

Summary

Lead Appr: Clerk: Lead Clerk: Appr: GM 9-9-25

Print Date:

6/30/2025

Acct ID: 131053 MTL: 071W01C002400P1 Date: 8.26.25 Appr: GM Prop Class: 019 RMV Prop Class: 019

Situs: 1307 S WATER ST # 45 SILVERTON, OR 97381 MaSaNh: 12 05 003 Unit: 142504 Year: 2025

Last Date Appraised: 07/25/2011 Appraiser: THERESA SWEARINGEN Retag: Y N Tag info:

Owner: WILGUS, ELDON E & WILGUS, MARTHA M Roll Type: MS

Cycle Tag Sales Verification Other: Inspection level: 1 2 3 4 LCB TTO INSP 828653 AV: 66580

RMV Land: 0 RMV Imp: 66580 RMV Total: 66580 MAV: 67220 MSAV: 0 SAV: 0

Comment: SILVERTON MOBILE HOME ESTATES, SPACE #45, MS SERIAL # COF2650AB, X # X00200324, PERSONAL MS

Notations

No notation data available.

OSDs

No OSD data available.

Land

No land data available.

Improvements - Residence / Manufactured Structures

Bldg: 1 Code Area: 04020 Stat Class: 467 Year Blt: 1988 Eff Year Blt: 1988 Sq.Ft: 1674 % Complete: 100

Desc: MANUF STRUCT, CLASS 6, 26' THROUGH 28' WIDE DOUBLE Dimensions: 62x27 RMV: 66580

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 N
First Floor	6	Finished	1674	3	FB-2	1988	1988	BATH - 2, KIT-, HVAC+, ROOF, SKIRT	

Accessories

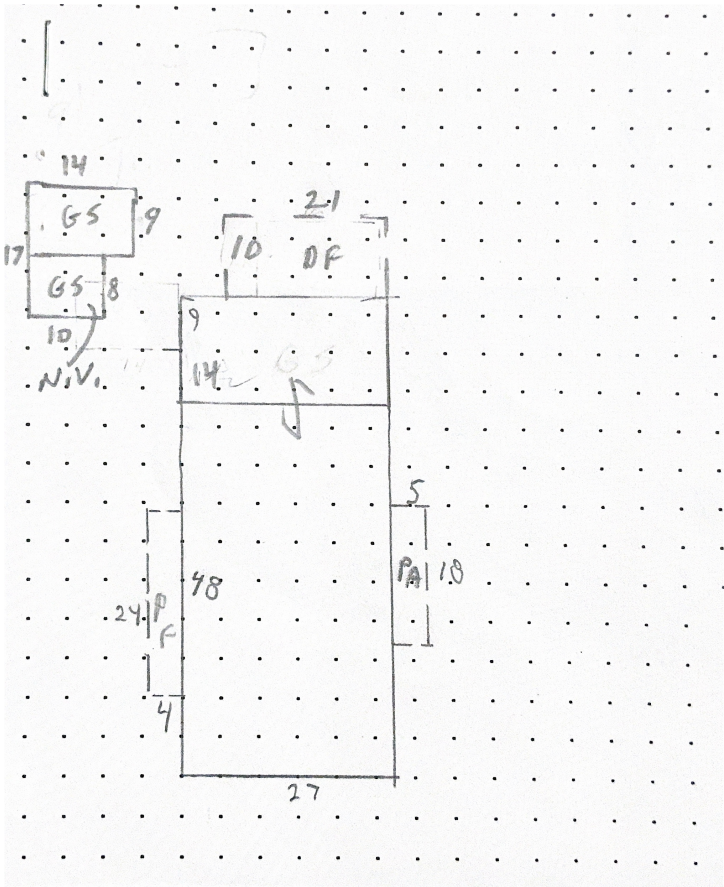
Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception: Y N
DECK	6	210	1988	1709	0	
GARDEN SHED	6	126	1988	723	0	
ROOF EXTENSION OR PATIO COVER	6	90	1988	966	0	
ROOF EXTENSION OR PATIO COVER	6	96	1988	1030	0	

Improvements - Accessory Buildings

No improvement data available for all other stat class types.

MLS sold \$175,000 6/2023 (pics) New floor, paint, original kitchen & bath





M131053 071W01C 02400 Appr #: DTY Date 7-25-11 Prop Class 019 Prop Code T67
Situs Address 1307 S WATER ST, #45 Franchise Code 04 Year For: 2011-2012
Owner WILGUS, ELDON E &
Notes: PC SHOULD BE DF (+ LARGER), INVENTORY UPDATE
RMV Imp: 30,980 RMV Total: 30,980 M50 Total: 30,980

24 - blue/gray
RUN MP AS GS. (see below)

Seg. Type MA	Seg. # 1.1	Method M04	Class 6D	Area 1674	Eff Area 1674	Length 62	Width 27
Make: MARLETTE	Model: COACHMAN	Intfinish: GYPSUM	Roof Cover COMP				
Plumbing BATH2	Heat <u>EAHP</u>	Fireplace	Inter. Comp: DW, H4F			Bedrooms 3	
Year Built 1988	Eff. Year Built 1988	Cond. P F <u>A</u> G E	% Comp ___	Func ___	Econ ___	RMV 26,760	
Adj Codes MSLCMD	Qty <u>6</u>	Comments					
Lump Sum	Except Code/Year						

Accessory Improvements

Seg. Type PA	Seg. # 1.3	Method: R05	Class	Area 90	Eff Area 90
Length 18	Width 5				
Year Built	Eff. Year Built: 1988	Cond. P F <u>A</u> G E	% Comp ___	Econ ___	RMV: 650
Lump Sum	Except Code/Year	Comments			

Seg. Type PF	Seg. # 1.4	Method: R05	Class	Area 96	Eff Area 96
Length 24	Width 4				
Year Built	Eff. Year Built: 1988	Cond. P F <u>A</u> G E	% Comp ___	Econ ___	RMV: 690
Lump Sum	Except Code/Year	Comments			

Seg. Type <u>PCDF</u>	Seg. # 1.5	Method: R05	Class	Area <u>160</u> 210	Eff Area <u>160</u> 210
Length <u>16</u> 21	Width 10				
Year Built	Eff. Year Built: 1994 <u>OK</u>	Cond. P F <u>A</u> G E	% Comp ___	Econ ___	RMV: 510
Lump Sum	Except Code/Year	Comments			

Out Buildings and Skirting

Seg. Type MHSK	Seg. # 1.2	Method: M04	Class	Area 178	Eff Area 178
Length	Width	Foundation	Ex. Wall VINYL	Roof Cover	
Roof Style		Floor	Plumbing		
Heat	Int. Comp.		Elect.	Yr. Blt. 1988	Eff. Yr. Blt: 1988
Cond. P F A G E	Adj. Codes		% Comp ___	Func ___	Econ ___
Lump Sum	Except Code/Year	Comments			

Seg. Type <u>MPGS</u>	Seg. # 2.1	Method: F09	Class 5	Area 126	Eff Area 126
Length 14	Width 9	Foundation	Ex. Wall	Roof Cover <u>FBRGL MTL</u>	
Roof Style <u>GABLE</u>		Floor DIRT	Plumbing		
Heat	Int. Comp.		Elect.	Yr. Blt. 1999	Eff. Yr. Blt: 1999
Cond. P F A G E	Adj. Codes FLCM		% Comp ___	Func ___	Econ ___
Lump Sum	Except Code/Year	Comments			

conc. for porch
perigone
Gable
(master)