

Acct ID: 529224 MTL: 082W02BB00603 Date: 11-7-25 Appr: Gene Prop Class: 401 RMV Prop Class: 401
 Situs: 1825 GYPSY LN SE SALEM OR 97317 MaSaNh: 01 06 004 Unit: 54202 Year: 2025

INPUT
11-7-25
Gene

Last Date Appraised: 12/17/2024 Appraiser: CLINT LUKE Tag: Y N Tag info: 2026 - Tags/Permit (Completed)
 Owner: GUTIERREZ, JOSE Last Sales Date: 08/04/2023 Roll Type: R
 Cycle: Tag Sales Verification Other: _____ Inspection level: 1 2 3 4 LCB TTO INSP AV: 205700
 RMV Land: 324850 RMV Imp: 210080 RMV Total: 534930 MAV: 205700 MSAV: 0 SAV: 0
 Comment: 25-26 L2 12/17/24 CLUKE
 24-25: L2 01.05.24 GRH

23007785 NO CHANGE - ROUSE
 EXT SW 11-6-23 DENIED

OSDs

Count	Code	Description	RMV	Code Area	Exception
1	MKTF	OSD - FAIR	40000	92410	0

Land

Site: 1 Code Area: 92410 Size: 2.24 Acres Use Code: 004 Zone: NREST SAV Use: Exception: 0
 Class: 2BDSS Value Source: Rural at MKT Description: TWO BENCH DRY SOUTH SPECIAL RMV: 284850 Exception: Y N
 Adjustment(s): GSOIL Fire Patrol: Description:
 Comments: 24-25: Updated land class

Improvements - Residence / Manufactured Structures

Bldg: 1 Code Area: 92410 Stat Class: 131 - Year Blt: 1999 Eff Year Blt: 2001 Sq.Ft: 999 % Complete: 100.00
 Desc: One Story Only Dimensions: RMV: 124540
 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
First Floor	3 -	Finished	999	1	FB-1	1999	2001	KIT, HVAC, ROOF, BATH - 1	Y N

Accessories

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

Improvements - Accessory Buildings

Bldg: 2 Code Area: 92410 Stat Class: 341 Year Blt: 2014 Eff Year Blt: 2014 Sq.Ft: 195 % Complete: 100.00
 Desc: Multi Purpose Shed (MP) Dimensions: 15x13 RMV: 7910
 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
Multi-Purpose Bldg	6	Finished	195	0	0	2014	2014	AVG	Y N

Accessories

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

Bldg: 3 Code Area: 92410 Stat Class: 341 Year Blt: 2014 Eff Year Blt: 2014 Sq.Ft: 168 % Complete: 100.00
 Desc: Multi Purpose Shed (MP) Dimensions: 14x12 RMV: 6820
 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
Multi-Purpose Bldg	6	Finished	168	0	0	2014	2014	AVG	Y N

Accessories

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

Bldg: 4 Code Area: 92410 Stat Class: 351 Year Blt: 2023 Eff Year Blt: 2023 Sq.Ft: 3000 % Complete: 65.00
 Desc: General Purpose Building (GB) Dimensions: 60x50, 60x20 RMV: 70810
 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	6	Finished	3000	0	0	2023	2023	AVG	Y N
GP Building Attic	6	Unfinished	1200	0	0	2023	2023		Y N

Accessories

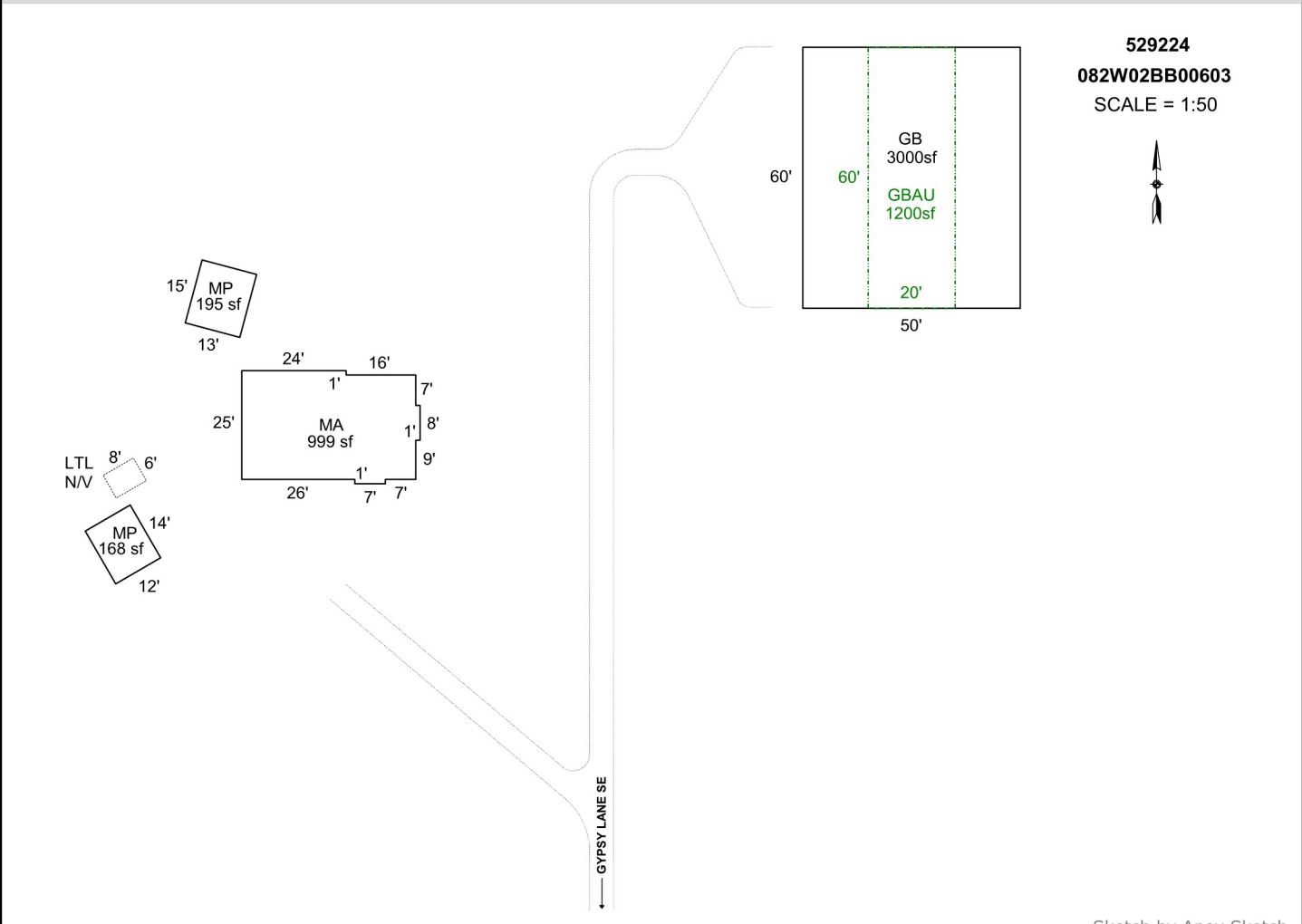
Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity
No accessory data available					

SKETCH/AREA TABLE ADDENDUM

SUBJECT INFO

File No.: 529224 Parcel No.: 082W02BB00603
 Property Address: 1825 GYPSY LN SE
 City: SALEM County: MARION State: OR ZipCode: 97317
 Owner:
 Client: Client Address:
 Appraiser Name: Inspection Date:

SKETCH



AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GBA1	MP	1.0	195.0	56.0	
	MP	1.0	168.0	52.0	
	GB	1.0	3000.0	220.0	3363.0
GBA2	GBAU	1.0	1200.0	160.0	1200.0
GLA1	MA	1.0	999.0	134.0	999.0

COMMENT TABLE 1

APEXED BY NRC 06/08/2009
 UPDATED BY JRONDEMA 7/10/17
 UPDATED BY CJURAN 11/07/2023 23-007785 GB
 UPDATED BY CJURAN 01/31/2024

COMMENT TABLE 2

5.19.17 SR #94 CYCLE, NV
 GRH 01/05/2024

COMMENT TABLE 3

TAGS L2

Net LIVABLE cnt 1 (rounded) 999
 Net BUILDING cnt 4 (rounded) 4,563

*Ann 11-5-25
TAGS L3*

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory	Exception	Y	N
General Purpose Bldg	6	Finished	3000	0	0	2023	2023	AVG			
GP Building Attic	6	Unfinished	1200	0	0	2023	2023		Exception:	Y	N

Accessories

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



10/25/24



12/17/24



11/4/25

Percent Complete Form

Account #

529224

Additions

New Homes

		<u>No Basement</u>		<u>Basement</u>	
% 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%	16%	35%
8%	50%	Trusses	7%	7%	40%
7%	60%	Roofing	7%	7%	45%
7%	65%	Windows/Ext Doors	7%	6%	55%
5%	70%	Siding	5%	5%	60%
4%	75%	Plumbing Rough-In	4%	3%	
3%		Electrical Rough-In	3%	2%	
2%		Heating Rough-In	2%	1%	65%
	80%	Heating Unit	1%	1%	
3%		Insulation	3%	2%	
5%	85%	Drywall (Finished)	5%	4%	70%
2%	90%	Paint Interior	2%	2%	75%
2%		Paint Exterior	2%	2%	
		Cabinets	6%	5%	80%
2%		Electrical Fixtures	3%	2%	
2%	95%	Plumbing Fixtures	4%	3%	85%
3%		Floor Coverings & Countertops	7%	6%	90%
2%	100%	Interior Trim Carpentry	7%	6%	95%
		Porch/Entry/Stoop	2%	2%	100%
		Finish Grade	1%	1%	

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

GBG

	% 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%

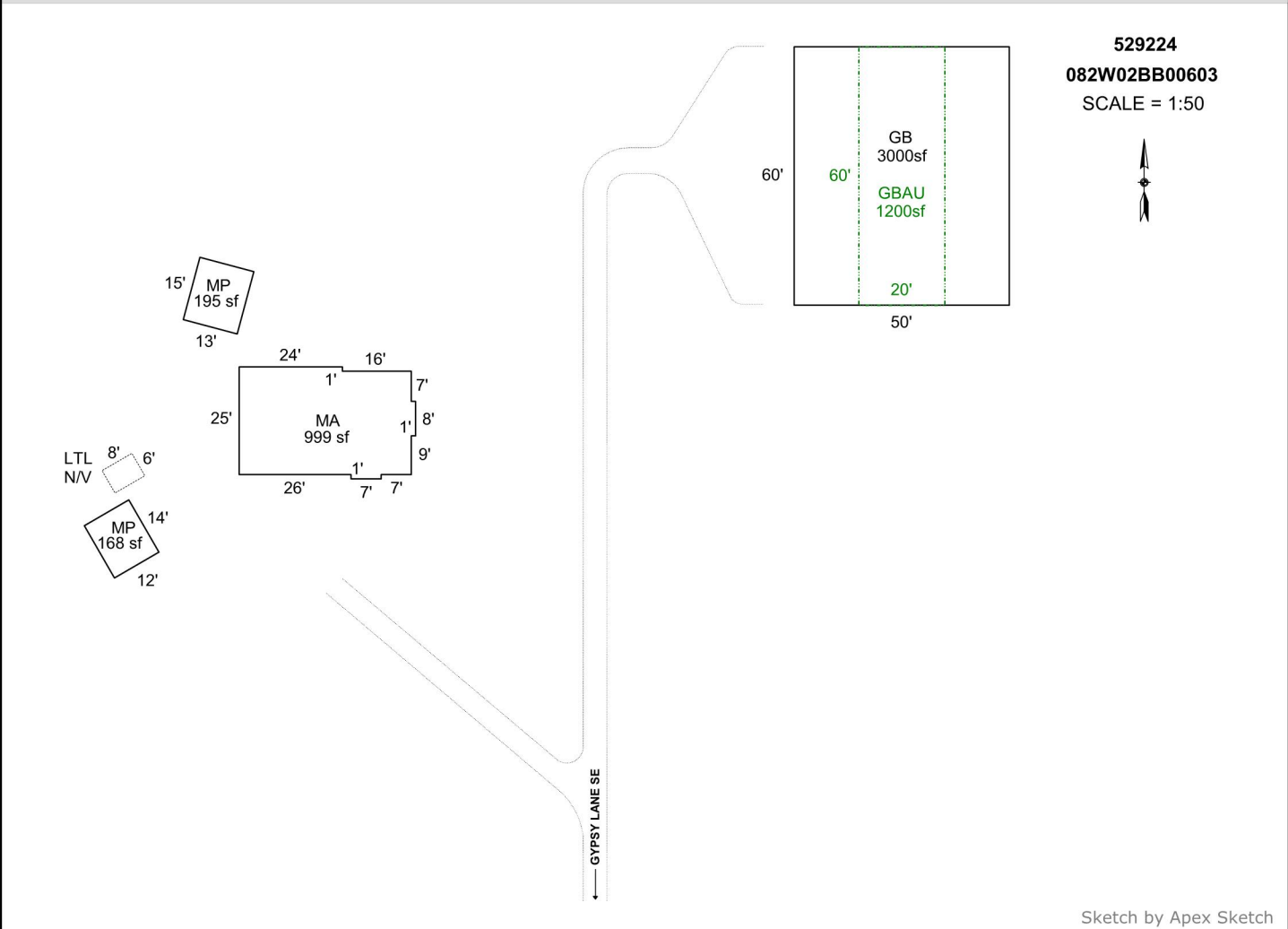
APPR 65 Date 12-17-24 YR For 25-26 % COMP 65
 APPR _____ Date _____ YR For _____ % COMP _____
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COMMENT TABLE 3

TAGS L2

*Trace 10-25-24
 12-17-24
 TAGS L2*

Net LIVABLE	cnt	1	(rounded)	999
Net BUILDING	cnt	4	(rounded)	4,563