

Summary

Lead Appr: WW 11/12 Clerk: _____ Lead Clerk: _____ Appr: _____ Print Date: 9/26/2025

Acct ID: 528279 MTL: 081W170000900 Date: 11-4-25 Appr: CLUKE Prop Class: 551 RMV Prop Class: 501
Situs: 10817 SILVER FALLS HWY SE AUMSVILLE OR 97325 MaSaNh: 01 06 000 Unit: 50769 Year: 2025

Last Date Appraised: 12/17/2024 Appraiser: CLINT LUKE Tag: Y N Tag info: 2026 - Tags/Permit (Completion)
Owner: HOWE, EDWARD W Last Sales Date: 01/24/1992 Roll Type: R
Cycle Tag Sales Verification Other: _____ Inspection level: 1 2 3 4 LCB TTO INSP AV: 354869
RMV Land: 845170 RMV Imp: 435230 RMV Total: 1280400 MAV: 206830 MSAV: 75769 SAV: 136717
Comment: 25-26 L2 12/17/24 CLUKE

Notations

| RP/MS | Code | Description |
|-------|-------|----------------|
| MS | ZONED | FARM EFU ZONED |

OSDs

| Count | Code | Description | RMV | Code Area | Exception |
|-------|------|---------------|-------|-----------|-----------|
| 1 | SAF | SA OSD - FAIR | 40000 | 05558 | 0 |

Land

Site: 2 Code Area: 05558 Size: 1.00 Acres Use Code: 005 Zone: REST SAV Use: 011 Exception: 0
 Class: 2HD Value Source: Farm Homesite Description: TWO HILL DRY RMV: 11110 Exception: Y N
 Adjustment(s): GSOIL Fire Patrol: Description:
 Comments: Liability year - 2009

25-26 CORR SOIL

Site: 3 Code Area: 05558 Size: 67.33 Acres Use Code: 005 Zone: REST SAV Use: 011 Exception: 0
 Class: 2HD Value Source: Farm Use - EFU Description: TWO HILL DRY RMV: 747810 Exception: Y N
 Adjustment(s): GSOIL Fire Patrol: Description:
 Comments: Liability year - 1974

Site: 4 Code Area: 05558 Size: 4.58 Acres Use Code: 005 Zone: REST SAV Use: 011 Exception: 0
 Class: 2HD Value Source: Woodlot Description: TWO HILL DRY RMV: 46250 Exception: Y N
 Adjustment(s): GSOIL Fire Patrol: Description:
 Comments: Liability year - 1974

Improvements - Residence / Manufactured Structures

Bldg: 4 Code Area: 05558 Stat Class: 108 Year Blt: 1917 Eff Year Blt: 1917 Sq.Ft: 0 % Complete: 100.00
 Desc: Residential Other Improvements Dimensions: RMV: 4140
 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 |
|-------------|-------|-----------|------------|------|----------|
| PATIO | 1 | 1392 | 1917 | 3905 | 1 |

Exception: Y N

Bldg: 5 Code Area: 05558 Stat Class: 148 Year Blt: 2003 Eff Year Blt: 2003 Sq.Ft: 1224 % Complete: 100.00
 Desc: Res other improvements Dimensions: RMV: 261760
 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 |
|------|-------|---------------|------------|------|-------|--------|------------|-----------|
|------|-------|---------------|------------|------|-------|--------|------------|-----------|

Second Floor 4 Finished 1224 0 FB-1 2003 2003 BATH - 1 Exception: Y N

Garage Oversized Detached 4 Finished 1728 0 0 2003 2003 ROOF Exception: Y N

Accessories

| Description | Class | Size SqFt | Eff Yr Blt | RMV | Quantity |
|-------------|-------|-----------|------------|------|----------|
| PATIO | 4 | 480 | 2003 | 2376 | 1 |

Exception: Y N

Improvements - Accessory Buildings

Bldg: 1 Code Area: 05558 Stat Class: 351 Year Blt: 1983 Eff Year Blt: 1999 Sq.Ft: 1225 % Complete: 100.00
 Desc: General Purpose Building (GB) Dimensions: 49x25 RMV: 13210
 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 | |
|----------------------|-------|---------------|------------|------|-------|--------|------------|-----------|----------------|
| General Purpose Bldg | 5 | Finished | 1225 | 0 | 0 | 1983 | 1999 | FAIR | Exception: Y N |

Accessories

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

Bldg: 2 Code Area: 05558 Stat Class: 341 Year Blt: 1971 Eff Year Blt: 1999 Sq.Ft: 240 % Complete: 100.00
 Desc: Multi Purpose Shed (MP) Dimensions: 20x12 RMV: 3140
 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 | 240 | 0 | 0 | 1971 | 1999 | FAIR | Exception: Y N |

Accessories

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

Bldg: 3 Code Area: 05558 Stat Class: 355 Year Blt: 1995 Eff Year Blt: 1995 Sq.Ft: 532 % Complete: 100.00
 Desc: Lean-to Heavy (LTH) Dimensions: 38x14 RMV: 1510
 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 | |
|--------------------|-------|---------------|------------|------|-------|--------|------------|-----------|----------------|
| Lean-to Heavy Duty | 4 | Finished | 532 | 0 | 0 | 1995 | 1995 | | Exception: Y N |

Accessories

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

Bldg: 6 Code Area: 05558 Stat Class: 342 Year Blt: 2024 Eff Year Blt: 2024 Sq.Ft: 5500 % Complete: 80.00
 Desc: Metal Component Building (MC) Dimensions: 110x50 RMV: 151470
 Func Obsc: 100 Econ %: 100 Other %: 100 Exception: 72270 Adjust: Adjust RMV: 0

Floors

| Type | Class | Display Group | Floor Size | Beds | Baths | Yr Blt | Eff Yr Blt | Inventory | |
|---------------------|-------|---------------|------------|------|-------|--------|------------|-----------|----------------|
| Metal Componet Bldg | 5 | Finished | 5500 | 0 | 0 | 2024 | 2024 | AVG | Exception: Y N |

Accessories

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

Farm Notes

2025FARM

1/15/25: Inspected by CWO L4 during tags, farm use ok - Christmas trees



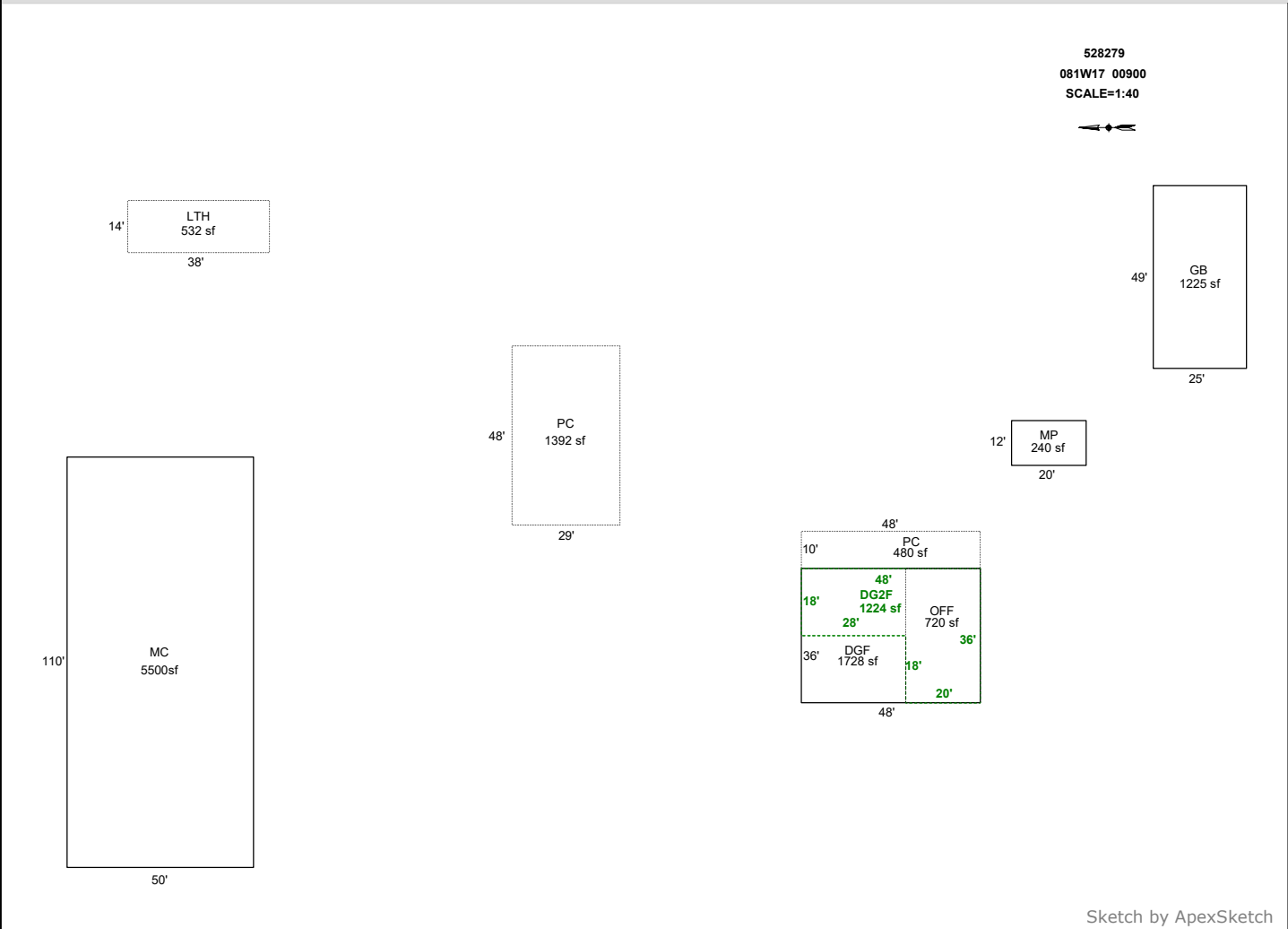
11/4/25

SKETCH/AREA TABLE ADDENDUM

SUBJECT INFO

File No.: 528279 Parcel No.: 081W17 00900
 Property Address: 10817 SILVER FALLS HY SE
 City: Aumsville County: Marion State: OR ZipCode: 97325
 Owner:
 Client: Client Address:
 Appraiser Name: Inspection Date:

SKETCH



| AREA CALCULATIONS SUMMARY | | | | | | COMMENT TABLE 1 | |
|---------------------------|--------------|--------|----------|-----------|------------|---|--|
| Code | Description | Factor | Net Size | Perimeter | Net Totals | | |
| GBA1 | GB | 1.0 | 1225.0 | 148.0 | | DRAWN BY JRONDEMA 1/22/18 UPDATED BY CLOBERG 07/15/24 23-007562 MC | |
| | MP | 1.0 | 240.0 | 64.0 | | | |
| | LTH | 1.0 | 532.0 | 104.0 | | | |
| | MC | 1.0 | 5500.0 | 320.0 | 7497.0 | | |
| GAR | DGF | 1.0 | 1728.0 | 168.0 | | | |
| | DG2F | 1.0 | 1224.0 | 168.0 | 2952.0 | | |
| P/P | PC | 1.0 | 1392.0 | 154.0 | | | |
| | PC | 1.0 | 480.0 | 116.0 | 1872.0 | | |
| | Net BUILDING | cnt | 4 | (rounded) | 7,497 | | |

| COMMENT TABLE 2 | COMMENT TABLE 3 |
|-----------------|-----------------|
| G10 12-3-24 | TABS L2 |
| G10 12-17-24 | TABS L2 |
| Gence 11-4-25 | TABS L3 |

Percent Complete Form

Account # 528279

Additions

New Homes

| | | No Basement | | Basement | |
|--------|-------|-------------------------------|-------|----------|-------|
| % Item | % Sum | % Item | % Sum | % Item | % Sum |
| 3% | | Plans/Survey | 3% | 3% | |
| 2% | 0% | Excavation | 2% | 4% | 0% |
| 3% | | Foundation | 3% | 10% | |
| 35% | 45% | Framing | 14% | 20% | 35% |
| 8% | 50% | Trusses | 7% | 30% | 40% |
| 7% | 60% | Roofing | 7% | 35% | 45% |
| 7% | 65% | Windows/Ext Doors | 7% | 45% | 55% |
| 5% | 70% | Siding | 5% | 50% | 60% |
| 4% | 75% | Plumbing Rough-In | 4% | | |
| 3% | | Electrical Rough-In | 3% | 55% | |
| 2% | | Heating Rough-In | 2% | | |
| | 80% | Heating Unit | 1% | 60% | 65% |
| 3% | | Insulation | 3% | | |
| 5% | 85% | Drywall (Finished) | 5% | 65% | 70% |
| 2% | 90% | Paint Interior | 2% | 70% | 75% |
| 2% | | Paint Exterior | 2% | | |
| | | Cabinets | 6% | 75% | 80% |
| 2% | | Electrical Fixtures | 3% | 80% | |
| 2% | 95% | Plumbing Fixtures | 4% | 85% | 85% |
| 3% | | Floor Coverings & Countertops | 7% | 90% | 90% |
| 2% | 100% | Interior Trim Carpentry | 7% | 95% | 95% |
| | | Porch/Entry/Stoop | 2% | | |
| | | Finish Grade | 1% | 100% | 100% |

APPR _____ Date _____ YR For _____ % COMP _____
 APPR _____ Date _____ YR For _____ % COMP _____
 APPR _____ Date _____ YR For _____ % COMP _____
 APPR _____ Date _____ YR For _____ % COMP _____

Percent Complete Form

Account # _____

Gut & Remodels

| | | |
|-------------------------------|----|-----|
| Interior Trim Carpentry | 7% | 90% |
| Floor Coverings & Countertops | 7% | 85% |
| Plumbing Fixtures | 4% | 80% |
| Electrical Fixtures | 3% | 80% |
| Cabinets | 6% | 75% |
| Drywall (Finished) | 5% | 70% |
| Insulation | 3% | 65% |

APPR _____ Date _____ YR For _____ % COMP _____
 APPR _____ Date _____ YR For _____ % COMP _____
 APPR _____ Date _____ YR For _____ % COMP _____
 APPR _____ Date _____ YR For _____ % COMP _____

Outbuilding Type: MC

| | % Item | % Sum |
|-------------------------|----------------|-------|
| Excavation/Foundation | 10% | 40% |
| Floor - Concrete/Wood | 30% | |
| Walls - Framing | 10% | 65% |
| Walls - Covering/Siding | 15% | |
| Roof - Framing/Trusses | 15% | |
| Roof - Sheathing | 5% | 95% |
| Roof - Cover | 10% | |
| Doors & Windows | 5% | 100% |

APPR Conce Date 12/17-24 YR For 25-26 % COMP 80
 APPR _____ Date _____ YR For _____ % COMP _____
 APPR _____ Date _____ YR For _____ % COMP _____
 APPR _____ Date _____ YR For _____ % COMP _____