

lak 8.29.25

Summary

Lead Appr: _____ Clerk: _____ Lead Clerk: _____ Appr: _____

Print Date:
8/4/2025

Acct ID: 133118

MTL: 073W03BB00501P1

Date: 8/20/25

Appr: 02

Prop Class: 019

RMV Prop Class: 019

Situs: 5026 BRIARWOOD CIR N # 36 KEIZER, OR 97303

MaSaNh: 13 05 000

Unit: 143500

Year: 2025

Last Date Appraised: 07/12/2024

Appraiser: THERESA SWEARINGEN

Retag: Y N

Tag info:

Owner: COOK, WILLIAM

Roll Type: MS

Cycle Tag Sales Verification

Other: _____

Inspection level: 1 2 3 4

LCB TTO

INSP

AV: 41150

RMV Land: 0

RMV Imp: 64590

RMV Total: 64590

MAV: 41150

MSAV: 0

SAV: 0

Comment: 24-25: SV; L2 07.12.24, TS

Notations

No notation data available.

OSDs

No OSD data available.

Land

No land data available.

Improvements - Residence / Manufactured Structures

Bldg: 1	Code Area: 24200	Stat Class: 457 -	Year Blt: 1994	Eff Year Blt: 1996	Sq.Ft: 1144	% Complete: 100
Desc: MANUF STRUCT, CLASS 5, 26' THROUGH 28' WIDE DOUBLE			Dimensions: 44x26		RMV: 64590	
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	5 -	Finished	1144	3	FB-2	1994	1996	SKIRT, ROOF+, HVAC+, KIT-, BATH - 2 Exception: Y N

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	
DECK	5	48	1996	486	1	Exception: Y N
GARDEN SHED	5	80	0	0	0	Exception: Y N
ROOF EXTENSION OR PATIO COVER	5	300	1996	4002	0	Exception: Y N

Improvements - Accessory Buildings

No improvement data available for all other stat class types.



ms

new roof,
floors,

original interior
dirty siding

SKETCH/AREA TABLE ADDENDUM

SUBJECT INFO					
File No.: 133118		Parcel No.: 073W03BB00501			
Property Address: 5026 BRIARWOOD CIR N #36					
City: KEIZER		County:	State: OR	ZipCode: 97303	
Owner:					
Client:		Client Address:			
Appraiser Name:		Inspection Date:			
SKETCH					
133118					
073W03BB00501					
GS					
GS					
<div><div><div>44'</div><div>DW</div><div>MA</div><div>1144sf</div><div>PR</div><div>26'</div></div></div>					
Sketch by ApexSketch					
AREA CALCULATIONS SUMMARY					
Code	Description	Factor	Net Size	Perimeter	Net Totals
MFH	MA	1.0	1144.0	140.0	1144.0
7-12-24 SV TS					
Net LIVABLE cnt 1 (rounded) 1,144					



Marion County
OREGON
ASSESSOR'S OFFICE

Appraiser Sales Verification From

Primary Acct: 133118

MTL: 073W03BB00501

MaSaNh/P.Class: 1305000/019

Appraiser: THERESA SWEARINGEN

MS Acct: 133118

Date Printed: 8/4/2025

Situs: 5026 BRIARWOOD CIR N # 36 KEIZER, OR 97303

Grantor:
FOSS, MYA

Grantee:
COOK, WILLIAM

Sale ID: 35612

Deed:

Accts In Sale:

Sale Date: 6/30/2025

Sale Price: 95,000

Condition Code: 00

Tax Statement RMV

Land & OSD: 0

Imp: 72,030

Total: 72,030

Ratio (Cert. Total RMV/Sale Price): 76

Attempt	Date/Time	Reason
1 st	8/20/25 10:45	LCB
2 nd		

Contact: William Cook Phone/email: 503-505-2635

1. Was the property listed on the open market? Days: 116 MLS: 826196 ☒ Y ☐ N

2. Was property other than real estate included in the sale? ☐ Y ☐ N
Describe: _____ Est. \$: _____

3. Did the seller pay closing costs or make other concessions? \$ _____ ☐ Y ☒ N

4. Was the sale between related parties? (business or family) ☐ Y ☒ N

5. Was this a distressed sale? E.g. foreclosure, short, court order, etc... ☐ Y ☐ N

6. Condition at time of sale: | ☒ Poor | Fair | Avg. | Good | Exc. | ☐ Y ☐ N
Describe: _____

7. Have any improvements been made since the time of sale? ☐ Y ☒ N
If yes, describe: _____

Price to Sell.

Paid Fair for issue

Comments:

asking 100,000

Flooring issues, Dry Rot Siding,
SubFloor issues in Bedroom
Rodent issue

Appraiser: 02 Date: 8/20/25