

Acct ID: 540332 MTL: 091E050001800 Date: **8-15-15** Appr: **Luca** Prop Class: 551 RMV Prop Class: 501
 Situs: 16822 FERN RIDGE RD SE STAYTON OR 97383 MaSaNh: 01 06 000 Unit: 86360 **Imp 9-8-25** Year: 2025
 Last Date Appraised: 12/05/2024 Appraiser: CLINT LUKE Retag: **Y** Tag info: 2025 - Tags/Permit (Demolished)
 Owner: BOEDIGHEIMER, LAURIE Roll Type: R
 Cycle Tag Sales Verification Other: _____ Inspection level: 1 2 3 4 LCB TTO INSP AV: 556737
 RMV Land: 873200 RMV Imp: 824960 RMV Total: 1698160 MAV: 447760 MSAV: 108977 SAV: 302120
 Comment: 25-26 L3 12/5/24 CLUKE
 24-25 L3 1/3/24 CLUKE
 23-24: L3 12.5.22 CL
 22-23: L4 4.13.22 CL
 22-23: LEVEL 3 CL 12.7.21

Notations

RP/MS	Code	Description
RP	ZONED	FARM EFU ZONED

OSDs

Count	Code	Description	RMV	Code Area	Exception
2	SAF	SA OSD - FAIR	40000	29540	0

Land **Grass Sosa**

Site: 1 Code Area: 29540 Size: 1.00 Acres Use Code: 005 Zone: REST SAV Use: 011 Exception: 0
 Class: 4HI Value Source: Farm Homesite Description: FOUR HILL IRR RMV: 6730 Exception: Y N
 Adjustment(s): IRR Fire Patrol: SA004 Description: FIRE PATROL
 Comments: Liability year - 2009
 25-26: Land classes ok
 20-21: PER #10 ADJ SOIL CLASSES// 15-16: PER #36 CHG OSD

Site: 3 Code Area: 29540 Size: 112.50 Acres Use Code: 005 Zone: REST SAV Use: 011 Exception: 0
 Class: 4HI Value Source: Farm Use - EFU Description: FOUR HILL IRR RMV: 794710 Exception: Y N
 Adjustment(s): IRR Fire Patrol: SA004 Description: FIRE PATROL
 Comments: Liability year - 1974 / 01-02; CHANGED SOIL CLASS FROM 3 HILL IRR TO 4 HILL IRR /01-02; UPDATED LAND MARKET VALUE BASED ON PART TOTAL INFORMATION

Site: 4 Code Area: 29540 Size: 4.72 Acres Use Code: 005 Zone: REST SAV Use: 011 Exception: 0
 Class: 4HD Value Source: Woodlot Description: FOUR HILL DRY RMV: 31760 Exception: Y N
 Adjustment(s): IRR Fire Patrol: SA004 Description: FIRE PATROL
 Comments: Liability year - 1980
 24-25: Updated land class. Roll from DFL to Farm Woodlot
 01-02; UPDATED LAND MARKET VALUE BASED ON PART TOTAL INFORMATION
 /02-03: REAPPRAISAL /02-03: CHANGED FOREST DESIG FROM FBO TO FCO

Improvements - Residence / Manufactured Structures

Bldg: 1 Code Area: 29540 Stat Class: 132 Year Blt: 1907 Eff Year Blt: 1907 Sq.Ft: 2001 % Complete: 100
 Desc: Multi Story above grade Dimensions: RMV: 118470
 Func Obsc: 100 Econ %: 100 Other %: 100 Exception: 0 Adjust: Adjust RMV: 0

Floors **NC**

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory	Exception
First Floor	3	Finished	1312	1	FB-1	1907	1907	KIT-, FP - 1, HVAC, ROOF, BATH - 1	Y N
Attic	3	Finished	689	2	0	1907	1907		Y N

Accessories

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

Bldg: 5 Code Area: 29540 Stat Class: 142 + Year Blt: 2017 Eff Year Blt: 2017 Sq.Ft: 3508 % Complete: 100
 Desc: Multi Story above grade Dimensions: RMV: 627970
 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	4 +	Finished	2080	1	FB-1/ HB-1	2017	2017	BTH - 1, KIT, HVAC, ROOF, BATH - 1	Exception: Y N
Second Floor	4 +	Finished	1428	3	FB-1	2017	2017	BATH - 1, HVAC	Exception: Y N
Garage Attached	4	Finished	790	0	0	2017	2017	ROOF	Exception: Y N

AN AVB

Y14A

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	
DECK	4	696	2019	13642	1	Exception: Y N
ROOF EXTENSION OR PATIO COVER	4	696	2019	19780	1	Exception: Y N

Improvements - Accessory Buildings

Bldg: 2 Code Area: 29540 Stat Class: 312 Year Blt: 1989 Eff Year Blt: 1989 Sq.Ft: 3000 % Complete: 100
 Desc: Loft Barn (LB) Dimensions: 60x50 RMV: 11290
 Func Obsc: 50 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	
Loft Barn	4	Finished	3000	0	0	1989	1989	FAIR	Exception: Y N

20%

Accessories

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

Bldg: 3 Code Area: 29540 Stat Class: 353 Year Blt: 1971 Eff Year Blt: 1990 Sq.Ft: 2520 % Complete: 100
 Desc: Machine Shed (MS) Dimensions: 84x30 RMV: 11320
 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	
Machine Shed	5	Finished	2520	0	0	1971	1990	FAIR	Exception: Y N

40%

Accessories

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

Bldg: 4 Code Area: 29540 Stat Class: 351 Year Blt: 2014 Eff Year Blt: 2014 Sq.Ft: 3600 % Complete: 100
 Desc: General Purpose Building (GB) Dimensions: 40x90 RMV: 55910
 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	
General Purpose Bldg	5	Finished	3600	0	0	2014	2014	FAIR	Exception: Y N

AVB

Accessories

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

SKETCH/AREA TABLE ADDENDUM

Parcel No **091E05 01800**

File No **R40332**

SUBJECT

Property Address **16822 FERN RIDGE RD SE**

City **STAYTON**

State **OR**

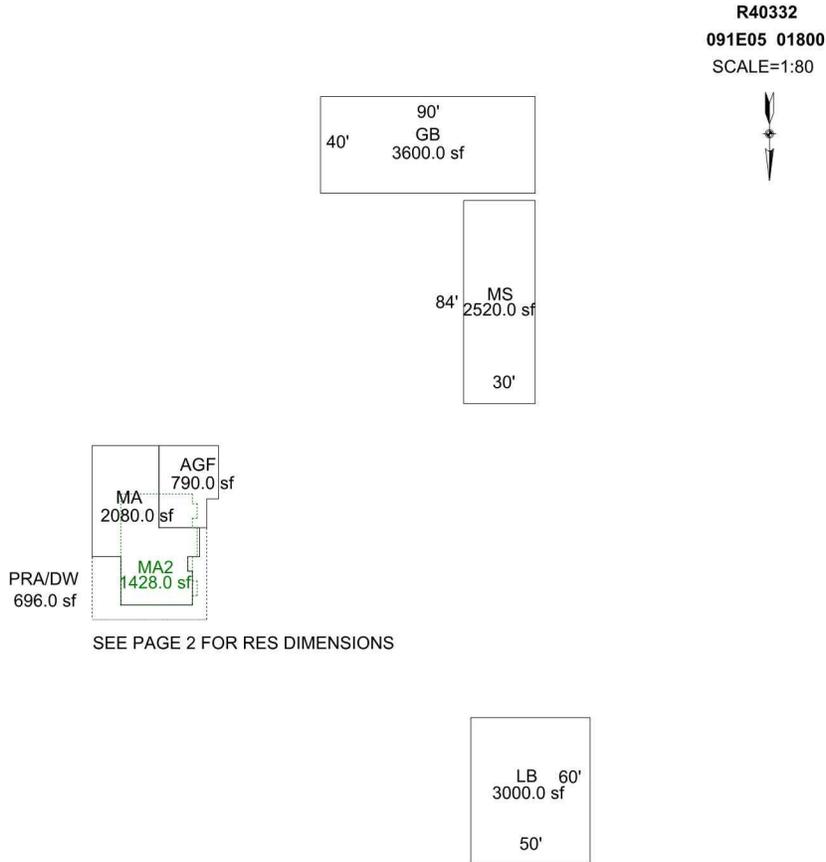
Zip **97383**

Owner

Client

Appraiser Name

IMPROVEMENTS SKETCH



Scale: **1" = 40'**

AREA CALCULATIONS

AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GLA1	MA	1.00	2080.00	226.0	2080.00
GLA2	MA2	1.00	1428.00	164.0	1428.00
GBA1	MS	1.00	2520.00	228.0	9120.00
	LB	1.00	3000.00	220.0	
	GB	1.00	3600.00	260.0	
GAR	AGF	1.00	790.00	118.0	790.00
YI1	PRA/DW	1.00	696.00	216.0	696.00
Net LIVABLE Area		(rounded w/ factors)			3508
Net BUILDING Area		(rounded w/ factors)			9120

Comment Table 1

Apex by CW 1/8/15
 UPDATED BY JRONDEMA 9/7/17
 UPDATED BY JRONDEMA 3/2/18
 UPD BY PH 01.14.20

Comment Table 2

12.17.19 CL #10

Comment Table 3

TAGS

*Area 8-25-25
cycles 24*

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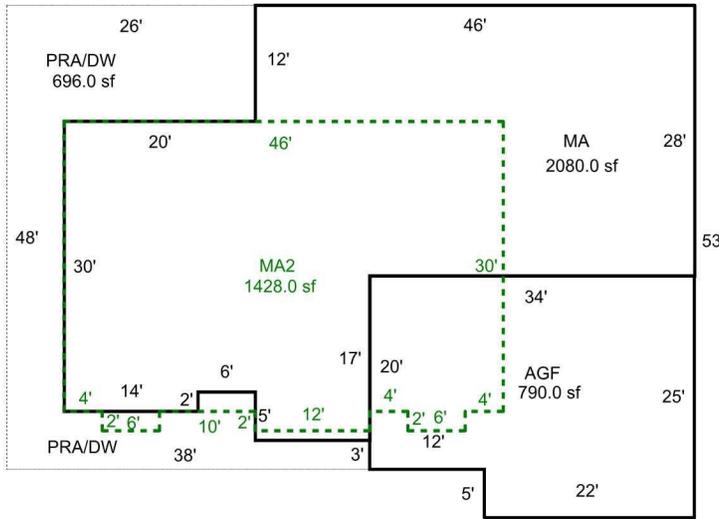
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IMPROVEMENTS SKETCH



R40332
091E05 01800

SCALE 1:20



SEE PAGE 1 FOR ALL BLDGS

Scale: **1" = 40'**

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Code	Description	Factor	Net Size	Perimeter	Net Totals
GLA1	MA	1.00	2080.00	226.0	2080.00
GLA2	MA2	1.00	1428.00	164.0	1428.00
GAR	AGF	1.00	790.00	118.0	790.00
YI1	PRA/DW	1.00	696.00	216.0	696.00

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Give 8.75-25
 query

Net LIVABLE Area (rounded w/ factors) 3508