

Acct ID: 540681 MTL: 091E08D001600 Date: 8-20-25 Appr: CLINT Prop Class: 559 RMV Prop Class: 559
 Situs: 17444 OLD MEHAMA RD SE STAYTON OR 97383 MaSaNh: 01 06 000 Unit: 78549 Year: 2025
 Last Date Appraised: 08/25/2011 Appraiser: CLINT LUKE Retag: Y N Tag info: _____
 Owner: WELLBORN, DAVID M Roll Type: R
 Cyc: Tag Sales Verification Other: _____ Inspection level: 1 2 3 4 LCB TTO INSP AV: 133351
 RMV Land: 431610 RMV Imp: 157920 RMV Total: 589530 MAV: 105870 MSAV: 27481 SAV: 52674
 Comment: FIRE PATROL CHG ON THIS ACCT, NOT ON MULT CODE R40680

IMP 8-29-25
CLINT

Notations

RP/MS	Code	Description
MS	ZONED	FARM EFU ZONED
MS	ZONED	FARM EFU ZONED
RP	ZONED	FARM EFU ZONED

OSDs

Count	Code	Description	RMV	Code Area	Exception
2	SAA	SA OSD - AVERAGE	50000	29540	0

Land

GRASS SEED

Site: 2	Code Area: 29540	Size: 1.00 Acres	Use Code: 005	Zone: REST	SAV Use: 011	Exception: 0
Class:	Value Source: Farm Homesite	Description:			RMV: 28480	Exception: Y N
Adjustment(s):	WASTE	Fire Patrol: SA004	Description: FIRE PATROL			
Comments:	Liability year - 2009 / 2900040					
Site: 3	Code Area: 29540	Size: 12.35 Acres	Use Code: 005	Zone: REST	SAV Use: 011	Exception: 0
Class: 4BDS	Value Source: Farm Use - EFU	Description: FOUR BENCH DRY SPECIAL SOUTH			RMV: 351680	Exception: Y N
Adjustment(s):	WASTE	Fire Patrol: SA004	Description: FIRE PATROL			
Comments:	Liability year - 1980 / 2900040: 01-02; CHANGED SOIL CLASS FROM 3 BENCH DRY TO 4 BENCH DRY					
Site: 4	Code Area: 29540	Size: 1.70 Acres	Use Code: 005	Zone: REST	SAV Use: 011	Exception: 0
Class: WST	Value Source: WASTE RURAL	Description: Rural WASTELAND			RMV: 1450	Exception: Y N
Adjustment(s):	WASTE	Fire Patrol: SA004	Description: FIRE PATROL			
Comments:	Liability year - 1980 / //08-09: Market wasteland study by GW39 - change from wasteland to wasteland-M//00-01: 0290000, UPDATE OF MKT VALUES 02-03: REAPPRAISAL					

Improvements - Residence / Manufactured Structures

Bldg: 1	Code Area: 29540	Stat Class: 138	Year Blt: 1997	Eff Year Blt: 1997	Sq.Ft: 0	% Complete: 100
Desc:	Res other improvements		Dimensions:	RMV: 71920		
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
Garage Detached	3	Finished	576	0	0	1997	1997	ROOF <u>AVG</u>	Y N

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception
YARD IMPROVEMENTS GOOD	3	1	1997	27927	1	Y N

Bldg: 2	Code Area: 29540	Stat Class: 467	Year Blt: 1996	Eff Year Blt: 1996	Sq.Ft: 1539	% Complete: 100
Desc:	MANUF STRUCT, CLASS 6, 26' THROUGH 28' WIDE DOUBLE		Dimensions:	RMV: 73160		
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	1539	3	FB-2	1996	1996	KIT, HVAC+, ROOF, SKRT+, BATH - 2	Y N

Accessories

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

Improvements - Accessory Buildings

Bldg: 3	Code Area: 29540	Stat Class: 351	Year Blt: 2005	Eff Year Blt: 2005	Sq.Ft: 900	% Complete: 100
Desc:	General Purpose Building (GB)		Dimensions: 30x30	RMV: 12840		
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: Y N
General Purpose Bldg	5	Finished	900	0	0	2005	2005	AVB	

OK

Accessories

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

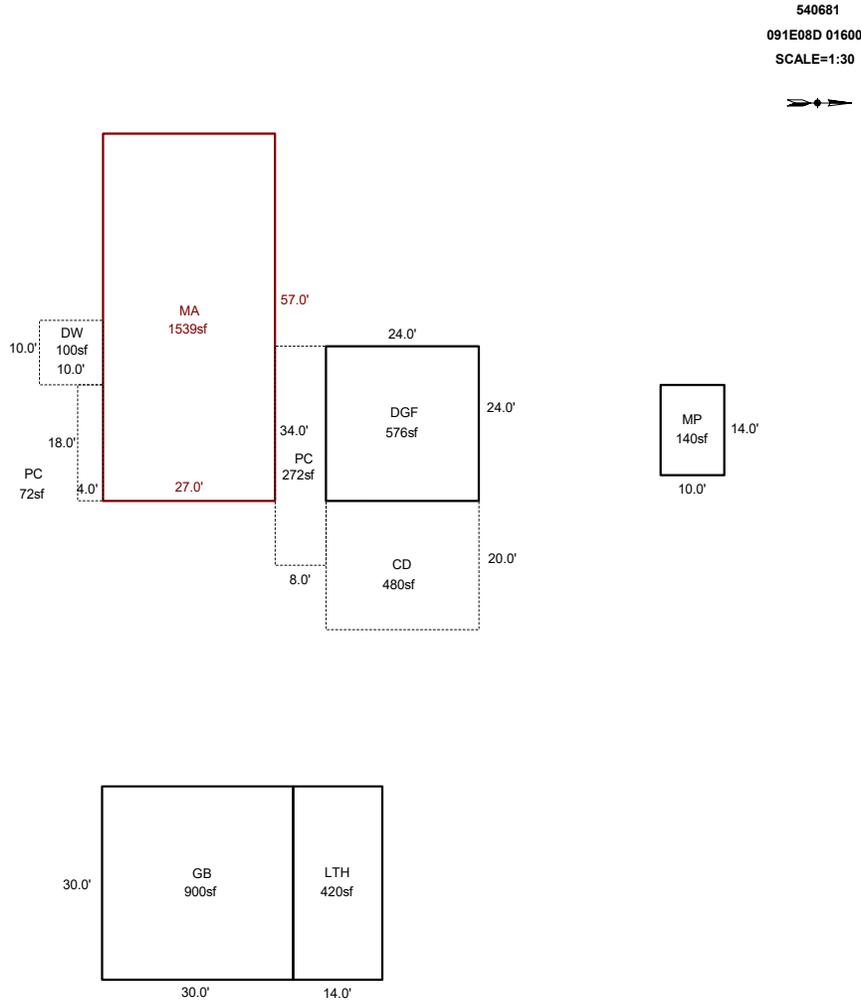
MPG 10x14 AVE 60% 1/0
 LTH 14x30 60% 1/0

SKETCH/AREA TABLE ADDENDUM

SUBJECT INFO

File No.: 540681 Parcel No.: 091E08D 01600
 Property Address: 17444 OLD MEHAMA RD SE
 City: STAYTON County: MARION State: OR ZipCode: 97383
 Owner:
 Client: Client Address:
 Appraiser Name: Inspection Date:

SKETCH



AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GBA1	GB	1.0	900.0	120.0	
	MP	1.0	140.0	48.0	
	LTH	1.0	420.0	88.0	1460.0
GLA1	MA	1.0	1539.0	168.0	1539.0
GAR	DGF	1.0	576.0	96.0	576.0
P/P	PC	1.0	72.0	44.0	
	DW	1.0	100.0	40.0	
	CD	1.0	480.0	88.0	
	PC	1.0	272.0	84.0	924.0
	Net LIVABLE	cnt	0 (rounded)		1,539
	Net BUILDING	cnt	3 (rounded)		1,460

COMMENT TABLE 1

DRAWN BY JRONDEMA 8/9/18
 UPDATED BY CLOBERG 08/28/25

COMMENT TABLE 2

CLUKE 08/20/25

COMMENT TABLE 3

CYCLE L4