd