

Acct ID: 540255 MTL: 091E050000900 Date: 8-26-25 Appr: Gene Prop Class: 551 RMV Prop Class: 551
 Situs: 17541 FERN RIDGE RD SE STAYTON OR 97383 MaSaNh: 01 06 000 Unit: 74761 Year: 2025
 Last Date Appraised: 02/25/2014 Appraiser: CLINT LUKE Retag: Y Tag info: _____
 Owner: BASL, TERRY W Roll Type: R
 Cycle Tag Sales Verification Other: _____ Inspection level: 1 2 3 4 LCB TTO INSP V: 327683
 RMV Land: 341410 RMV Imp: 432080 RMV Total: 773490 MAV: 283120 MSAV: 44563 SAV: 74518
 Comment: _____

INPUT
10-25-25
Gene

Notations

RP/MS	Code	Description
MS	ZONED	FARM EFU ZONED

OSDs

Count	Code	Description	RMV	Code Area	Exception
1	SAA	SA OSD - AVERAGE	50000	29540	0

Land

Site: 2 Code Area: 29540 Grass Seed Size: 1.00 Acres Use Code: 005 Zone: REST SAV Use: 011 Exception: 0
 Class: Value Source: Farm Homesite Description: 4hd RMV: 6610 Exception: Y N
 Adjustment(s): GSOIL Fire Patrol: Description:
 Comments: Liability year - 2009 / 2900040

Site: 3 Code Area: 29540 Size: 22.00 Acres Use Code: 005 Zone: REST SAV Use: 011 Exception: 0
 Class: 4HD Value Source: Farm Use - EFU 7.60 Description: FOUR HILL DRY 34.28 4hd RMV: 145450 Exception: Y N
 Adjustment(s): GSOIL SPILT 7.6 ac OUT FOR WASTE Fire Patrol: Description:
 Comments: Liability year - 1974 / 2900040: 01-02; CHANGED SOIL CLASS FROM 3 HILL DRY TO 4 HILL DRY FORMER MINK SHED AREA +

Site: 4 Code Area: 29540 Size: 19.16 Acres Use Code: 005 Zone: REST SAV Use: 011 Exception: 0
 Class: 2HD Value Source: Farm Use - EFU Description: TWO HILL DRY RMV: 139350 Exception: Y N
 Adjustment(s): GSOIL 6.88 waste Fire Patrol: Description:
 Comments: Liability year - 1974 / 2900000: 01-02; CHANGED SOIL CLASS FROM PASTURE TO 8 BENCH, COMBINED LAND SEGGS, SAME SOIL CLASS, SAME LIAB YEAR, 15.75 ACRES TOTAL /02-03: REAPPRAISAL - CHANGED SOIL CLASS FROM 8 BENCH TO 2 HILL DRY

Improvements - Residence / Manufactured Structures

Bldg: 1 Code Area: 29540 Stat Class: 132 Year Blt: 1939 Eff Year Blt: 1958 Sq.Ft: 3423 % Complete: 100
 Desc: Multi Story above grade Dimensions: RMV: 265890
 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	2543	2	FB-2	1939	1958	KIT-, HVAC, FP - <u>NEW</u> , BATH 2 <u>ARB</u>	Y N
Attic	3	Low Cost	880	2	0	1939	1958	HVAC	Y N

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception
ENCLOSED PORCH	3	116	1992	2923	1	Y N
YARD IMPROVEMENTS GOOD	3	1	1958	22149	1	Y N <u>WC</u>

Improvements - Accessory Buildings

Bldg: 2 Code Area: 29540 Stat Class: 351 Year Blt: 1992 Eff Year Blt: 2000 Sq.Ft: 551 % Complete: 100
 Desc: General Purpose Building (GB) Dimensions: 29x19 RMV: 8180
 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	551	0	0	1992	<u>2000</u>	FAIR <u>60%</u>	Y N

Accessories

No accessory data available

Bldg: 3 Code Area: 29540 Stat Class: 353 Year Blt: 1985 Eff Year Blt: 1985 Sq.Ft: 4011 % Complete: 100
 Desc: Machine Shed (MS) Dimensions: RMV: 8020
 Func Obsc: 100 Econ %: 100 Other %: 100 Exception: 0 Adjust: Adjust RMV: 0

Floors

Gene

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory	
Machine Shed	4	Finished	4011	0	0	1985	1985	FAIR	Exception: Y N

NC

Accessories

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

Bldg: 4 Code Area: 29540 Stat Class: 353 Year Blt: 1971 Eff Year Blt: 1971 Sq.Ft: 1242 % Complete: 100
 Desc: Machine Shed (MS) Dimensions: RMV: 2270
 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	
Machine Shed	4	Finished	1242	0	0	1971	1971	FAIR	Exception: Y N

40%

Accessories

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

Bldg: 5 Code Area: 29540 Stat Class: 301 Year Blt: Eff Year Blt: Sq.Ft: 32286 % Complete: 100
 Desc: Accessory Improvements & Misc. Dimensions: RMV: 9600
 Func Obsc: 50 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	
Building Structure	0	Finished	32286	0	0	0	0	POOR COND, 1321MS TRAILER OVER	Exception: Y N

NV

Accessories

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

OLD MINK SHEDS

Bldg: 6 Code Area: 29540 Stat Class: 353 Year Blt: 1987 Eff Year Blt: 1987 Sq.Ft: 1890 % Complete: 100
 Desc: Machine Shed (MS) Dimensions: 42x45 RMV: 280
 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	
Machine Shed	4	Finished	1890	0	0	1987	1987	POOR COND	Exception: Y N

NV

Accessories

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

Bldg: 7 Code Area: 29540 Stat Class: 353 Year Blt: 1987 Eff Year Blt: 1987 Sq.Ft: 2048 % Complete: 100
 Desc: Machine Shed (MS) Dimensions: 32x64 RMV: 4490
 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	
Machine Shed	4	Finished	2048	0	0	1987	1987	FAIR	Exception: Y N

20%

NC

Accessories

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

Bldg: 8 Code Area: 29540 Stat Class: 352 Year Blt: 2013 Eff Year Blt: 2013 Sq.Ft: 9360 % Complete: 100
 Desc: Utility Building (UB) Dimensions: 60x156 RMV: 124190
 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	
Utility Building	5	Finished	9360	0	0	2013	2013	FAIR	Exception: Y N

70%

AVG

Accessories

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

Bldg: 9 Code Area: 29540 Stat Class: 321 Year Blt: 1994 Eff Year Blt: 1994 Sq.Ft: 768 % Complete: 100
 Desc: Hay Cover (HC) Dimensions: 24x32 RMV: 2320
 Func Obsc: 100 Econ %: 100 Other %: 100 Exception: 0 Adjust: Adjust RMV: 0

Good

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory
Hay Cover	5	Finished	768	0	0	1994	1994	Exception: Y N

Accessories

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

Bldg: 10 Code Area: 29540 Stat Class: 354 Year Blt: 1983 Eff Year Blt: 1983 Sq.Ft: 1349 % Complete: 100
 Desc: Lean-to Light (LTL) Dimensions: 19x71 RMV: 1090
 Func Obsc: 100 Econ %: 100 Other %: 100 Exception: 0 Adjust: 20% Adjust RMV: 0

Floors

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory
Lean-to Light Duty	4	Finished	1349	0	0	1983	1983	Exception: Y N

Accessories

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

Bldg: 11 Code Area: 29540 Stat Class: 354 Year Blt: 1983 Eff Year Blt: 1983 Sq.Ft: 300 % Complete: 100
 Desc: Lean-to Light (LTL) Dimensions: 15x20 RMV: 240
 Func Obsc: 100 Econ %: 100 Other %: 100 Exception: 0 Adjust: 20% Adjust RMV: 0

Floors

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory
Lean-to Light Duty	4	Finished	300	0	0	1983	1983	Exception: Y N

Accessories

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

Bldg: 12 Code Area: 29540 Stat Class: 354 Year Blt: 1993 Eff Year Blt: 1993 Sq.Ft: 780 % Complete: 100
 Desc: Lean-to Light (LTL) Dimensions: 20x39 RMV: 1200
 Func Obsc: 100 Econ %: 100 Other %: 100 Exception: 0 Adjust: 20% Adjust RMV: 0

Floors

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory
Lean-to Light Duty	4	Finished	780	0	0	1993	1993	Exception: Y N

Accessories

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

Bldg: 13 Code Area: 29540 Stat Class: 354 Year Blt: 1980 Eff Year Blt: 1980 Sq.Ft: 384 % Complete: 100
 Desc: Lean-to Light (LTL) Dimensions: RMV: 310
 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 Light Duty	4	Finished	384	0	0	1980	1980	Exception: Y N

Accessories

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

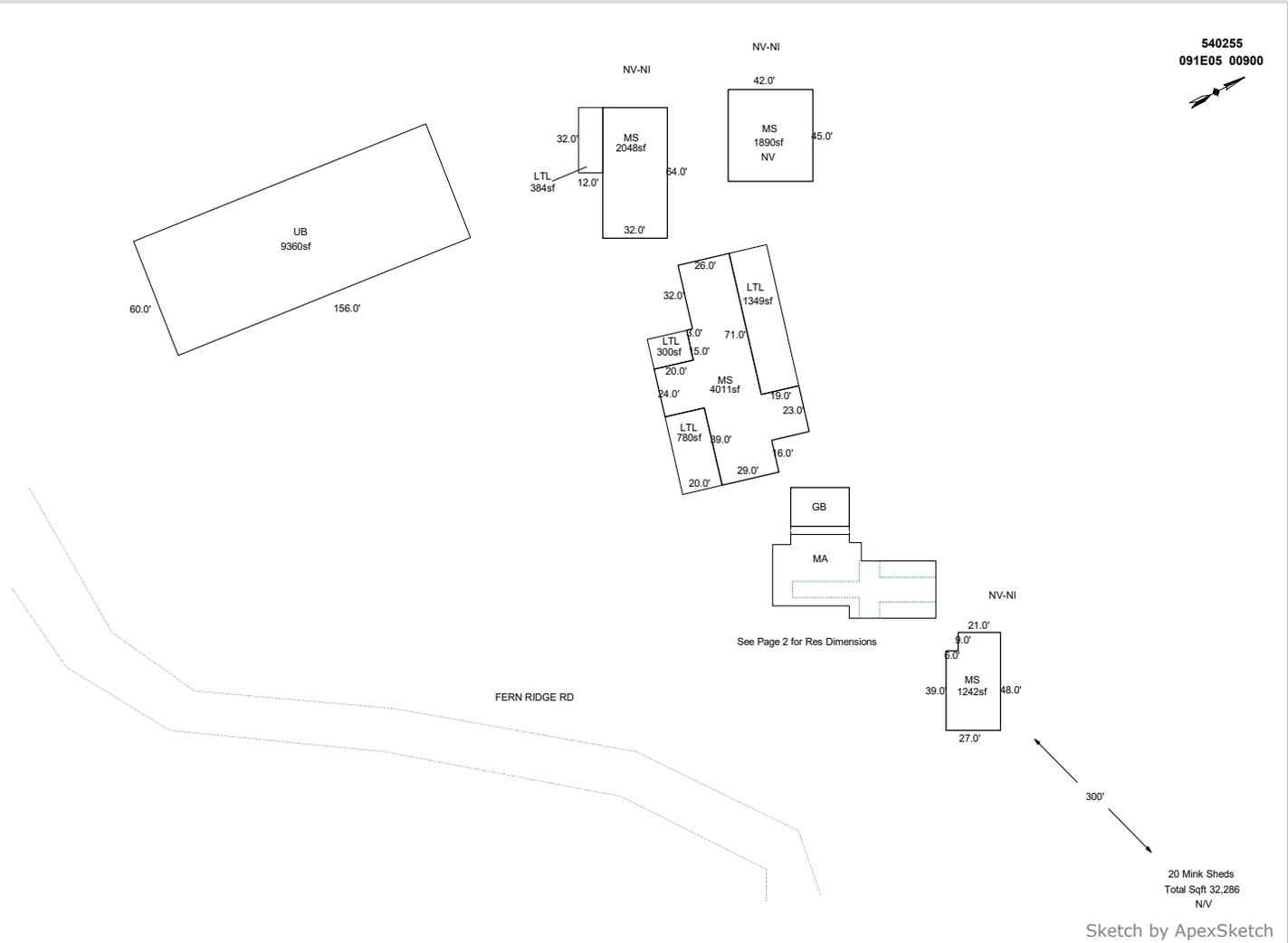
MISSING A PAGE HAD 16 STRUCTURES, FINALED BEFORE LCM IN PLACE, CORRECTED AND REMOVED THE MAV FOR THE GONED LTL MP AND HC 10-30-25 WW

SKETCH/AREA TABLE ADDENDUM

SUBJECT INFO

File No.: 540255 Parcel No.: 091E 05 00900
 Property Address: 17541 Fern Ridge Rd SE
 City: Stayton County: State: OR ZipCode: 97383
 Owner:
 Client: Client Address:
 Appraiser Name: Inspection Date:

SKETCH



AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GBA1	GB	1.0	551.0	96.0	
	MS	1.0	4011.0	356.0	
	MS	1.0	1242.0	150.0	
	MS	1.0	2048.0	192.0	
	MS	1.0	1890.0	174.0	
	LTL	1.0	1349.0	180.0	
	LTL	1.0	300.0	70.0	
	LTL	1.0	384.0	88.0	
	LTL	1.0	780.0	118.0	
	UB	1.0	9360.0	432.0	21915.0
GLA1	MA	1.0	2543.0	244.0	2543.0
GLA2	ATTL	1.0	880.0	198.0	880.0
P/P	EP	1.0	116.0	66.0	116.0
	Net LIVABLE	cnt	0 (rounded)		3,423
	Net BUILDING	cnt	10 (rounded)		21,915

COMMENT TABLE 1

Apex 8/12/11 Jane
 Update by CW 3/3/14
 UPDATED BY CLOBERG 10/20/25

COMMENT TABLE 2

CLUKE 08/26/25

COMMENT TABLE 3

CYCLE L4

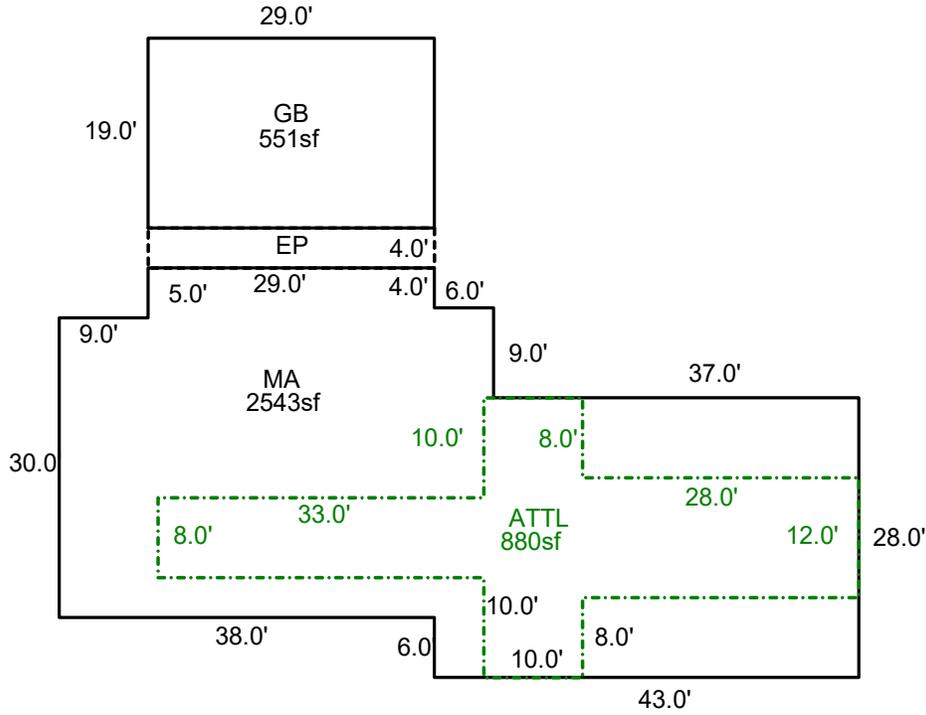
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SKETCH

540255
091E05 00900
 See Page 1 for All Bldgs



Sketch by ApexSketch

AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GBA1	GB	1.0	551.0	96.0	551.0
GLA1	MA	1.0	2543.0	244.0	2543.0
GLA2	ATTL	1.0	880.0	198.0	880.0
P/P	EP	1.0	116.0	66.0	116.0

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COMMENT TABLE 3

CYCLE L4

Net LIVABLE	cnt	0	(rounded)	3,423
Net BUILDING	cnt	1	(rounded)	551