

**Summary**

Lead Appr: \_\_\_\_\_ Clerk: **Chris 9/14/23** Lead Clerk: \_\_\_\_\_ Appr: \_\_\_\_\_

Acct ID: 535477 MTL: 092W210001200 Date: **7/7/23** Appr: **WW/JS** Prop Class: 559 RMV Prop Class: 559  
 Situs: 12450 DUCKFLAT RD SE TURNER OR 97392 MaSaNh: 07 06 000 Unit: 145838 Year: 2023  
 Last Date Appraised: 05/13/2021 Appraiser: MATT LORD Retag: Y N Tag info: 2023 - FARM/FOREST (L4: IMAGERY ONLY REVIEW)  
 Owner: YU, HUALI QIN Roll Type: R  
 Cycle Tag Sales Verification Other: **FF** Inspection level: 1 **2** 3 4 LCB TTO INSP AV: 94189  
 RMV Land: 231830 RMV Imp: 105080 RMV Total: 336910 MAV: 91270 MSAV: 11139 SAV: 50621  
 Comment: LEVEL 4 5.13.21 CL10

**Upd soil + disqual for no farm use**

**Notations**

RP/MS	Code	Description
MS	ZONED	FARM EFU ZONED

**OSDs**

Count	Code	Description	RMV	Code Area	Exception
1	SAF	SA OSD - FAIR	35000	05590	0

**Land**

Site: 1 Code Area: 05590 Size: 1.00 Acres Use Code: 005 Zone: REST SAV Use: 011 Exception: 0  
 Class: Value Source: Farm Homesite **4BD** Description: RMV: 39370 Exception: Y N  
 Adjustment(s): Fire Patrol: Description:  
 Comments: Liability year - 2009 / 21-22: DISCONTINUE PART TOTALS / 16-17: PER #36 WATER RIGHTS FOR 18.0 ACRES SOLD BY DEED (RECORDING NUMBER 3848- 0272). CHG SOIL CLASS AND SCHEDULE.

Site: 2 Code Area: 05590 Size: 4.00 Acres Use Code: 005 Zone: REST SAV Use: 012 Exception: 0  
 Class: 4BD Value Source: Farm Use - EFU Description: FOUR BENCH DRY RMV: 157460 Exception: Y N  
 Adjustment(s): Fire Patrol: Description:  
 Comments: Liability year - 1980

**Improvements - Residence / Manufactured Structures**

Bldg: 1 Code Area: 05590 Stat Class: 463 Year Blt: 1969 Eff Year Blt: 1960 Sq.Ft: 1408 % Complete: 100  
 Desc: MANUF STRUCT, CLASS 6, 12' WIDE SINGLE Dimensions: RMV: 33560  
 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	6	Finished	1408	2	FB-1	1969	1960	BATH - 1, FP, KIT-, ROOF+, SKIRT	Y N

**Accessories**

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

Bldg: 2 Code Area: 05590 Stat Class: 108 Year Blt: Eff Year Blt: Sq.Ft: 0 % Complete: 100  
 Desc: Residential Other Improvements Dimensions: RMV: 2450  
 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
No floor data available								

**Accessories**

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity
ENCLOSED PORCH	6	120	0	2448	1
Exception: Y N					

**Improvements - Accessory Buildings**

Bldg: 1 Code Area: 05590 Stat Class: 351 Year Blt: 1997 Eff Year Blt: 1997 Sq.Ft: 2496 % Complete: 100  
 Desc: General Purpose Building (GB) Dimensions: 48x52 RMV: 21220  
 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	2496	0	0	1997	1997		Y N

**Accessories**

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

Bldg: 3 Code Area: 05590 Stat Class: 341 Year Blt: 1991 Eff Year Blt: 1991 Sq.Ft: 192 % Complete: 100

Desc: Multi Purpose Shed (MP)				Dimensions: 12x16		RMV: 3230			
Func Obsc: 100	Econ %: 100	Other %: 100	Exception: 0		Adjust:	Adjust RMV: 0			
<b>Floors</b>									
Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory	
Multi-Purpose Bldg	6	Finished	192	0	0	1991	1991	FAIR	Exception: Y N

<b>Accessories</b>								
Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity			
No accessory data available								

Bldg: 4	Code Area: 05590	Stat Class: 353	Year Blt: 1990	Eff Year Blt: 1990	Sq.Ft: 2400	% Complete: 100		
Desc: Machine Shed (MS)				Dimensions: 48x50		RMV: 11770		
Func Obsc: 100	Econ %: 100	Other %: 100	Exception: 0		Adjust:	Adjust RMV: 0		

<b>Floors</b>									
Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory	
Machine Shed	5	Finished	2400	0	0	1990	1990	FAIR	Exception: Y N

<b>Accessories</b>								
Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity			
No accessory data available								

Bldg: 5	Code Area: 05590	Stat Class: 341	Year Blt: 1991	Eff Year Blt: 1991	Sq.Ft: 160	% Complete: 100		
Desc: Multi Purpose Shed (MP)				Dimensions: 16x10		RMV: 1570		
Func Obsc: 100	Econ %: 100	Other %: 100	Exception: 0		Adjust:	Adjust RMV: 0		

<b>Floors</b>									
Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory	
Multi-Purpose Bldg	5	Finished	160	0	0	1991	1991	FAIR	Exception: Y N

<b>Accessories</b>								
Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity			
No accessory data available								

Bldg: 6	Code Area: 05590	Stat Class: 351	Year Blt: 1986	Eff Year Blt: 1986	Sq.Ft: 1536	% Complete: 100		
Desc: General Purpose Building (GB)				Dimensions: 48x32		RMV: 8320		
Func Obsc: 100	Econ %: 100	Other %: 100	Exception: 0		Adjust:	Adjust RMV: 0		

<b>Floors</b>									
Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory	
General Purpose Bldg	5	Finished	1536	0	0	1986	1986	FAIR	Exception: Y N

<b>Accessories</b>								
Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity			
No accessory data available								

Bldg: 7	Code Area: 05590	Stat Class: 311	Year Blt: 1986	Eff Year Blt: 1986	Sq.Ft: 5600	% Complete: 100		
Desc: Feeder Barn (FB)				Dimensions:		RMV: 15350		
Func Obsc: 100	Econ %: 100	Other %: 100	Exception: 0		Adjust:	Adjust RMV: 0		

<b>Floors</b>									
Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory	
Feeder Barn	5	Finished	5600	0	0	1986	1986	FAIR	Exception: Y N

<b>Accessories</b>								
Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity			
No accessory data available								

Bldg: 8	Code Area: 05590	Stat Class: 351	Year Blt: 1986	Eff Year Blt: 1986	Sq.Ft: 1024	% Complete: 100		
Desc: General Purpose Building (GB)				Dimensions:		RMV: 5740		
Func Obsc: 100	Econ %: 100	Other %: 100	Exception: 0		Adjust:	Adjust RMV: 0		

<b>Floors</b>									
Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory	
General Purpose Bldg	5	Finished	1024	0	0	1986	1986	FAIR	Exception: Y N

<b>Accessories</b>								
Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity			
No accessory data available								

Bldg: 9	Code Area: 05590	Stat Class: 355	Year Blt: 1991	Eff Year Blt: 1991	Sq.Ft: 768	% Complete: 100		
Desc: Lean-to Heavy (LTH)				Dimensions:		RMV: 1870		
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
Lean-to Heavy Duty	5	Finished	768	0	0	1991	1991	Exception: Y N

**Accessories**

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

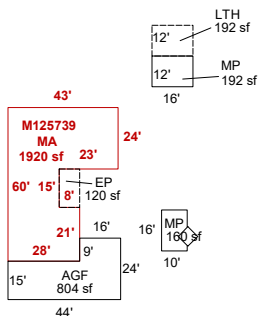


# SKETCH/AREA TABLE ADDENDUM

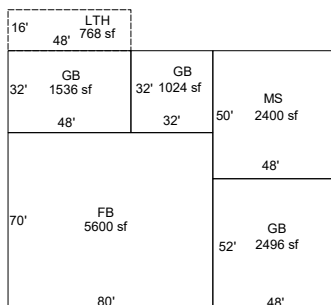
## SUBJECT INFO

File No.: 535477 Parcel No.: 092W21 01200  
 Property Address: 12450 DUCKFLAT RD SE  
 City: TURNER County: MARION State: OR ZipCode: 97392  
 Owner:  
 Client: Client Address:  
 Appraiser Name: Inspection Date:

## SKETCH



535477  
 092W21 01200  
 SCALE=1:70  
 N



Sketch by ApexSketch

AREA CALCULATIONS SUMMARY						COMMENT TABLE 1	
Code	Description	Factor	Net Size	Perimeter	Net Totals		
GBA1	MS	1.0	2400.0	196.0		DRAWN BY JRONDEMA 6/6/18 UPDATED BY JRONDEMA 1/23/19  <span style="color: blue; font-weight: bold; font-size: 1.2em;">FF L2 7/7/23 WW/JS</span>	
	GB	1.0	1024.0	128.0			
	LTH	1.0	768.0	128.0			
	MP	1.0	160.0	52.0			
	FB	1.0	5600.0	300.0			
	GB	1.0	1536.0	160.0			
	GB	1.0	2496.0	200.0			
	MP	1.0	192.0	56.0			
	LTH	1.0	192.0	56.0	14368.0		
GLA1	MA	1.0	1920.0	222.0	1920.0	COMMENT TABLE 2	COMMENT TABLE 3
GAR	AGF	1.0	804.0	136.0	804.0		
P/P	EP	1.0	120.0	46.0	120.0		
	Net LIVABLE	cnt	1 (rounded)		1,920		
	Net BUILDING	cnt	9 (rounded)		14,368		