

Summary

Lead Appr: \_\_\_\_\_ Clerk: **lak 8.13.25** Lead Clerk: **MBH 8/13/25** Appr: \_\_\_\_\_

Print Date: 5/13/2025

Acct ID: 561854 MTL: 072W18AD10300 Date: **6/24/25** Appr: **SW** Prop Class: 161 RMV Prop Class: 161

Situs: 3003 SURFWOOD DR NE SALEM OR 97305 MaSaNh: 14 00 005 Unit: 131489 Year: 2025

Last Date Appraised: 09/01/2011 Appraiser: DAVID WENRICK Retag: Y N Tag info:

Owner: PEREZ SALVADOR Roll Type: R

Cycle **Sales Verification** **Other** **VE disqual** Inspection level: 1 2 **3** 4 **LCB** TTO INSP AV: 66780

RMV Land: 88500 RMV Imp: 51390 RMV Total: 139890 MAV: 66780 MSAV: 0 SAV: 0

Comment: Land: 1; Imp: DC = SHED/WALL MODIFIER

Re-MAV account **upd Inv (IO)**

Notations

No notation data available.

OSDs

Count	Code	Description	RMV	Code Area	Exception
1	URBA	URBAN - AVERAGE	15000	24620	0

Land

Site: 1	Code Area: 24620	Size: 5600 Sqft	Use Code: 001	Zone: RS	SAV Use:	Exception: 0
Class:	Value Source: Residential	Description:			RMV: 73500	Exception: Y N
Adjustment(s):			Fire Patrol:	Description:		
Comments:	56X100 . 05-06: RECALC SETUP; APPR no.04 DT 5/28/04.					

Improvements - Residence / Manufactured Structures

Bldg: 1	Code Area: 24620	Stat Class: 444	Year Blt: 1973	Eff Year Blt: <b>2000</b>	Sq.Ft: 840	% Complete: 100
Desc: MANUF STRUCT, CLASS 4, 14' WIDE SINGLE				Dimensions: 60x14	RMV: 26400	
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	840	2	FB-2	1973	<b>2000</b>	BATH - 2, FP - 1, KIT-, HVAC+, <b>Roof</b> , SKIRT	Y <b>N</b>

Accessories

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

Bldg: 1	Code Area: 24620	Stat Class: 138	Year Blt: 1974	Eff Year Blt: <b>2000</b>	Sq.Ft: 0	% Complete: 100
Desc: Res other improvements				Dimensions:	RMV: 24990	
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
Carport Detached	3	Unfinished	300	0	0	1974	<b>2000</b>	ROOF	Y <b>N</b>

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity
YARD IMPROVEMENTS AVERAGE	3	1	<b>2000</b>	14445	1
Exception: Y <b>N</b>					

Improvements - Accessory Buildings

No improvement data available for all other stat class types

**Roof, Paint, Wins, Siding**





**Marion County**  
OREGON  
ASSESSOR'S OFFICE

**Appraiser Sales Verification From**

Primary Acct: 561854  
MTL: 072W18AD10300  
MaSaNh/P.Class: 1400005/161  
Appraiser: DAVID WENRICK  
MS Acct: 124956

Date Printed: 5/12/2025

Situs: 3003 SURFWOOD DR NE SALEM OR 97305

Grantor:  
KISER, MARGARET

Grantee:  
PROPERTY MAX LLC

Sale ID: 33527      Tax Statement RMV  
Deed: 20255535      Land & OSD: 88,500  
Accts In Sale: 1      Imp: 39,620  
Sale Date: 02/28/2025      Total: 128,120  
Sale Price: 33,400      Ratio (Cert. Total RMV/Sale Price): 384  
Condition Code: 00 *Typed*

Attempt	Date/Time	Reason
1 <sup>st</sup>		
2 <sup>nd</sup>		

Contact: \_\_\_\_\_ Phone/email: \_\_\_\_\_

1. Was the property listed on the open market? Days: \_\_\_\_\_ MLS: \_\_\_\_\_

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

Y N
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. |  
Describe: \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

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

Y N

Comments:  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

Appraiser *DW* Date: *6/24/25*



**Marion County**  
OREGON  
ASSESSOR'S OFFICE

**Appraiser Sales Verification From**

Primary Acct: 561854  
MTL: 072W18AD10300  
MaSaNh/P.Class: 1400005/161  
Appraiser: DAVID WENRICK  
MS Acct: 124956

Date Printed: 5/12/2025

Situs: 3003 SURFWOOD DR NE SALEM OR 97305

Grantor:  
PROPERTY MAX LLC

Grantee:  
PEREZ, SALVADOR

Sale ID: 33869  
Deed: 20257894  
Accts In Sale: 1  
Sale Date: 03/20/2025  
Sale Price: 108,000  
Condition Code: 00  
Tax Statement RMV  
Land & OSD: 88,500  
Imp: 39,620  
Total: 128,120  
Ratio (Cert. Total RMV/Sale Price): 119

Attempt	Date/Time	Reason
1 <sup>st</sup>		
2 <sup>nd</sup>		

*26 Sale/Re-Sale w/in 4 mos of each other*

Contact: \_\_\_\_\_ Phone/email: \_\_\_\_\_

1. Was the property listed on the open market? Days: \_\_\_\_\_ MLS: \_\_\_\_\_

Y N
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Describe: \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

Y N
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If yes, describe: \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

Y N

Comments:  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

Appraiser *Dr* Date: *6/24/25*