

Acct ID: 541046 MTL: 092E17BC01500 Date: **2-21-25** Appr: **EMC** Prop Class: 017 RMV Prop Class: 401  
 Situs: 23137 SALMONBERRY LN SE LYONS OR 97358 MaSaNh: 01 06 007 Unit: 87647 Year: 2025

Last Date Appraised: 10/26/2022 Appraiser: CLINT LUKE Retag: Y **N** Tag info: \_\_\_\_\_  
 Owner: BAKKE, KEVIN L & BAKKE, JANINE M Roll Type: R  
 Cycle Tag Sales Verification Other: \_\_\_\_\_ Inspection level: 1 2 3 4 LCB TTO INSP AV: 328480  
 RMV Land: 307830 RMV Imp: 240450 RMV Total: 548280 MAV: 250590 MSAV: 77890 SAV: 90030  
 Comment: 23-24: L3 10.26.22 CL  
 22-23: L2 10.13.21 CL  
 LEVEL 4 12.22.20 WV06//

**INPUT  
2-21-25  
EMC**

RHSA

**Notations**

No notation data available.

**OSDs**

Count	Code	Description	RMV	Code Area	Exception
1	MKTA	OSD - AVERAGE	50000	29544	0

**Land**

Site: 1	Code Area: 29544	Size: 2.00 Acres	Use Code: 004	Zone: NREST	SAV Use:	Exception: 0
Class: 4BDS	Value Source: Rural at MKT	Description: FOUR BENCH DRY SPECIAL SOUTH	RMV: 252310	Exception: Y	N	
Adjustment(s):	H2OGR, WASTE	Fire Patrol: SA004	Description: FIRE PATROL			
Comments:	22-23: Traffic adjustment removed due to market study 21-22: PER #06 DEL ALL IMPS, OSD// 03-04: REAPPRAISAL					
Site: 2	Code Area: 29544	Size: 0.65 Acres	Use Code: 004	Zone: NREST	SAV Use:	Exception: 0
Class: WST	Value Source: MarketWater	Description: Rural WASTELAND	RMV: 5520	Exception: Y	N	
Adjustment(s):	H2OGR, WASTE	Fire Patrol: SA004	Description: FIRE PATROL			
Comments:	North Santiam River					

**Improvements - Residence / Manufactured Structures**

Bldg: 1	Code Area: 29544	Stat Class: 132	Year Blt: 2021	Eff Year Blt: 2021	Sq.Ft: 1378	% Complete: 100	
Desc:	Multi Story above grade					Dimensions:	RMV: 222240
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	3	Finished	988	1	FB-1	2021	2021	HVAC+, KIT, BATH - 1, ROOF	Y N
Attic	3	Finished	390	1	FB-1	2021	2021	BATH - 1, HVAC	Y N

**Accessories**

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception
YARD IMPROVEMENTS GOOD	3	0	2021	31779	1	Y N

Bldg: 4	Code Area: 29544	Stat Class: RBH	Year Blt:	Eff Year Blt:	Sq.Ft: 0	% Complete: 100	
Desc:	Rebuilt Homestead Residence					Dimensions:	RMV: 0
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
No accessory data available					

**Improvements - Accessory Buildings**

Bldg: 2	Code Area: 29544	Stat Class: 351	Year Blt: 2022	Eff Year Blt: 2022	Sq.Ft: 672	% Complete: 100	
Desc:	General Purpose Building (GB)					Dimensions: 28x24	RMV: 14850
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	672	0	0	2022	2022	FMR	Y N

**Accessories**

**Description** **Class** **Size SqFt** **Eff Yr Blt** **RMV** **Quantity**

No accessory data available

Bldg: 3 Code Area: 29544 Stat Class: 356 Year Blt: 2022 Eff Year Blt: 2022 Sq.Ft: 288 % Complete: 100  
Desc: Lean-to Excellent (LTE) Dimensions: 24x12 RMV: 3360  
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
Lean-to Excellent	4	Finished	288	0	0	2022	2022	FA R	

**Accessories**

**Description** **Class** **Size SqFt** **Eff Yr Blt** **RMV** **Quantity**

No accessory data available

Bldg: 5 Code Area: 29544 Stat Class: RBO Year Blt: Eff Year Blt: Sq.Ft: 0 % Complete: 100  
Desc: Rebuilt Homestead Outbuilding Dimensions: RMV: 0  
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
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No floor data available

**Accessories**

**Description** **Class** **Size SqFt** **Eff Yr Blt** **RMV** **Quantity**

No accessory data available

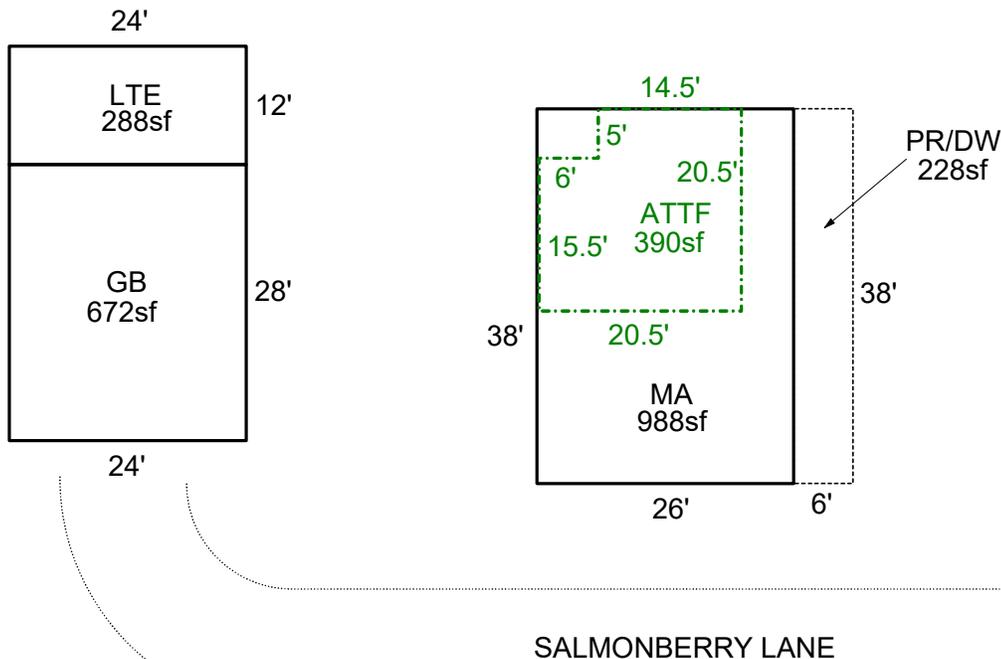
# SKETCH/AREA TABLE ADDENDUM

## SUBJECT INFO

File No.: 541046 Parcel No.: 092E17BC01500  
 Property Address: 23137 SALMONBERRY LN SE  
 City: LYONS County: Marion State: OR ZipCode: 97358  
 Owner:  
 Client: Client Address:  
 Appraiser Name: Inspection Date:

## SKETCH

**541046**  
**092E17BC01500**  
 SCALE 1:30



Sketch by ApexSketch

### AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GBA1	GB	1.0	672.0	104.0	
	LTE	1.0	288.0	72.0	960.0
GLA1	MA	1.0	988.0	128.0	988.0
GLA2	ATTF	1.0	390.3	82.0	390.3
P/P	PR/DW	1.0	228.0	88.0	228.0
Net LIVABLE		cnt	2 (rounded)		1,378
Net BUILDING		cnt	2 (rounded)		960

### COMMENT TABLE 1

UPDATED BY CJURAN 01/28/2021  
 UPDATED BY CJURAN 03/17/2021 555-21-000459  
 UPDATED BY CJURAN 01/25/2022 555-21-011506  
 UPDATED BY CJURAN 11/14/2022  
 UPDATED BY CLOBERG 11/04/24

### COMMENT TABLE 2

WV #06 12/22/2020 AOG  
 10/26/2022 CL #10

### COMMENT TABLE 3

TAGS L3