

Acct ID: 533806 MTL: 084W36DD00400 Date: 8.13.25 Appr: GRH Prop Class: 401 RMV Prop Class: 401
 Situs: 4153 RIVERSIDE RD S SALEM OR 97306 MaSaNh: 06 06 000 Unit: 58207 Year: 2025
 Last Date Appraised: 10/12/2010 Appraiser: GERARDO RAMIREZ Retag: Y N Tag info: HERNANDEZ

Owner: MCFADDEN, JACK L Roll Type: R
 Cycle Tag Sales Verification Other: _____ Inspection level: 1 2 3 4 LCB TTO INSP AV: 306600
 RMV Land: 325520 RMV Imp: 397330 RMV Total: 722850 MAV: 306600 MSAV: 0 SAV: 0
 Comment:

Notations

Update inv

No notation data available.

OSDs

Count	Code	Description	RMV	Code Area	Exception
1	MKTA	OSD - AVERAGE	50000	14460	0

Land

Site: 2 Code Area: 14460 Size: 2.59 Acres Use Code: 004 Zone: NREST SAV Use: Exception: 0
 Class: Value Source: Rural at MKT Description: RMV: 275520 Exception: Y N
 Adjustment(s): VWGR Fire Patrol: Description:
 Comments: PER BOPTA 00-145 //F06-655 ACREAGE CORRECTION FOR R33806,R33803,R33802

Improvements - Residence / Manufactured Structures

Exterior updates goman

Bldg: 1 Code Area: 14460 Stat Class: 143 Year Blt: 1977 Eff Year Blt: 1977 Sq.Ft: 2472 % Complete: 100
 Desc: One Story with basement *Roof, windows* Dimensions: RMV: 386910
 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	1588	3	FB-2	1977	<u>1977</u>	ROOF, FP - 2, HVAC+, KIT, BATH - 2	Y N
Basement	4	Finished	884	0	FB-1	1977	<u>1977</u>	HVAC+, BATH - 1	Y N
Garage Basement	4	Unfinished	602	0	0	1977	<u>1977</u>		Y N

Accessories

1990

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception
YARD IMPROVEMENTS AVERAGE <i>part</i>	4	1	1977	24717	1	Y N

Bldg: 2 Code Area: 14460 Stat Class: 108 Year Blt: 2005 Eff Year Blt: 2005 Sq.Ft: 0 % Complete: 100
 Desc: Residential Other Improvements Dimensions: RMV: 10420
 Func Obsc: 100 Econ %: 100 Other %: 100 Exception: 0 Adjust: Adjust RMV: 0

more to MA accessories

No floor data available

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception
ASPHALT DRIVEWAY	1	3818	2005	10423	1	Y N

Improvements - Accessory Buildings

No improvement data available for all other stat class types.

SKETCH/AREA TABLE ADDENDUM

Parcel No 084W36DD00400

File No R33806

Property Address 4153 RIVERSIDE RD S

City SALEM

County MARION

State OR

Zip 97306

Owner

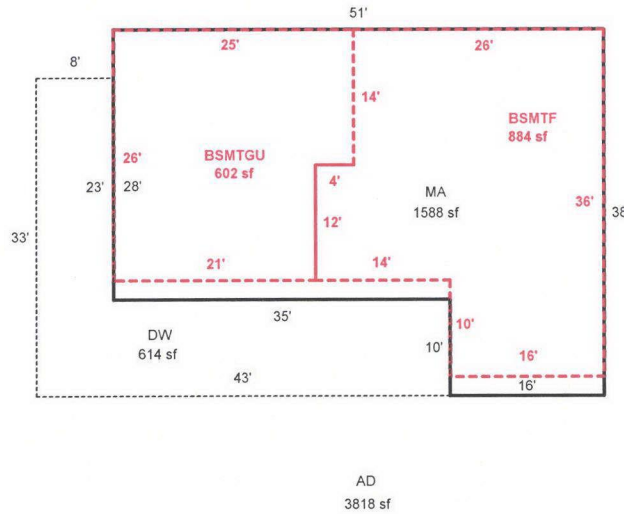
Client

Appraiser Name

SUBJECT

IMPROVEMENTS SKETCH

R33806
084W36DD00400
SCALE=1:20



Scale: 1" = 20'

AREA CALCULATIONS

AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GLA1	MA	1.00	1588	178	1588
GLA0	BSMTF	1.00	884	132	884
GAR	BSMTGU	1.00	602	102	602
E/P	DW	1.00	614	152	614

Comment Table 1

DRAWN BY JRONDEMA 5/14/18

Comment Table 2

GRH 8.13.25

Comment Table 3

CYCLE L2

Net LIVABLE Area (rounded w/ factors) 2472





R33806 10/12/10