

Summary

Lead Appr: _____ Clerk: _____ Lead Clerk: _____ Appr: MDL Inpet

Print Date: 6/27/2025

Acct ID: 560460

MTL: 093W24A000400

Date: 8/7/25

Appr: MDL

Prop Class: 401

RMV Prop Class: 401

Situs: 12352 CENTERWOOD RD SE JEFFERSON OR 97352

MaSaNh: 07 06 003

Unit: 102718

Year: 2025

Last Date Appraised: 06/16/2022

Appraiser: MATT LORD

Retag: Y N

Tag info:

Owner: BIER, ERIC & BIER, CARLY

Roll Type: R

Cycle Tag Sales Verification Other: _____ Inspection level: 1 2 3 4 LCB TTO INSP

AV: 486710

RMV Land: 344940

RMV Imp: 531860

RMV Total: 876800

MAV: 486710

MSAV: 0

SAV: 0

Comment: 22-23 L4 6/16/22 CLUKE/

22-23: MDL L4 06/03/22 UPDATED VIEW ADJ //

Notations

25.26 cycle

No notation data available.

OSDs

Count	Code	Description	RMV	Code Area	Exception
1	MKTA	OSD - AVERAGE	62000	14530	0

Land

Site: 1

Code Area: 14530

Size: 1.77 Acres

Use Code: 004

Zone: NREST

SAV Use:

Exception: 0

Class:

Value Source: Rural at MKT

4 HD .53

Description:

RMV: 282940

Exception: Y N

Adjustment(s): VIEW 16

6 H 1.24

F50: 1

Fire Patrol:

Description:

Comments: 08-09: 44 CYCLE WORK, CORRECTED VIEW ADJ // 03-04: REAPPRAISAL

Improvements - Residence / Manufactured Structures

Bldg: 1

Code Area: 14530

Stat Class: 142 +

Year Blt: 1978

Eff Year Blt: 1988

Sq.Ft: 3241

% Complete: 100

Desc: Multi Story above grade

Dimensions:

RMV: 519050

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	1498	0	FB-1/ HB-1	1978	1988	ROOF, FP - 2, HVAC+, KIT+, BTH - 1	Exception: Y N
Second Floor	4 +	Finished	1382	5	FB-2	1978	1988	HVAC+, BATH - 2	Exception: Y N
Attic	4 +	Finished	361	0	0	1978	1988	HVAC+	Exception: Y N
Garage Attached	4	Finished	674	0	0	1978	1988	ROOF	Exception: Y N

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	
CONCRETE DRIVEWAY	4	3790	1978	9484	1	Exception: Y N
DECK	4	48	1978	813	1	Exception: Y N
DECK	4	240	1978	4066	1	Exception: Y N
DECK	4	336	1978	5692	1	Exception: Y N
ROOF EXTENSION OR PATIO COVER	4	240	1978	5359	1	Exception: Y N

Bldg: 3

Code Area: 14530

Stat Class: 108

Year Blt: 1995

Eff Year Blt: 1995

Sq.Ft: 0

% Complete: 100

Desc: Residential Other Improvements

Dimensions:

RMV: 12620

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	
ASPHALT DRIVEWAY	1	5870	1995	12621	1	Exception: Y N

Improvements - Accessory Buildings

Bldg: 2

Code Area: 14530

Stat Class: 341

Year Blt:

Eff Year Blt:

Sq.Ft: 48

% Complete: 100

Desc: Multi Purpose Shed (MP)

Dimensions: 8x6

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	
Multi-Purpose Bldg	6	Finished	48	0	0	0	0		Exception: Y N

Accessories

Description		Class		Size SqFt		Eff Yr Blt		RMV		Quantity	
No accessory data available											
Bldg: 4		Code Area: 14530		Stat Class: 341		Year Blt: 1998		Eff Year Blt: 1998		Sq.Ft: 99 % Complete: 100	
Desc: Multi Purpose Shed (MP)						Dimensions: 11x9 RMV: 190					
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	
Multi-Purpose Bldg		5		Finished		99		0		0	
						1998		1998		FAIR	
										Exception: Y N	
Accessories											
Description		Class		Size SqFt		Eff Yr Blt		RMV		Quantity	
No accessory data available											

SKETCH/AREA TABLE ADDENDUM

Parcel No **093W24A 00400**

File No **R60460**

Property Address **12352 CENTERWOOD RD SE**

City **JEFFERSON**

County **MARION**

State **OR**

Zip **97352**

Owner

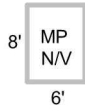
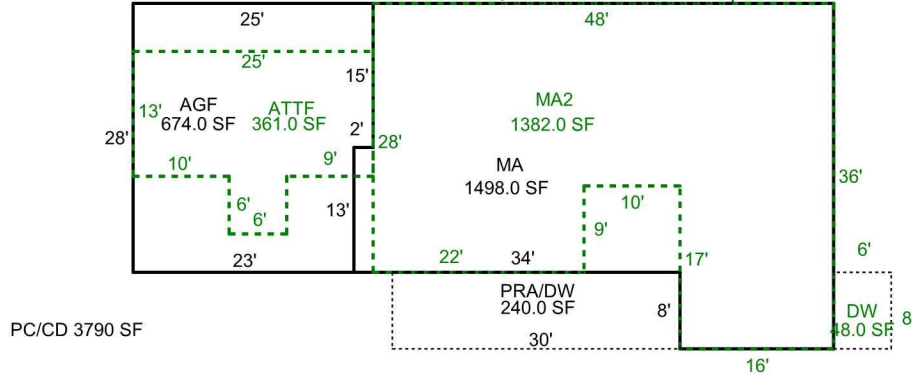
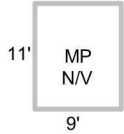
Client

Appraiser Name

SUBJECT

IMPROVEMENTS SKETCH

R60460
093W24A 00400
SCALE: 1" = 20'



Scale: 1" = 20'

AREA CALCULATIONS

AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GLA1	MA	1.00	1498.00	172.0	1498.00
GLA2	MA2	1.00	1382.00	186.0	
	ATTF	1.00	361.00	88.0	1743.00
GBA1	MP	1.00	48.00	28.0	
	MP	1.00	99.00	40.0	147.00
GAR	AGF	1.00	674.00	106.0	674.00
P/P	DW	1.00	336.00	76.0	
	PRA/DW	1.00	240.00	76.0	
	DW	1.00	48.00	28.0	624.00

Net LIVABLE Area (rounded w/ factors)
Net BUILDING Area (rounded w/ factors)

3241
147

Comment Table 1

DRAWN BY JRONDEMA 3/8/19
UPD BY NMM 04.30.19

Comment Table 2

04.25.19 #35 NMM

Comment Table 3



R60460 AD 04.24.19



MLS



MLS

©WVMLS2018



MLS



MLS



R60460 MA W SIDE 04.24.19



R60460 MP 6x8 NI 04.24.19



R60460 MP 9x11 04.24.19



MLS



MLS

093W24A 00400
401 01E F46
81400130

R60460

HELMS, STEVEN E & LUANN L

1.77 Acres

12352 CENTERWOOD RD SE

1/30/02

BUILDING DIAGRAM AND OUTBUILDINGS

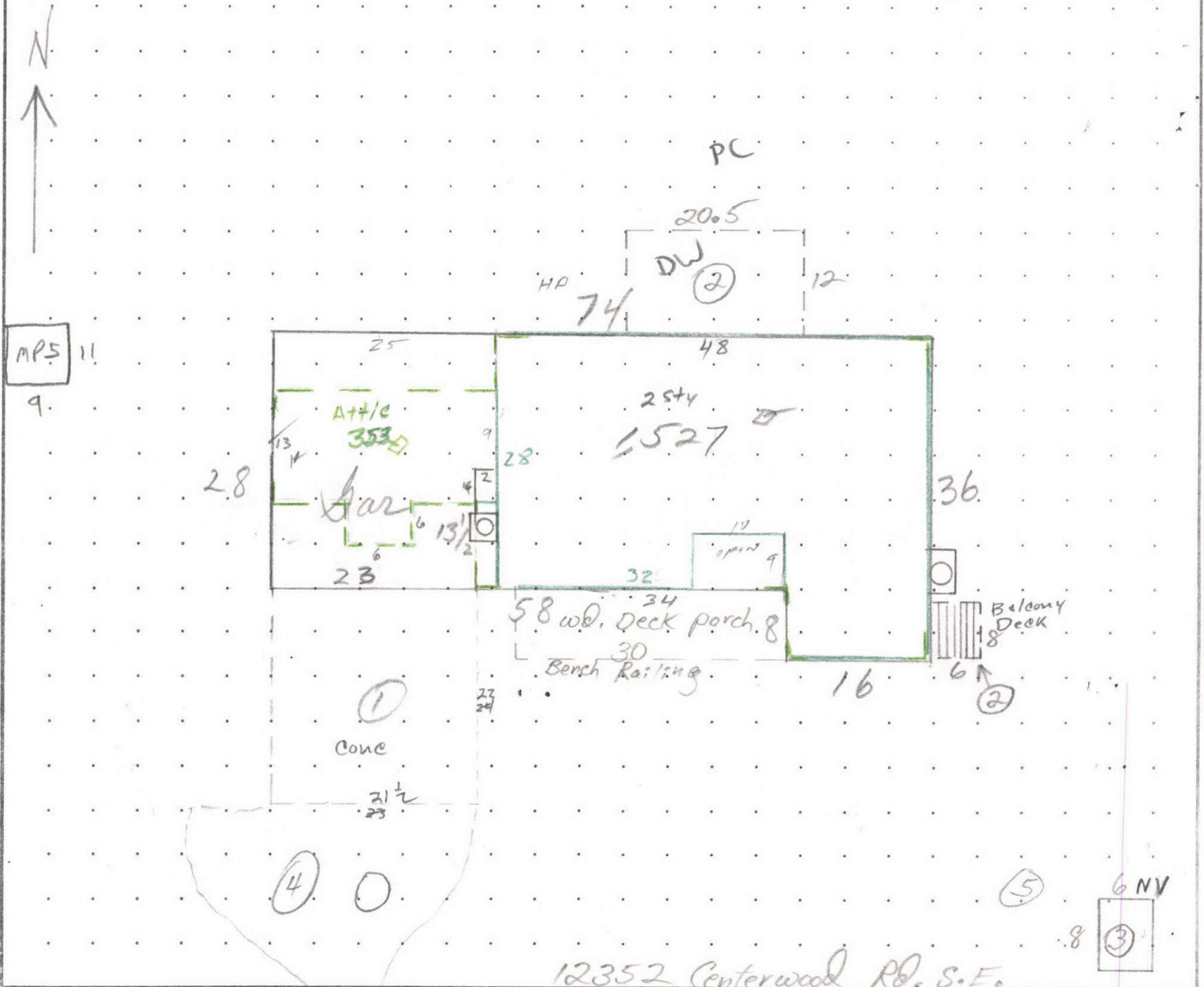
ACCT. NO.

20348-057

MAP NO.

24-9-3W

$$\begin{matrix} 576 & 990 & 14\frac{1}{2} \\ (16 \times 36) + (28 \times 35) - (2 \times 13\frac{1}{2}) = & 1529 \end{matrix}$$



12352 Centerwood Rd. S.E.

MEASUREMENT VERIFIED

DATE

BY

10/9/78
1-25-79
3/19/85
7/24/02

JNB
RWH
LB52
JL 29

REMARKS:

AD

Char + rdw

$$1\text{sty } (28 \times 48) + (8 \times 16) + (2 \times 13) = 1498$$

$$2\text{sty } (28 \times 48) + (8 \times 16) + (9 \times 10) = 1382$$

$$\text{ATTIC } (13 \times 25) + (6 \times 6) = 361$$

$$\text{TOTAL } 3241$$

SKETCH/AREA TABLE ADDENDUM

Parcel No 093W24A 00400

File No R60460

Property Address 12352 CENTERWOOD RD SE

City JEFFERSON

County MARION

State OR

Zip 97352

Owner

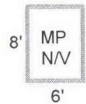
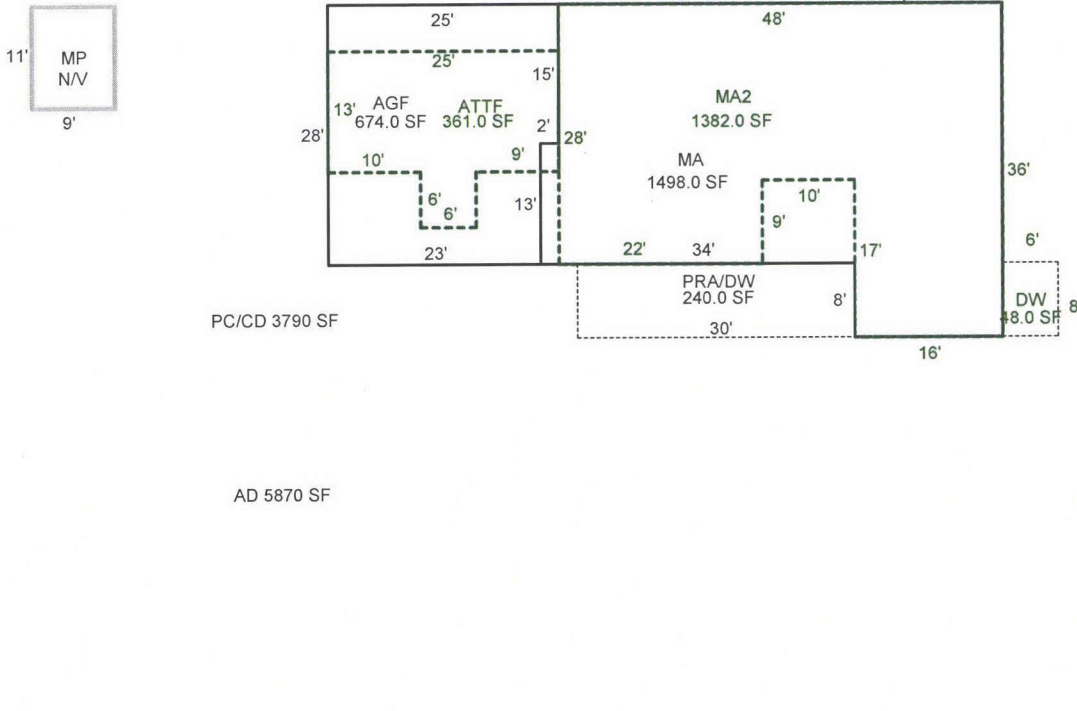
Client

Appraiser Name

SUBJECT

IMPROVEMENTS SKETCH

R60460
093W24A 00400
SCALE: 1" = 20'



Scale: 1" = 20'

AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GLA1	MA	1.00	1498.00	172.0	1498.00
GLA2	MA2	1.00	1382.00	186.0	
	ATTFF	1.00	361.00	88.0	1743.00
GBA1	MP	1.00	48.00	28.0	
	MP	1.00	99.00	40.0	147.00
GAR	AGF	1.00	674.00	106.0	674.00
P/P	DW	1.00	336.00	76.0	
	PRA/DW	1.00	240.00	76.0	
	DW	1.00	48.00	28.0	624.00
Net LIVABLE Area (rounded w/ factors)					3241
Net BUILDING Area (rounded w/ factors)					147

Comment Table 1

DRAWN BY JRONDEMA 3/8/19
UPD BY NMM 04.30.19

Comment Table 2

04.25.19 #35 NMM

Comment Table 3

AREA CALCULATIONS

R60460

093W24A 00400

Appr #:

44

Date

9-22-08

Prop Class 401

Prop Code F46

Situs Address 12352 CENTERWOOD RD SE

Franchise Code 44

Year For: 2008-2009

Owner HELMS,STEVEN E & LUANN L

Notes:

RMV Land: 268,340

RMV Imp: 227,660

RMV Total: 496,000

Seg. Type MA

Segment # 1.1

Class 4

Area 1498

Eff Area 1498

Length

Width

Roof Cover SHAKE

Plumbing BATH.5

Heat HP

Fireplace DBL-E

Inter. Comp DSP;DW;H&F;RNG

Bedrooms

Year Built 1978

Eff. Year Built 1978

Cond. P F A G E

Adj Codes RLCM4;R4+QLTY

Qty

% Comp

Func

Econ

Lump Sum

Except Code/Year

Inv

Comments

Seg. Type MA2

Segment # 1.2

Class 4

Area 1382

Eff Area 1382

Length

Width

Roof Cover

Plumbing BATH2

Heat HP

Fireplace

Inter. Comp

Bedrooms 5

Year Built 1978

Eff. Year Built 1978

Cond. P F A G E

Adj Codes RLCM4;R4+QLTY

Qty

% Comp

Func

Econ

Lump Sum

Except Code/Year

Comments

Seg. Type ATTF

Segment # 1.3

Class 4

Area 361

Eff Area 361

Length

Width

Roof Cover

Plumbing

Heat HP

Fireplace

Inter. Comp

Bedrooms

Year Built 1978

Eff. Year Built 1978

Cond. P F A G E

Adj Codes RLCM4;R4+QLTY

Qty

% Comp

Func

Econ

Lump Sum

Except Code/Year

Comments

Seg. Type AGF

Segment # 1.4

Class 4

Area 674

Eff Area 674

Length

Width

Roof Cover SHAKE

Plumbing

Heat

Fireplace

Inter. Comp

Bedrooms

Year Built 1978

Eff. Year Built 1978

Cond. P F A G E

Adj Codes RLCM4

Qty

% Comp

Func

Econ

Lump Sum

Except Code/Year

Inv

Comments

Accessory Improvements

Seg. Type YI4A

Segment # 1.5

Area 1

Length

Width

Cond. P F A G E

Year Built

Eff. Year Built:

% Comp

Econ

Seg. Type AD

Segment # 3.1

Area 3600

Length

Width

Cond. P F A G E

Year Built

Eff. Year Built: 1995

% Comp

Econ

Out Buildings

Seg. Type MP

Segment # 2.1

Class 6

Area 48

Length 8

Width 6

Foundation

Ex. Wall

Height

Roof Cover

Roof Style

Floor

Plumbing

Heat

Int. Comp.

Elect.

Yr. Blt.

Eff. Yr. Blt:

Cond. P F A G E

Adj. Codes FLCM

% Comp

Func

Econ

Lump Sum

Except Code/Year

Comments

Seg. Type MP

Segment # 4.1

Class 5

Area 99

Length 11

Width 9

Foundation CONC

Ex. Wall 8FT;BEVEL

Height

Roof Cover SHAKE

Roof Style GABLE

Floor CONC

Plumbing

Heat

Int. Comp.

Elect.

Yr. Blt.

Eff. Yr. Blt: 1998

Cond. P F A G E

Adj. Codes FLCM

% Comp

Func

Econ

Lump Sum

Except Code/Year

Comments

R60460093W24A 00400Appr #:DateProp Class 401Prop Code F46

Situs Address 12352 CENTERWOOD RD SEFranchise Code 44Year For: 2008-2009

Owner HELMS,STEVEN E & LUANN L

Notes:

RMV Land: 268,340RMV Imp: 227,660RMV Total: 496,000

Segment							Land
Class							
Dim/Size							
Foundation							
Exter Wall							
Wall Height							
Inter Finish							
Roof Cover							
Roof Style							
Flooring							
Plumbing							
Electric							
Misc.							
Yr Blt							
Eff Yr							
Cond.							
% Good							
% Comp							
Lump Sum							
Except.Code							

Land Segments

Seg. No	Description	Schedule	Acres	Adjustment Codes	Exception Code
1	RURAL AT MKT	008S <i>G</i>	1.77	<i>VIEW 180000 view 16.RUR - ✓</i>	
2	ON SITE DEVELOPMENT	<i>OSDN.RUR</i>		<i>LDSCPE 12000 AJ</i>	
Eff Acres	1.77	Companion Accounts			

Date *11-4-08* Clerk *Jane*ROUTING SLIP

Work Needed: (Please make necessary comments, sign and pass to the next appropriate person.)

☐ Data entry reviewed by/comments

☐ Appraiser response

☐ Reviewed by lead appraiser/comments

R60460 093W24A 00400 Prop Class: 401 Prop Code: F46 Fran: 35 Appr #: 35 Date: 04/25/19
Situs Address 12352 CENTERWOOD RD SE ☐ TTO ☒ LCB ☒ Insp Cycle Tags Farm Forest Sales Verif
Owner HELMS,ELIZABETH D & ☐ Pictom Other:

RMV Land: 288,510 RMV Imps: 322,010 RMV Total: 610,520 M50 Total: 407,640 For: 2019-2020

Notes: for sale pull Update Segs Sep Y1's
MLS photos

Seg: 1.1 MA RESIDENTIAL
Method: R05 Roof Cover: ARCMP Int Comp: DSP;DW;H&F;RNG Adj: RLCM4;R4+QLTY
Class: 4 Roof: cktp oven-s
Area: 1498 Eff 1498 Flooring:
Dimens: x Plumbing: BATH.5 Electrical: Qlty:
Found: Heat/AC: HP Bedrooms: % Comp:
Ex Wall: Fireplace: DBL-E Year: 1978 Eff: 1978 Adj:
AddFactor1: AddFactor2: AddFactor3: RMV: 145,690
Exc Code: 110 Comment/Adj: L/S:

Seg: 1.2 MA2 RESIDENTIAL
Method: R05 Roof Cover: Int Comp: Adj: RLCM4;R4+QLTY
Class: 4 Roof:
Area: 1382 Eff 1382 Flooring:
Dimens: x Plumbing: BATH2 Electrical: Qlty:
Found: Heat/AC: HP Bedrooms: 5 % Comp:
Ex Wall: Fireplace: Year: 1978 Eff: 1978 Adj:
AddFactor1: AddFactor2: AddFactor3: RMV: 92,190
Exc Code: N/C Comment/Adj: L/S:

Seg: 1.3 ATTF RESIDENTIAL
Method: R05 Roof Cover: Int Comp: Adj: RLCM4;R4+QLTY
Class: 4 Roof:
Area: 361 Eff 361 Flooring:
Dimens: x Plumbing: Electrical: Qlty:
Found: Heat/AC: HP Bedrooms: % Comp:
Ex Wall: Fireplace: Year: 1978 Eff: 1978 Adj:
AddFactor1: AddFactor2: AddFactor3: RMV: 28,750
Exc Code: N/C Comment/Adj: L/S:

Seg: 1.4 AGF RESIDENTIAL
Method: R05 Roof Cover: ARCMP Int Comp: Adj: RLCM4
Class: 4 Roof:
Area: 674 Eff 674 Flooring:
Dimens: x Plumbing: Electrical: Qlty:
Found: Heat/AC: Bedrooms: % Comp:
Ex Wall: Fireplace: Year: 1978 Eff: 1978 Adj:
AddFactor1: AddFactor2: AddFactor3: RMV: 36,010
Exc Code: N/C Comment/Adj: L/S:

Accessory Improvements

Seg: 1.5 YI4A RESIDENTIAL
Method: R05 Roof Cover: Int Comp: Adj:
Class: Roof Style:
Area: 1 Eff: 1 Flooring:
Dimens: x Plumbing: Electrical: % Comp:
Found: Heat/AC: Bedrooms: Adj:
Ex Wall: Fireplace: Year: Eff: RMV: 13,950
AddFactor1: AddFactor2: AddFactor3: L/S:
Exc Code: Comment/Adj:

Seg: 3.1 AD ASPHALT DRIVEWAY
Method: R05 Roof Cover: Int Comp: Adj:
Class: Roof Style:
Area: 3600 Eff: 3600 Flooring:
Dimens: 5870 x Plumbing: Electrical: % Comp:
Found: Heat/AC: Bedrooms: Adj:
Ex Wall: Fireplace: Year: Eff: 1995 RMV: 5,420
AddFactor1: AddFactor2: AddFactor3: L/S:
Exc Code: 110 Comment/Adj:

Out Buildings

Seg: 2.1 MP MULTI/MISC PURPOSE BUILDING
Method: F;N Roof Cover: Int Comp: Adj: FLCM
Class: 6 Roof Style:
Area: 48 Eff: 48 Flooring:
Dimens: 8 x 6 Plumbing: Electrical: % Comp:
Found: Heat/AC: Bedrooms: Func:
Ex Wall: Fireplace: Year: Eff: Value: 0
AddFactor1: AddFactor2: AddFactor3: L/S:
Exc Code: N/C Comment/Adj:

R60460093W24A 00400

Prop Class: 401 Prop Code: F46 Fran: 35

Appr #: _____ Date: _____

Situs Address 12352 CENTERWOOD RD SE

☐ TTO ☐ LCB ☐ Insp Cycle Tags Farm Forest Sales Verif

Owner HELMS,ELIZABETH D &

☐ Pictom Other: _____

RMV Land: 288,510 RMV Imps: 322,010 RMV Total: 610,520 M50 Total: 407,640 For: 2019-2020

Notes: _____

Seg: 4.1 MP

MUTLI-PURPOSE BLDG

Method: F;N

Roof Cover: SHAKE

Int Comp:

Adj: FLCM

Class: 5

Roof Style: GABLE

Area: 99 Eff: 99

Flooring: CONC

Dimens: 11 x 9

Plumbing:

Electrical:

% Comp: _____

Found: CONC

Heat/AC:

Bedrooms:

Func: _____

Ex. Wall 8FT;BEVEL

Fireplace:

Year: Eff: 1998

Value: 0

AddFactor1: N/C

AddFactor2:

AddFactor3:

Exc Code: _____

Comment/Adj: _____

L/S: _____

R60460093W24A 00400

Prop Class: 401

Prop Code: F46

Fran: 35

Appr #: 35

Date: 04.25.19

Situs Address 12352 CENTERWOOD RD SE

☐TTO

☒LCB

☒Insp

☒Cycle

Tags

Farm Forest

Sales Verif

Owner HELMS,ELIZABETH D &

☐Pictom

Other:

RMV Land: 288,510

RMV Imps: 322,010

RMV Total: 610,520

M50 Total: 407,640

For: 2019-2020

Notes: Update Segs Sep Vis

Segment	CD	DW	PRA	DW	DW		Land
Class							
Dim/Size	37x90	14x24	8x30	8x30	6x6		
Foundation							
Exter Wall							
Wall Height							
Inter Finish							
Roof Cover							
Roof Style							
Flooring							
Plumbing							
Electric							
Misc.							
Yr Blt							
Eff Yr	1978	1978	1978	1978	1978		
Cond.							
% Good							
% Comp							
Lump Sum							
Except.Code	1/0	1/0	1/0	1/0	1/0		

Land Segments

Seg. No	Description	Schedule	Acres	Adjustment Codes	Exception Code
1	RURAL AT MKT	005	1.77	VIEWVG.RUR 90000 ✓	
2	ON SITE DEVELOPMENT	OSDG.RUR ✓		LDSCPE 12000 ✓	

Eff AcresCompanion Accounts

Zone: AR

Date: 5/1

Clerk: Amy

Clerk Comments:

Routing Slip

Appraiser Response: 06/18/19 [initials] #35

☐ Return to appraiser after input

☐ Review by lead appraiser

R60460093W24A 00400Prop Class: 401Prop Code: F46Fran: 35Appr #: 35Date: 09/19/19

Situs Address 12352 CENTERWOOD RD SE

Owner BIER,ERIC &

☒ TTO☒ LCB☐ InspCycle Tags Farm ForestSales Verif

☐ PictomOther:

RMV Land: 270,110RMV Imps: 365,090RMV Total: 635,200M50 Total: 407,640For: 2019-2020

Notes: Update Segs

Seg: 1.1MA

RESIDENTIAL

Method: R05Roof Cover: ARCMPInt Comp: DSP;DW;H&F;RNGAdj: RLCM4;R4+QLTY

Class: 4Roof:

Area: 1498Eff 1498Flooring:

Dimens: xPlumbing: BATH.5Electrical:Qty: _____

Found:Heat/AC: HPBedrooms: 1988% Comp: _____

Ex Wall:Fireplace: DBL-EYear: 1978Eff: 1978Adj: _____

AddFactor1:156,650AddFactor2:RMV: 156,650

Exc Code:Comment/Adj: per EYB calc int paint is what triggered bumpL/S: _____

Seg: 1.2MA2

RESIDENTIAL

Method: R05Roof Cover:Int Comp:Adj: RLCM4;R4+QLTY

Class: 4Roof:

Area: 1382Eff 1382Flooring:

Dimens: xPlumbing: BATH2Electrical:Qty: _____

Found:Heat/AC: HPBedrooms: 51988% Comp: _____

Ex Wall:Fireplace:Year: 1978Eff: 1978Adj: _____

AddFactor1:99,130AddFactor2:RMV: 99,130

Exc Code:Comment/Adj: per EYB calc see aboveL/S: _____

Seg: 1.3ATTF

RESIDENTIAL

Method: R05Roof Cover:Int Comp:Adj: RLCM4;R4+QLTY

Class: 4Roof:

Area: 361Eff 361Flooring:

Dimens: xPlumbing:Electrical:Qty: _____

Found:Heat/AC: HPBedrooms: 1988% Comp: _____

Ex Wall:Fireplace:Year: 1978Eff: 1978Adj: _____

AddFactor1:30,920AddFactor2:RMV: 30,920

Exc Code:Comment/Adj: per EYB calc see aboveL/S: _____

Seg: 1.4AGF

RESIDENTIAL

Method: R05Roof Cover: ARCMPInt Comp:Adj: RLCM4

Class: 4Roof:

Area: 674Eff 674Flooring:

Dimens: xPlumbing:Electrical:Qty: _____

Found:Heat/AC:Bedrooms: 1988% Comp: _____

Ex Wall:Fireplace:Year: 1978Eff: 1978Adj: _____

AddFactor1:38,730AddFactor2:RMV: 38,730

Exc Code:Comment/Adj: per EYB calc see aboveL/S: _____

Accessory Improvements

Seg: 1.5CD

RESIDENTIAL

Method: R05Roof Cover:Int Comp:Adj:

Class:Roof Style:

Area: 3790Eff: 3790Flooring:

Dimens: xPlumbing:Electrical:% Comp: _____

Found:Heat/AC:Bedrooms:Adj: _____

Ex Wall:Fireplace:Year:Eff: 1978RMV: 13,640

AddFactor1:AddFactor2:AddFactor3:L/S: _____

Exc Code:Comment/Adj:

Seg: 1.6DW

RESIDENTIAL

Method: R05Roof Cover:Int Comp:Adj:

Class:Roof Style:

Area: 336Eff: 336Flooring:

Dimens: 14x 24Plumbing:Electrical:% Comp: _____

Found:Heat/AC:Bedrooms:Adj: _____

Ex Wall:Fireplace:Year:Eff: 1978RMV: 5,910

AddFactor1:AddFactor2:AddFactor3:L/S: _____

Exc Code:Comment/Adj:

Seg: 1.8DW

RESIDENTIAL

Method: R05Roof Cover:Int Comp:Adj:

Class:Roof Style:

Area: 240Eff: 240Flooring:

Dimens: 8x 30Plumbing:Electrical:% Comp: _____

Found:Heat/AC:Bedrooms:Adj: _____

Ex Wall:Fireplace:Year:Eff: 1978RMV: 4,220

AddFactor1:AddFactor2:AddFactor3:L/S: _____

Exc Code:Comment/Adj:

R60460093W24A 00400

Prop Class: 401Prop Code: F46Fran: 35

Appr #: _____Date: _____

Situs Address 12352 CENTERWOOD RD SE

☐ TTO☐ LCB☐ InspCycleTagsFarm ForestSales Verif

Owner BIER,ERIC &

☐ PictomOther: _____

RMV Land: 270,110

RMV Imps: 365,090

RMV Total: 635,200

M50 Total: 407,640

For: 2019-2020

Notes: _____

Seg: 1.9DWRESIDENTIAL

Method: R05Roof Cover: _____Int Comp: _____Adj: _____

Class: _____Roof Style: _____

Area: 48Eff: 48Flooring: _____

Dimens: 6x 8Plumbing: _____Electrical: _____% Comp: _____

Found: _____Heat/AC: _____Bedrooms: _____Adj: _____

Ex Wall: _____Fireplace: _____Year: _____Eff: 1978RMV: 840

AddFactor1: _____AddFactor2: _____AddFactor3: _____

Exc Code: _____Comment/Adj: _____L/S: _____

Seg: 3.1ADASPHALT DRIVEWAY

Method: R05Roof Cover: _____Int Comp: _____Adj: _____

Class: _____Roof Style: _____

Area: 5870Eff: 5870Flooring: _____

Dimens: xPlumbing: _____Electrical: _____% Comp: _____

Found: _____Heat/AC: _____Bedrooms: _____Adj: _____

Ex Wall: _____Fireplace: _____Year: _____Eff: 1995RMV: 9,480

AddFactor1: _____AddFactor2: _____AddFactor3: _____

Exc Code: _____Comment/Adj: _____L/S: _____

Out Buildings

Seg: 2.1MPMULTI/MISC PURPOSE BUILDING

Method: F;NRoof Cover: _____Int Comp: _____Adj: FLCM

Class: 6Roof Style: _____

Area: 48Eff: 48Flooring: _____

Dimens: 8x 6Plumbing: _____Electrical: _____% Comp: _____

Found: _____Heat/AC: _____Bedrooms: _____Func: _____

Ex. Wall: _____Fireplace: _____Year: _____Eff: _____Value: 0

AddFactor1: _____AddFactor2: _____AddFactor3: _____

Exc Code: _____Comment/Adj: _____L/S: _____

Seg: 4.1MPMUTLI-PURPOSE BLDG

Method: F;NRoof Cover: SHAKEInt Comp: _____Adj: FLCM

Class: 5Roof Style: GABLE

Area: 99Eff: 99Flooring: CONC

Dimens: 11x 9Plumbing: _____Electrical: _____% Comp: _____

Found: CONCHeat/AC: _____Bedrooms: _____Func: _____

Ex. Wall 8FT;BEVELFireplace: _____Year: _____Eff: 1998Value: 0

AddFactor1: _____AddFactor2: _____AddFactor3: _____

Exc Code: _____Comment/Adj: _____L/S: _____

R60460093W24A 00400

Prop Class: 401

Prop Code: F46

Fran: 35

Appr #: 35

Date: 09/19/19

Situs Address12352 CENTERWOOD RD SE

☒TTO☒LCB☐Insp

CycleTagsFarm ForestSales Verif

OwnerBIER,ERIC &

☐Pictom

Other:

RMV Land: 270,110

RMV Imps: 365,090

RMV Total: 635,200

M50 Total: 407,640

For: 2019-2020

Notes:

Segment								Land
Class								
Dim/Size								
Foundation								
Exter Wall								
Wall Height								
Inter Finish								
Roof Cover								
Roof Style								
Flooring								
Plumbing								
Electric								
Misc.								
Yr Blt								
Eff Yr								
Cond.								
% Good								
% Comp								
Lump Sum								
Except.Code								

Land Segments

Seg. No	Description	Schedule	Acres	Adjustment Codes	Exception Code
1	RURAL AT MKT	005	1.77	VIEWVG.RUR 90000	
2	ON SITE DEVELOPMENT	OSDG.RUR		LDSCPE 12000	

Eff AcresCompanion Accounts

Zone: AR

Date: 10/3/19

Clerk: Chun

Clerk Comments:

Routing Slip

Appraiser Response: Not GOMAR, but don't Supp. Will stick to #31's decision and won't change things to not affect new owner. Our mistake. #35 (circled) 10/31/19

☐Return to appraiser after input

☐Review by lead appraiser

Type	Single Family
Year Built	1978
Roof	Updated
Windows	Updated
Siding	
Exterior Paint	Updated
Door	
Floors	Updated
Interior Paint	
Bathrooms	
Kitchen counters	
Kitchen cupboards	
Suggested EYB	1978

per new owner.

Carly @ on site
on 09/19/19

New paint &
Carpet are the
only updates
made so far.

Type	Single Family
Year Built	1978
Roof	Updated
Windows	Updated
Siding	
Exterior Paint	Updated
Door	
Floors	Updated
Interior Paint	Updated
Bathrooms	
Kitchen counters	
Kitchen cupboards	
Suggested EYB	1988





2002/ 7/24



2002/ 7/24



2002/ 7/24

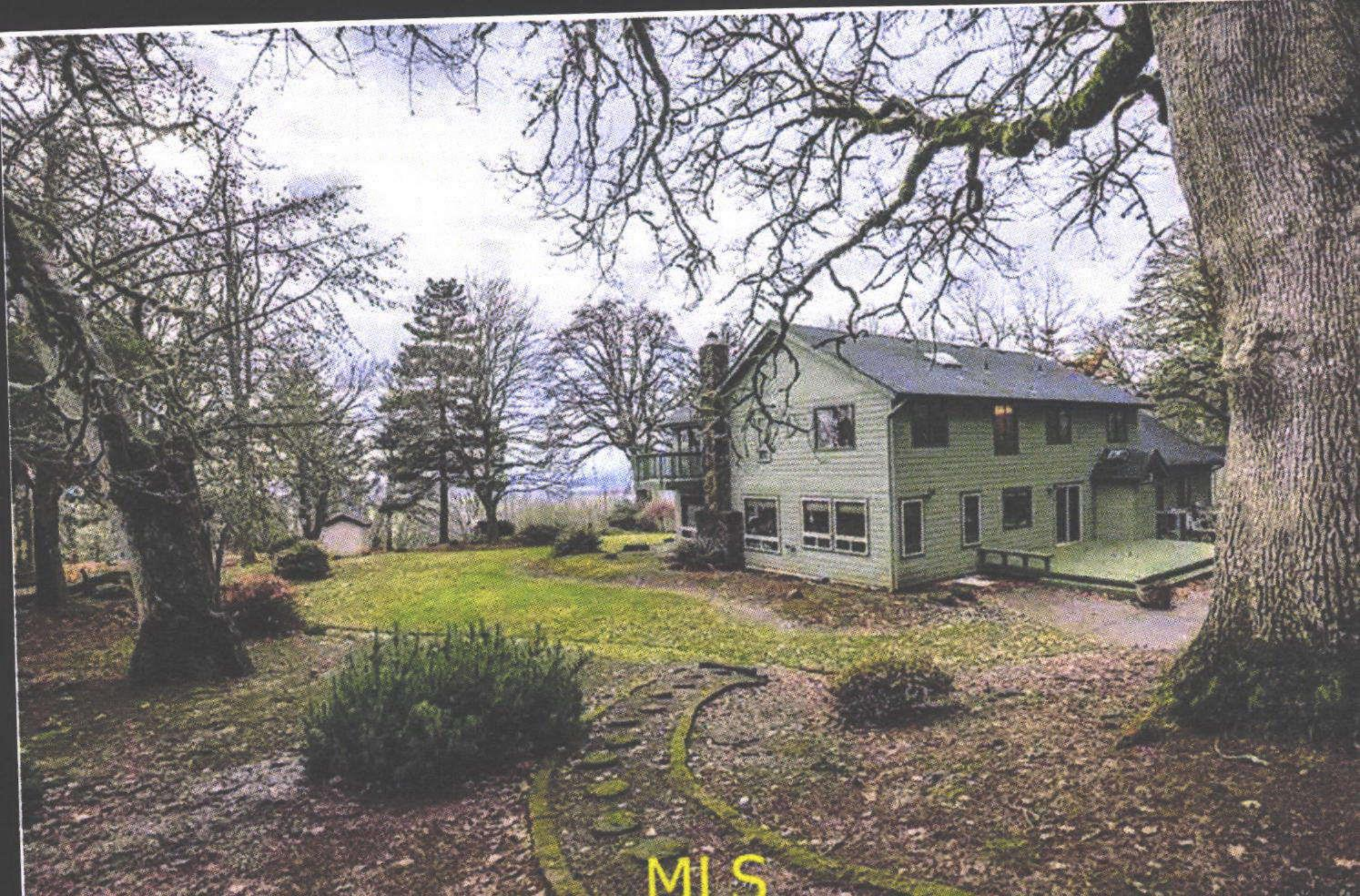


MLS



MLS

CWVMLS2018



MIS



MLS

©WVMLS 2018



MLS



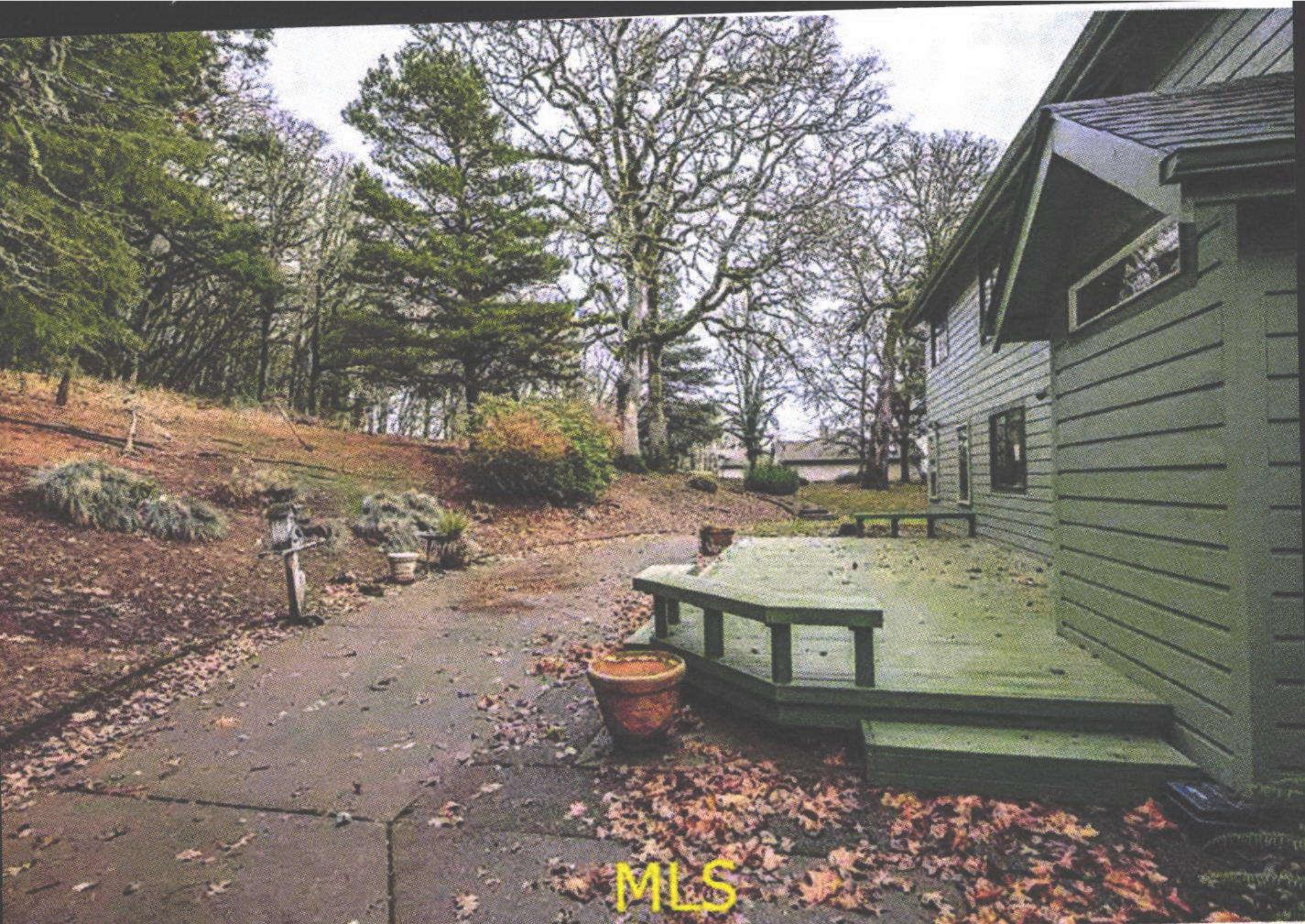
R60460 MA W SIDE 04.24.19



R60460 MP 9x11 04.24.19



R60460 AD 04.24.19



MLS

A photograph of a garden scene. In the foreground, there is a green lawn. To the left, there is a large, dark tree with a thick trunk. In the center, there is a small, dark building with a tiled roof. To the right, there is a large, spiky plant. In the background, there are more trees and a glimpse of a blue sky. The text "R60460 MP 6x8 NI 04.24.19" is overlaid in yellow at the bottom of the image.

R60460 MP 6x8 NI 04.24.19