

Acct ID: 520221 MTL: 063W340001200 Date: 7/8/25 Appr: GH Prop Class: 943 RMV Prop Class: 500
 Situs: 5915 WINDSOR ISLAND RD N KEIZER OR 97303 MaSaNh: 04 06 000 Unit: 82253 Year: 2024

Last Date Appraised: 07/15/2011 Appraiser: GERARDO RAMIREZ HERNANDEZ Retag: Y N Tag info:

Owner: CITY OF SALEM Roll Type: R

Cycle Tag Sales Verification Other: _____ Inspection level: 1 2 3 4 LCB TTO INSP AV: 18634
 RMV Land: 573880 RMV Imp: 7711460 RMV Total: 8285340 MAV: 0 MSAV: 18634 SAV: 54118

Comment: 21-22: Send correspondence to - ATTN: HEATHER DIMKE

Talked to day shift Supervisor

Notations

No changes

FARM USE HAZELNUTS ORCHARD

RP/MS	Code	Description
RP	411	SEE ACCOUNT NOTES - 411
RP	FUZ	FARM NON-EFU ZONED

OSDs

No OSD data available.

Land

Site: 1 Code Area: 24200 Size: 11.00 Acres Use Code: 004 Zone: NREST SAV Use: 011 Exception: 0
 Class: 2BI Value Source: Farm Use - Non EFU Description: TWO BENCH IRR RMV: 256070 Exception: Y N
 Adjustment(s): GSOIL, IRR Fire Patrol: Description:
 Comments: Liability year - 1981 / 16-17: PER #90 CHG LAND SCHED / 92420220//2013-14: LETTER FROM CITY OF SALEM STATING ONLY 11 ACRES WAS BEING FARMED// 01-02: UPDATED MARKET VALUE & LAND TABLE 04-05: F04-0321 LLA BETWEEN R20221 & R20225. IMPS NOT MOVING. 12-8-04: CORRECTED ACREAGE TO MATCH W/O //07-08: PART OF PROPERTY IS NOW A COMMERCIAL OPERATION //07-08: 13.5 AC DISQ FARM USE, NOT BEING FARMED 07-08:RECALC SETUP; #29 2-07

Site: 2 Code Area: 24200 Size: 15.70 Acres Use Code: 004 Zone: NREST SAV Use: Exception: 0
 Class: Value Source: Rural at MKT Description: RMV: 317810 Exception: Y N
 Adjustment(s): GSOIL, IRR Fire Patrol: Description:
 Comments: 92420220//2012-13: PER #19- NO SEPARATE OSD EVALUATION// 01-02; UPDATED MARKET VALUE & LAND TABLE 04-05: F04-0321 LLA BETWEEN R20221 & R20225. IMPS NOT MOVING. 12-8-04: CORRECTED ACREAGE TO MATCH W/O //07-08: PART OF PROPERTY IS NOW A COMMERCIAL OPERATION

Improvements - Residence / Manufactured Structures

No residence or manufactured structure improvement data available.

Improvements - Accessory Buildings

Bldg: 1 Code Area: 24200 Stat Class: 390 Year Blt: 2006 Eff Year Blt: 2006 Sq.Ft: 37752 % Complete: 100
 Desc: Farm Marshall Swift Dimensions: RMV: 7711460
 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	0	Finished	16000	0	0	0	0	Exception: Y N
First Floor	0	Finished	21752	0	0	0	0	Exception: Y N

Accessories

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

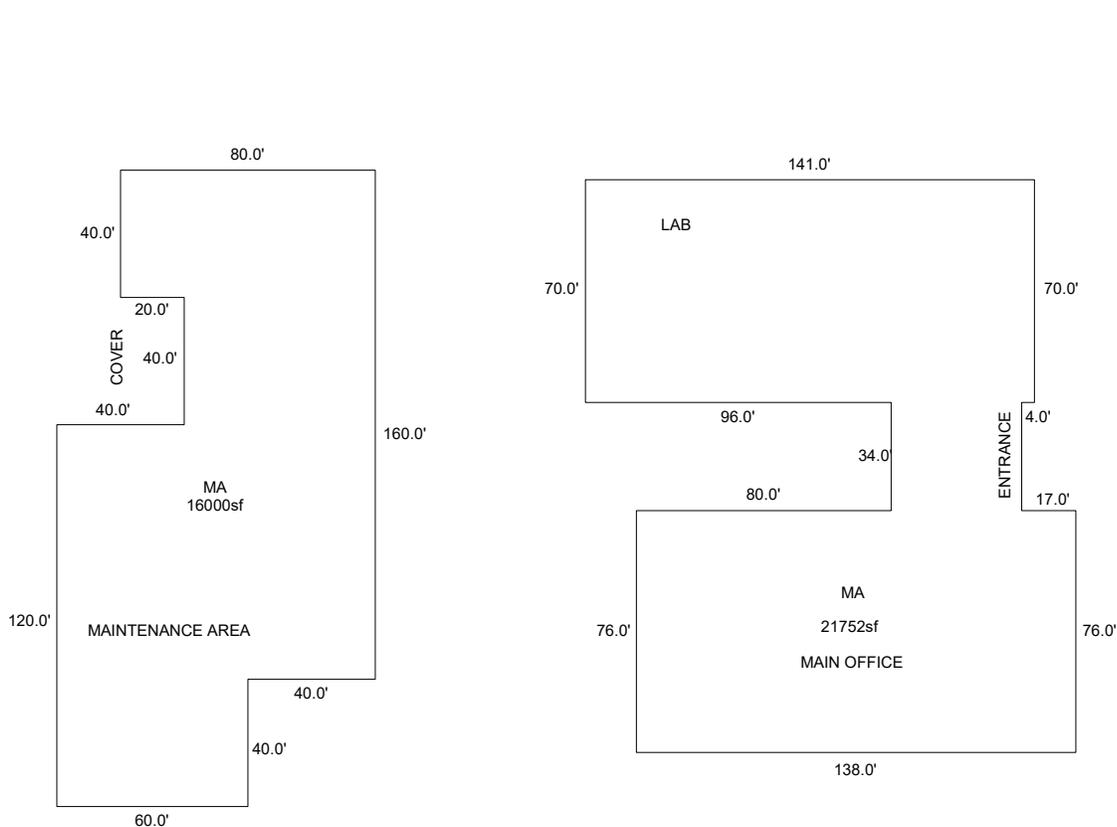


SKETCH/AREA TABLE ADDENDUM

SUBJECT INFO

File No.: 520221 Parcel No.: 063W34 01200
 Property Address: 5815 Windsor Island Rd N
 City: Keizer County: State: OR ZipCode: 97303
 Owner:
 Client: Client Address:
 Appraiser Name: Inspection Date:

SKETCH



Sketch by ApexSketch

AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GBA1	MA	1.0	16000.0	640.0	
	MA	1.0	21752.0	836.0	37752.0

COMMENT TABLE 1

Apex by RW 04/11/08
 UPDATED BY CLOBERG 10/14/25

COMMENT TABLE 2

GRH 07/08/25

COMMENT TABLE 3

CYCLE L3

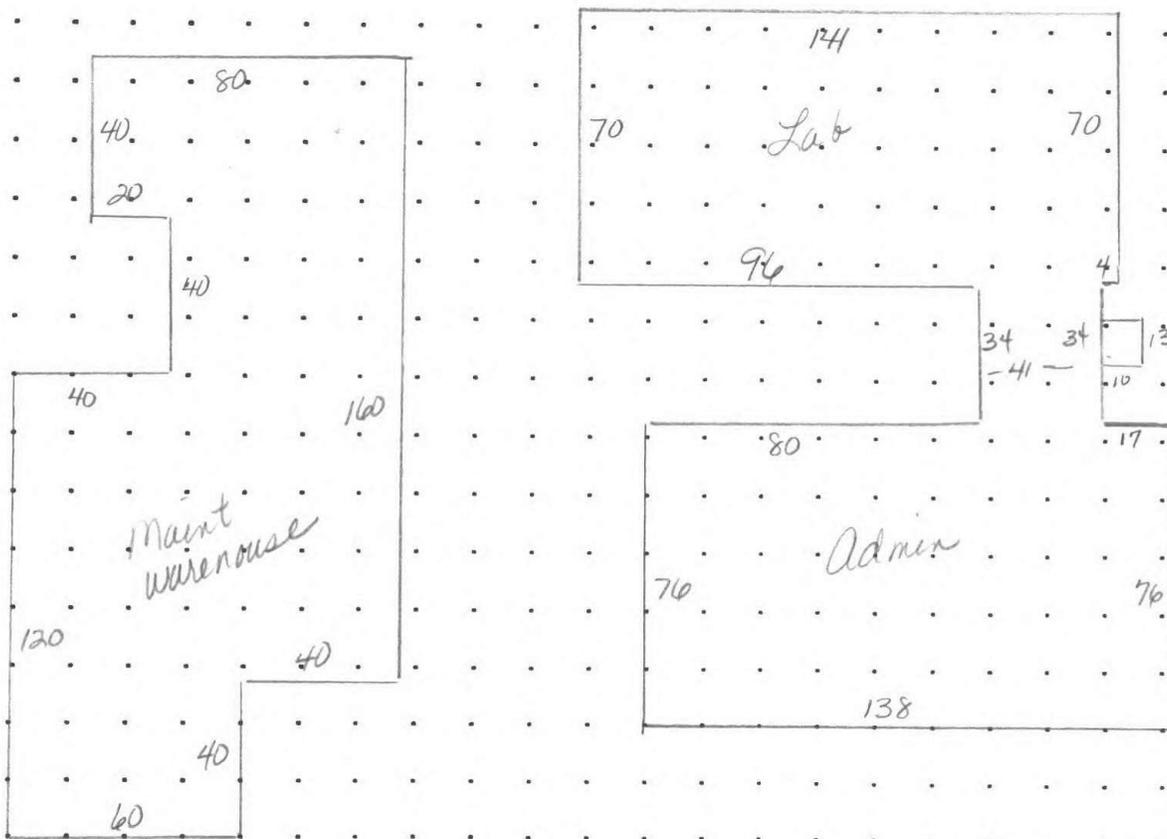
Net BUILDING cnt 2 (rounded) 37,752

BUILDING DIAGRAM AND OUTBUILDINGS

ACCT NO: *R20221*

MAP NO: *063W 34*

TAX LOT: *1200*



CALCULATIONS: $office/Lab = (138 \times 76) + (41 \times 34) + (141 \times 70) = 12632$ ²¹⁷⁵² SCALE: 1" = 20'

$MC = (40 \times 60) + (80 \times 100) + (40 \times 80) + (40 \times 80) = 15200$
₆₀ 16000

MEASUREMENT VERIFIED		YR BLT: <i>2005</i>	ADDRESS: <i>5815 Windsor Island Rd</i>	SALES		
DATE <i>12-14-05</i>	BY <i>19 Sur</i>	REMARKS:	BUILDER:	Date	Amt.	

SKETCH/AREA TABLE ADDENDUM

Parcel No 063W34 01200

File No R20221

Property Address 5815 Windsor Island Rd N

City Keizer

State OR

Zip 97303

Owner

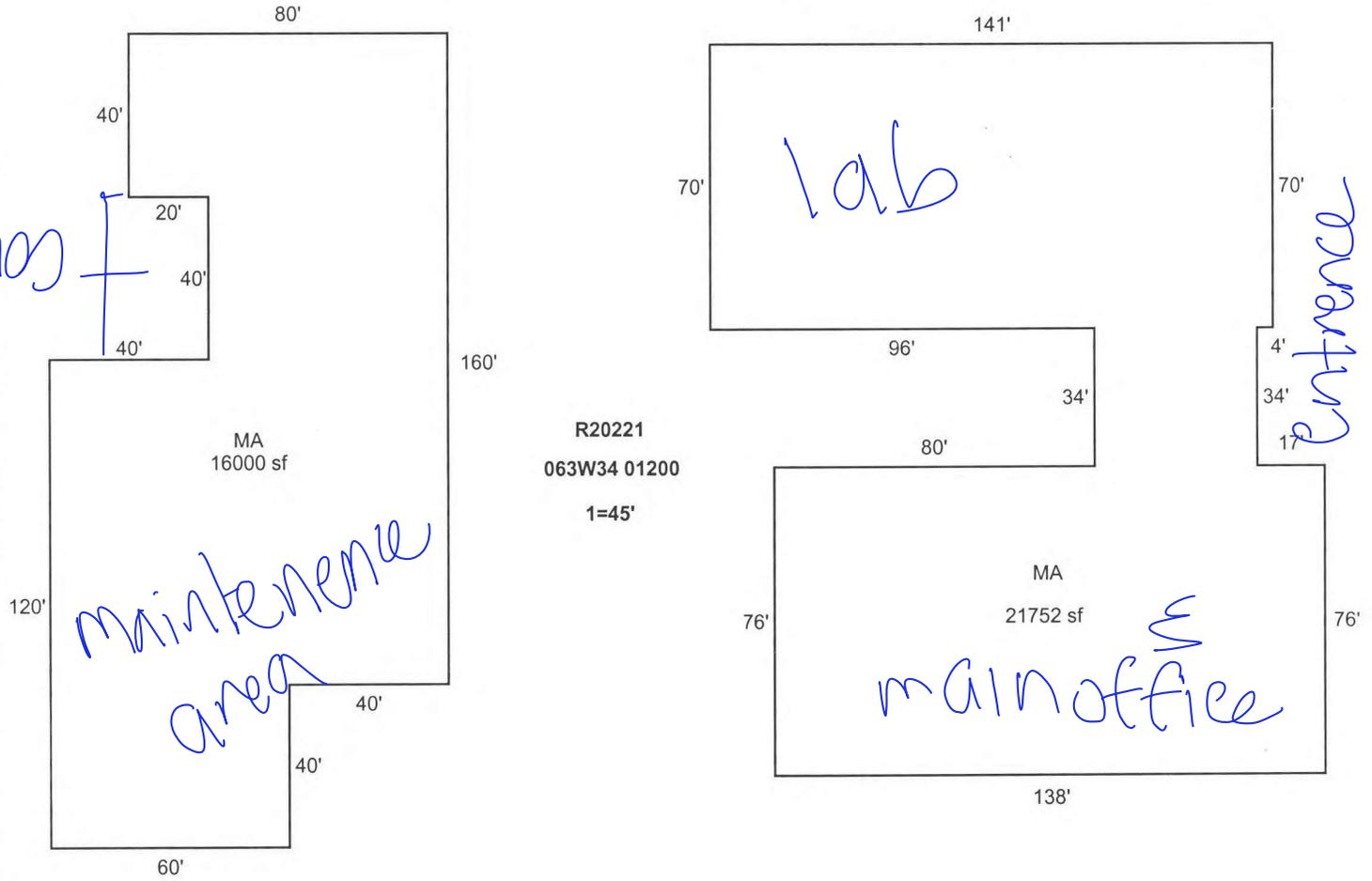
Client

Appraiser Name

Buildings are done by Marshall Swift

SUBJECT

IMPROVEMENTS SKETCH



AREA CALCULATIONS

AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GBA1	MA	1.00	16000	640	37752
	MA	1.00	21752	836	

Comment Table 1

Apex by RW 04/11/08

Comment Table 2

GRH 7/8/25

Comment Table 3

Cycle L3

Net BUILDING Area

(Rounded w/ Factors)

37752