

Summary

lak 10.15.25

Lead Appr: _____ Clerk: _____ Lead Clerk: MBH 10/17/25 Appr: _____

ts 10-21-25

Print Date: 7/23/2025

Acct ID: 607364 MTL: 082W06AC02600P328 Date: 7/28/25 Appr: 02 Prop Class: 019 RMV Prop Class: 019

Situs: 2410 LANCASTER DR SE # 1010 SALEM, OR 97317 MaSaNh: 17 05 003 Unit: 147936 Year: 2025

Last Date Appraised: 01/14/2025 Appraiser: THERESA SWEARINGEN Retag: Y N Tag info: 2026 - MS Placement - Park (MS PLACEMENT)

Owner: A3338 Roll Type: MS

Cycle Tag Sales Verification Other: _____ Inspection level: 2 3 4 LCB TTO INSP AV: 0

RMV Land: 0 RMV Imp: 0 RMV Total: 0 MAV: 0 MSAV: 0 SAV: 0

Comment: 25-26: Tag; L2 01.14.25 TS

24-25: Tag; L2 12.29.23 TS

Notations

No notation data available.

OSDs

No OSD data available.

Land

No land data available.

Improvements - Residence / Manufactured Structures

Bldg: 1 Code Area: 24010 Stat Class: 441 Year Blt: Eff Year Blt: Sq.Ft: 0 % Complete: 100

Desc: MANUF STRUCT, CLASS 4, 8'WIDE SINGLE 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

No improvement data available for all other stat class types.



A	B	C
1 Account Number		
2 Design	Average_plus_MS	607364
3 Siding	Beveled_MS	
4 Trim	Front_only_MS	
5 Overhang	Average_on_1_or_2_sides	
6 Windows & Doors	Transom_or_Sidelights_average_windows_MS	
7 Entry	Large_covered_MS	
8 Roof	Multiple_Gables_MS	
9		
10		
11 CLASS	5+	
12	5.55	
13		
14	To use this tool select the drop down item for each category that best describes the property being appraised. If the item is unknown use appraiser judgment.	
15	To Save: Select the file tab and select print. Select pop	
16		
17		



Prop ID # 607364				Prop Class 019			
MTL 082W06AC02600P328				Situs 2410 Lancaster Dr SE # 1010 Salem, OR 97317			
Date Appr Palm Harbor				Tag? NO YES			
Sign off: Clerk:		Lead Clerk:		Appr:		Insp Level: 1 2 3 4	
Segment MFH MA		Stat Class: 467		Segment DW		Stat Class:	
Roof:	Roof Roof +	SqFt:	1444	Roof:	Roof Roof +	SqFt:	67
Heat:	HVAC HVAC +			Heat:	HVAC HVAC +		
Plumbing:	2	Jettub	Grdntub	Plumbing:		Jettub	Grdntub
# of Fireplace(s):				# of Fireplace(s):			
Interior comp:	Cktp Crng Dsp DW			Interior comp:	Cktp Crng Dsp DW		
H&F Oven s/d Micro BIREF Trash Other				H&F Oven s/d Micro BIREF Trash Other			
Kitchen Package	Kitch - Kitch	Kitch +		Kitchen Package	Kitch - Kitch	Kitch +	
Bedrooms:	3	Qty	6-	Bedrooms:		Qty	
Yr Blt 2025	Eff Yr	% Good		Yr Blt 2025	Eff Yr 2025	% Good	
% Comp 100	Func	Econ		% Comp 100	Func	Econ	
Except Code	New	Lump Sum		Except Code	New	Lump Sum	
DC Comments Optional Tower dormer, kit. Island				DC Comments			
& DW, Double lav, Appears to have WIC							
Island	6'< 6'> =6			Island	6'< 6'>		
Pantry	No Yes	Oversized		Pantry	No Yes	Oversized	
Ceilings	Vaulted Trayed	Coffered		Ceilings	Vaulted Trayed	Coffered	
Appraiser Comments				Appraiser Comments			
Segment MHS K - AVE		Stat Class:		Segment PR		Stat Class:	
Roof:	Roof Roof +	SqFt:	1666	Roof:	Roof Roof +	SqFt:	67
Heat:	HVAC HVAC +			Heat:	HVAC HVAC +		
Plumbing:		Jettub	Grdntub	Plumbing:		Jettub	Grdntub
# of Fireplace(s):				# of Fireplace(s):			
Interior comp:	Cktp Crng Dsp DW			Interior comp:	Cktp Crng Dsp DW		
H&F Oven s/d Micro BIREF Trash Other				H&F Oven s/d Micro BIREF Trash Other			
Kitchen Package	Kitch - Kitch	Kitch +		Kitchen Package	Kitch - Kitch	Kitch +	
Bedrooms:		Qty		Bedrooms:		Qty	
Yr Blt 2025	Eff Yr 2025	% Good		Yr Blt 2025	Eff Yr 2025	% Good	
% Comp 100	Func	Econ		% Comp 100	Func	Econ	
Except Code	New	Lump Sum		Except Code	New	Lump Sum	
DC Comments				DC Comments			
Island	6'< 6'>			Island	6'< 6'>		
Pantry	No Yes	Oversized		Pantry	No Yes	Oversized	
Ceilings	Vaulted Trayed	Coffered		Ceilings	Vaulted Trayed	Coffered	
Appraiser Comments				Appraiser Comments			
PR							
Segment	PR						Land and/or OSD
Class							
Dimensions/Size	420						
Foundation							
Exterior Wall							
Interior Finish							
Roof Cover							
Roof Style							
Flooring							
Plumbing							
Heat							
Electric							
Misc.							
Year Built	2025						
Eff. Year	2025						
Condition							Check other side ---->
% Complete							
Lump Sum							
Exception Code	New						

Manufactured home

Account: 607364

Tag color ORE SLK 303

Exterior:

Overhang: Number of Sides: 1 2 3 4 Wide Average Narrow

Windows: Minimal Average Abundant

Recessed Entry: Y N Siding: T-111 Hardi Beveled with accents Hardi with masonry

Roof: Comp Arch Comp Metal Other Multiple Gables: 0 1 More

Doors: Res Steel Wooden Glass Slider Transom Sidelights

Trim: Front only All sides

Exterior Class: 4 5 6 7 + -

Heat: FA BB HP AC

Interior:

Walls: Panel T & T Gypsum Arches Plant shelves Built-ins _____ Extra rooms _____

Kitchen:

Island: Y N Cabinets: Wrapped vinyl Wood doors Wood

Pantry: Y N Counters: Granite Tile Laminate Other: _____

Components: Dishwasher Hood Fan Range Oven Microwave Cooktop Double oven Garbage Disposal

Floors: Vinyl Tile Wood Laminate Other: _____

Kitchen Class: 4 5 6 7 + -

Bath:

Number: _____

Master: Sinks: 1 2 Shower Tub Combo Cabinets: Y N Floors: Tile Vinyl Other _____

Other: Sinks: 1 2 Shower Tub Combo Cabinets: Y N Floors: Tile Vinyl Other _____

Bath Class: 4 5 6 7 + -

Utility: Cabinets Sink Other: _____

Overall Class: 4 5 6 7 + -

Lights under eaves or sides

Mixed Siding

Tray Ceiling

garden tub

SKETCH/AREA TABLE ADDENDUM

SUBJECT INFO					
File No.: 607364		Parcel No.: 082W06AC02600P328			
Property Address: 2410 Lancaster Dr SE # 1010					
City: Salem		County: Marion		State: OR	
Owner:				ZipCode: 97317	
Client:		Client Address:			
Appraiser Name:		Inspection Date:			

SKETCH

607364

082W06AC02600P328

MA
1444 sf

28/0w

Sketch by ApexSketch

AREA CALCULATIONS SUMMARY						COMMENT TABLE 1	
Code	Description	Factor	Net Size	Perimeter	Net Totals	Drawn by AE 2.21.25	
MFH	MA	1.0	1444.5	166.0	1444.5		
						COMMENT TABLE 2	COMMENT TABLE 3
						✓ 7.28-25	#2
Net LIVABLE		cnt	1	(rounded)	1,445		