

Acct ID: 547463 MTL: 102W07CD00900 Date: 6/10/25 Appr: MAL Prop Class: 401 RMV Prop Class: 401
 Situs: 16877 EMERALD GREEN LN SE JEFFERSON OR 97352 MaSaNh: 07 06 000 Unit: 109017 Year: 2024
 Last Date Appraised: 12/16/2019 Appraiser: MATT LORD Retag: Y N Tag info: 2025
 Owner: SHELTON, BLAKE K Roll Type: R
Cycle Tag Sales Verification Other: _____ Inspection level: 1 2 3 4 LCB TTO INSP AV: 269010
 RMV Land: 220860 RMV Imp: 247930 RMV Total: 468790 MAV: 269010 MSAV: 0 SAV: 0
 Comment:

Notations 25.26 cycle

OSDs

Count	Code	Description	RMV	Code Area	Exception
1	MKTG	OSD - <u>GOOD</u> <u>AVG</u>	55000	14530	0

Land

Site: 1 Code Area: 14530 Size: 0.90 Acres Use Code: 004 Zone: NREST SAV Use: Exception: 0
 Class: Value Source: Rural at MKT Description: RMV: 165860 Exception: Y N
 Adjustment(s): Fire Patrol: Description:
 Comments: 2003-04 REAPPRAISAL. 04-05: LAND ADJUSTMENTS ZBESS .44 IRR
ZBSS .46 2-Soil

Improvements - Residence / Manufactured Structures

Bldg: 1 Code Area: 14530 Stat Class: 141 Year Blt: 1975 Eff Year Blt: 1988 Sq.Ft: 1582 % Complete: 100
 Desc: One Story Only Dimensions: RMV: 226950
 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	1582	3	FB-2	1975	1988	BATH - 2, KIT, HVAC, FP - 1, ROOF	Y N
Garage Attached	4	Low Cost	506	0	0	1975	1988	ROOF	Y N

Accessories

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

Bldg: 2 Code Area: 14530 Stat Class: 108 Year Blt: 1975 Eff Year Blt: 1975 Sq.Ft: 0 % Complete: 100
 Desc: Residential Other Improvements Dimensions: RMV: 20980
 Func Obsc: 100 Econ %: 100 Other %: 100 Exception: 0 Adjust: Adjust RMV: 0

Floors

No floor data available

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception
CONCRETE DRIVEWAY	1	1974	1975	4875	1	Y N
DECK	1	381	1988	6957	1	Y N
PATIO	1	211	1988	963	1	Y N
ROOF EXTENSION OR PATIO COVER	1	55	1988	1324	1	Y N
ROOF EXTENSION OR PATIO COVER	1	105	1988	2527	1	Y N
ROOF EXTENSION OR PATIO COVER	1	180	1988	4333	1	Y N

Improvements - Accessory Buildings

No improvement data available for all other stat class types.

MP
4
10x25
2024 EFF
 Fair
 Excep.

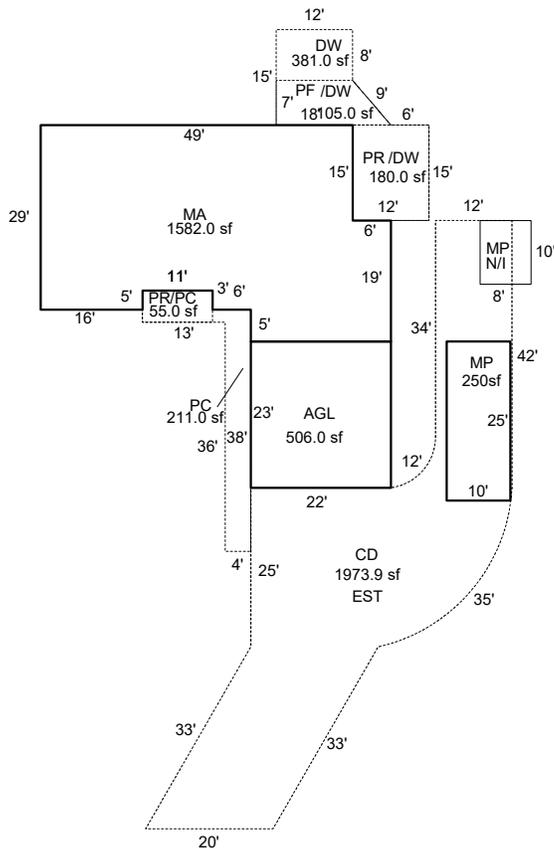
SKETCH/AREA TABLE ADDENDUM

SUBJECT INFO

File No.: 547463 Parcel No.: 102W07CD00900
 Property Address: 16877 Emerald Green Ln SE
 City: Jefferson County: State: OR ZipCode: 97352
 Owner:
 Client: Client Address:
 Appraiser Name: Inspection Date:

SKETCH

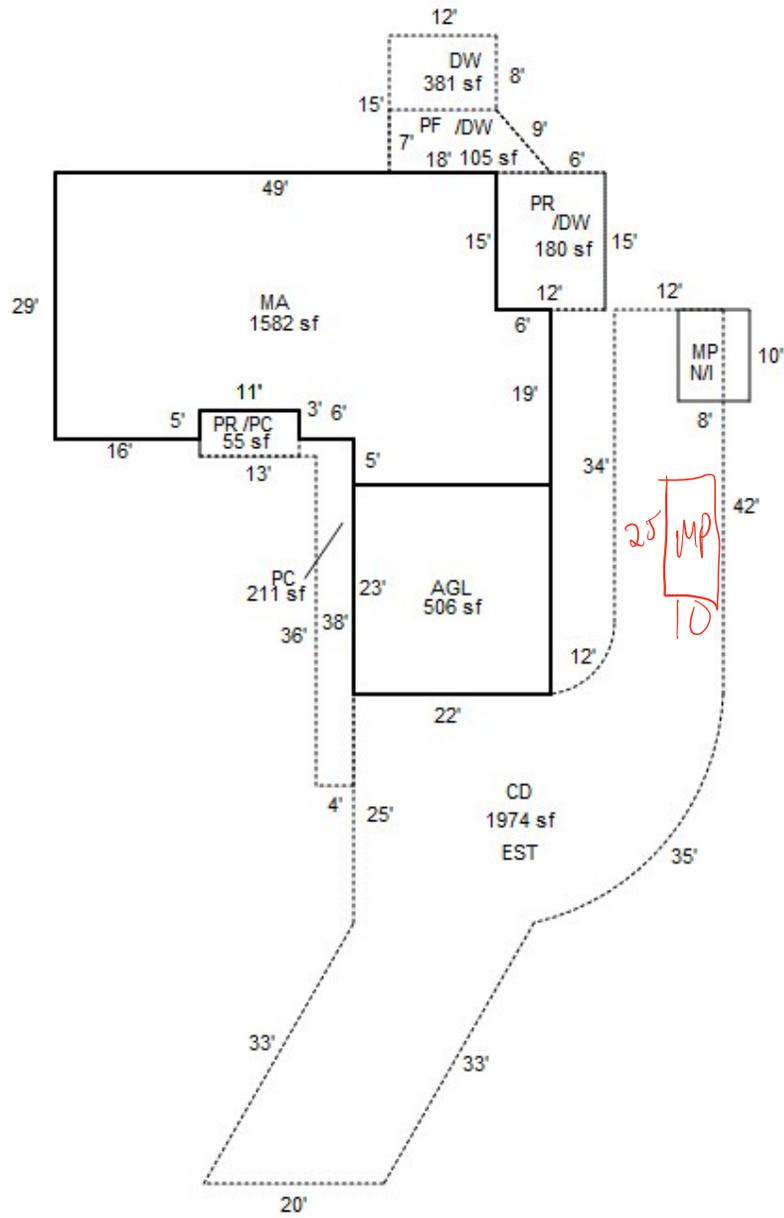
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Sketch by ApexSketch

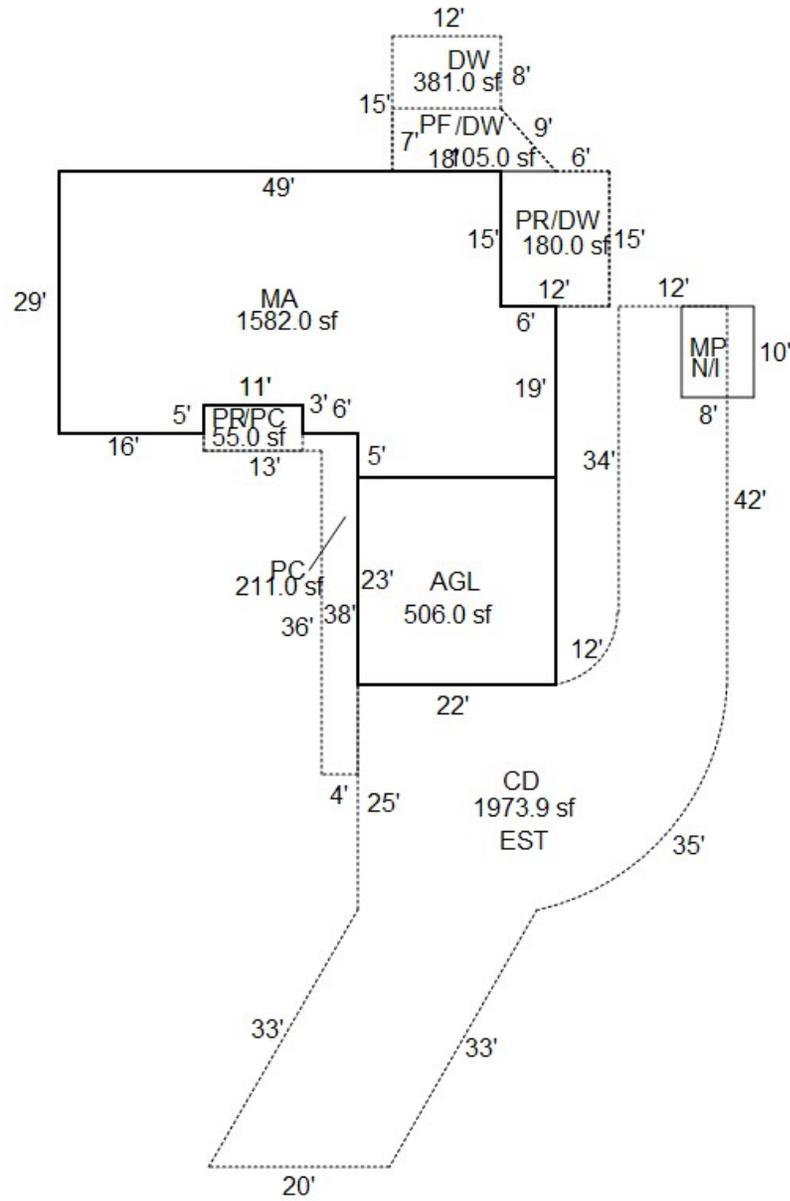
AREA CALCULATIONS SUMMARY						COMMENT TABLE 1																			
Code	Description	Factor	Net Size	Perimeter	Net Totals																				
GBA1	MP	1.0	250.0	70.0	250.0	Apex 6/10/2010 Jane UPDATED BY JRONDEMA 8/29/18 UPDATED BY CLOBERG 08/19/25																			
GLA1	MA	1.0	1582.0	184.0	1582.0																				
GAR	AGL	1.0	506.0	90.0	506.0																				
<table style="width: 100%; border-collapse: collapse;"> <tr> <td style="width: 20%;">Net LIVABLE</td> <td style="width: 10%;">cnt</td> <td style="width: 15%;">0</td> <td style="width: 15%;">(rounded)</td> <td style="width: 15%;"></td> <td style="width: 15%;">1,582</td> <td colspan="2"></td> </tr> <tr> <td>Net BUILDING</td> <td>cnt</td> <td>1</td> <td>(rounded)</td> <td></td> <td>250</td> <td colspan="2"></td> </tr> </table>						Net LIVABLE	cnt	0	(rounded)		1,582			Net BUILDING	cnt	1	(rounded)		250			COMMENT TABLE 2 MDL 06/10/25		COMMENT TABLE 3 CYCLE L3	
Net LIVABLE	cnt	0	(rounded)		1,582																				
Net BUILDING	cnt	1	(rounded)		250																				

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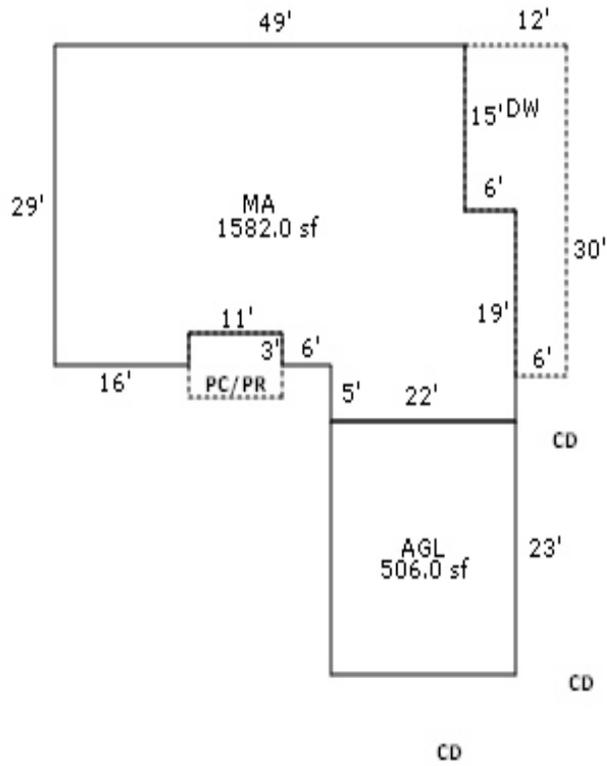


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