

Summary

Lead Appr: WW 11/10 Clerk: _____ Lead Clerk: _____ Appr: JJS 11.13.25

Print Date: 9/29/2025

Acct ID: 563245 MTL: 082W13C003100 Date: 11.7.25 Appr: JJS Prop Class: 409 RMV Prop Class: 409

Situs: 5775 HUSKEY LN SE AUMSVILLE OR 97325 MaSaNh: 01 06 000 Unit: 112378 Year: 2025

Last Date Appraised: 12/13/2022 Appraiser: CLINT LUKE Tag: Y N Tag info: 2023 - MS Placement - Parcel (MS REPLACEMENT)

Owner: BENJAMIN & TERESA BYAM Last Sales Date: 05/30/2025 Roll Type: R

Cycle Tag Sales Verification Other: _____ Inspection level: 1 2 3 4 LCB TTO INSP AV: 284560

RMV Land: 388960 RMV Imp: 230240 RMV Total: 619200 MAV: 284560 MSAV: 0 SAV: 0

Comment: 23-24: L2 12.13.22 MLH

SV N/C

MLS: 824473 DOM: 136 Code: 33

OSDs

Count	Code	Description	RMV	Code Area	Exception
1	MKTA	OSD - AVERAGE	50000	05558	0

Land

Site: 1 Code Area: 05558 Size: 4.00 Acres Use Code: 004 Zone: NREST SAV Use: Exception: 0

Class: 2BDSS Value Source: Rural at MKT Description: TWO BENCH DRY SOUTH SPECIAL RMV: 338960 Exception: Y N

Adjustment(s): GSOIL Fire Patrol: Description:

Comments: 2002-03 REAPPRAISAL.

Improvements - Residence / Manufactured Structures

Bldg: 1 Code Area: 05558 Stat Class: 457 Year Blt: 2022 Eff Year Blt: 2022 Sq.Ft: 1620 % Complete: 100.00

Desc: MANUF STRUCT, CLASS 5, 26' THROUGH 28' WIDE DOUBLE Dimensions: RMV: 150060

Func Obsc: 100 Econ %: 100 Other %: 100 Exception: 0 Adjust: Adjust RMV: 0 Subtype: E

Floors

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory	Exception
First Floor	5	Finished	1620	3	FB-2	2022	2022	HVAC, ROOF+, KIT, BATH - 2, SKRT+	Y N

Accessories

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

Bldg: 5 Code Area: 05558 Stat Class: 107 Year Blt: 2022 Eff Year Blt: 2022 Sq.Ft: 0 % Complete: 100.00

Desc: Yard Improvements Dimensions: RMV: 11230

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
No floor data available									

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity
YARD IMPROVEMENTS FAIR	3	0	2022	10593	1
Exception: Y N					

Improvements - Accessory Buildings

Bldg: 1 Code Area: 05558 Stat Class: 351 Year Blt: 1970 Eff Year Blt: 2000 Sq.Ft: 800 % Complete: 100.00

Desc: General Purpose Building (GB) Dimensions: 40x20 RMV: 9580

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	800	0	0	1970	2000	FAIR	Y N

Accessories

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

Bldg: 3 Code Area: 05558 Stat Class: 354 Year Blt: 2000 Eff Year Blt: 2000 Sq.Ft: 120 % Complete: 100.00

Desc: Lean-to Light (LTL) Dimensions: 20x6 RMV: 250

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
Lean-to Light Duty	4	Finished	120	0	0	2000	2000		Y N

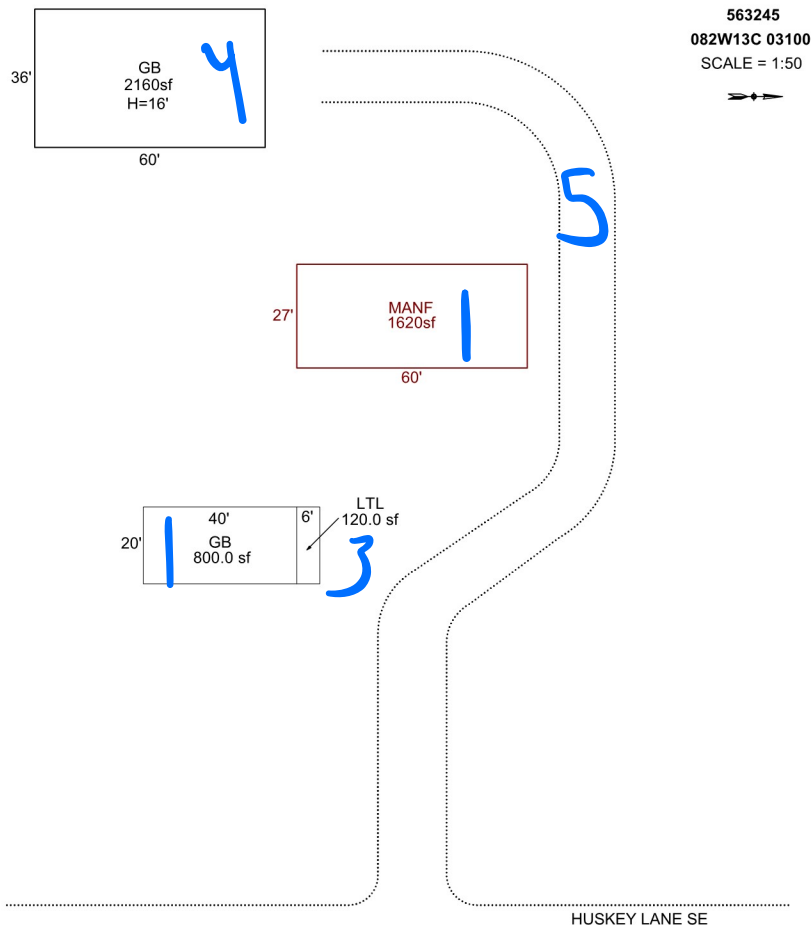
Accessories

SKETCH/AREA TABLE ADDENDUM

SUBJECT INFO

File No.: 563245 Parcel No.: 082W13C 03100
 Property Address: 5775 HUSKEY LN SE
 City: AUMSVILLE County: MARION State: OR ZipCode: 97325
 Owner:
 Client: Client Address:
 Appraiser Name: Inspection Date:

SKETCH



Sketch by Apex Sketch

AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GBA1	GB	1.0	800.0	120.0	
	LTL	1.0	120.0	52.0	
	GB	1.0	2160.0	192.0	3080.0
GLA	MANF	1.0	1620.0	174.0	1620.0

COMMENT TABLE 1

APEXED BY NRC 07/16/2009
 UPD BY PH 08.23.19
 UPDATED BY CJURAN 05/10/2022 555-22-002638
 UPDATED BY CJURAN 06/09/2022 555-22-003320
 UPDATED BY CJURAN 05/17/2023

COMMENT TABLE 2

MLH 12/13/2022

COMMENT TABLE 3

TAGS L2

Net LIVABLE cnt 1 (rounded) 1,620
 Net BUILDING cnt 3 (rounded) 3,080