

Acct ID: 541016 MTL: 092E17AB00600 Date: **11-13-25** Appr: **ENCE** Prop Class: 641 **input** RMV Prop Class: 451
 Situs: 23465 NORTH FORK RD SE LYONS OR 97358 **Account** MaSaNh: 01 06 000 Unit: 35927 **12-3-25** Year: 2025
 Last Date Appraised: 01/09/2025 Appraiser: CLINT LUKE **12-3-25** Tag: **0** N Tag info: 2026 - Tags/Permit (Completion)
 Owner: LOUGHTON, ANTHONY W & CURTISS, KAREN G Last Sales Date: 01/02/2019 Roll Type: R
 Cycle Tag Sales Verification Other: _____ Inspection level: 1 **2** **3** 4 LCB TTO INSP AV: 160398
 RMV Land: 555500 RMV Imp: 214510 RMV Total: 770010 MAV: 53120 MSAV: 3858 SAV: 7502
 Comment: 25-26 L4 2/19/25 CLUKE
 25-26 L2 1/9/25 CLUKE
 25-26 10/11/24 CLUKE
 24-25 L2 10/23/23 CLUKE
 LEVEL 4 4.7.21 WV06
75% ROTA
Last INSP Gas Pressure Test 12/16/24

Notations

RP/MS	Code	Description
RP	DFL	DESIGNATED FORESTLAND

OSDs

Count	Code	Description	RMV	Code Area	Exception
2	MKTN	OSD - NO LANDSCAPE	35000	29540	16700

Land

Site: 1	Code Area: 29540	Size: 1.00 Acres	Use Code: 005	Zone: REST	SAV Use:	Exception: 0
Class: 4BDSS	Value Source: Market Homesite	Description: FOUR BENCH DRY SPECIAL SOUTH	RMV: 172310	Exception: Y	N	
Adjustment(s): H2OGR	Fire Patrol: SA004	Description: FIRE PATROL				
Comments: 21-22: PER #06 DEL ALL IMPS, OSD / 02900040, 00-01:f1000 add osd, was removed when mkt values updated , ALSO CORRECT HOMESITE VALUE /03-04: REAPPRAISAL						
Site: 2	Code Area: 29540	Size: 4.00 Acres	Use Code: 005	Zone: REST	SAV Use: 011	Exception: 0
Class: FTL	Value Source: Designated Forest Land	Description: DFL Class D	RMV: 175630	Exception: Y	N	
Adjustment(s): H2OGR	Fire Patrol: SA004	Description: FIRE PATROL				
Comments: Liability year - 1993 / 2900040						
Site: 3	Code Area: 29540	Size: 3.93 Acres	Use Code: 005	Zone: REST	SAV Use: 011	Exception: 0
Class: FTL	Value Source: Designated Forest Land	Description: DFL Class D	RMV: 172560	Exception: Y	N	
Adjustment(s): H2OGR	Fire Patrol: SA004	Description: FIRE PATROL				
Comments: Liability year - 1993 / 18-19: #36 CYCLE WORK, NO CHG / 2900000: 03-04: REAPPRAISAL						

Improvements - Residence / Manufactured Structures

Bldg: 3	Code Area: 29540	Stat Class: 142	Year Blt: 2024	Eff Year Blt: 2024	Sq.Ft: 1932	% Complete: 60.00
Desc: Multi Story above grade	Dimensions:	RMV: 181750				
Func Obsc: 100	Econ %: 100	Other %: 100	Exception: 86720	Adjust:	Adjust RMV: 0	

Floors

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory	Exception
First Floor	4	Finished	1260	0	0	2024	2024	ROOF	Y N
Second Floor	4	Finished	672	0	0	2024	2024		Y N

Accessories

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

Improvements - Accessory Buildings

Bldg: 1	Code Area: 29540	Stat Class: 351	Year Blt: 2023	Eff Year Blt: 2023	Sq.Ft: 864	% Complete: 100.00
Desc: General Purpose Building (GB)	Dimensions: 36x24	RMV: 21780				
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	864	0	0	2023	2023	AVG	Y N

Accessories

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

Bldg: 2	Code Area: 29540	Stat Class: 341	Year Blt: 2023	Eff Year Blt: 2023	Sq.Ft: 192	% Complete: 100.00
Desc: Multi Purpose Shed (MP)	Dimensions: 16x12	RMV: 9550				
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	6	Finished	192	0	0	2023	2023	AVG

Exception: Y N

Accessories

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

Bldg: 4 Code Area: 29540 Stat Class: 354 Year Blt: 2023 Eff Year Blt: 2023 Sq.Ft: 360 % Complete: 100.00
 Desc: Lean-to Light (LTL) Dimensions: 36x10 RMV: 1430
 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	360	0	0	2023	2023	

Exception: Y N

Accessories

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

Farm Notes

2024FARM

10/23/23: Inspected by CL L2 forest use ok, new owner is retired forester who is cleaning up and replanting forest. No need for tag.

Percent Complete Form

Account # _____

Additions

New Homes

<u>Additions</u>		<u>New Homes</u>			
		<u>No Basement</u>		<u>Basement</u>	
% Item	% Sum	% Item	% Sum	% Item	% Sum
3%		Plans/Survey	3%		3%
2%	0%	Excavation	2%	0%	4%
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%	6%
5%	70%	Siding	5%	50%	5%
4%	75%	Plumbing Rough-In	4%		3%
3%		Electrical Rough-In	3%	55%	2%
2%		Heating Rough-In	2%		1%
	80%	Heating Unit	1%	60%	1%
3%		Insulation	3%		2%
5%	85%	Drywall (Finished)	5%	65%	4%
2%		Paint Interior	2%	70%	2%
2%	90%	Paint Exterior	2%		2%
		Cabinets	6%	75%	5%
2%		Electrical Fixtures	3%	80%	2%
2%	95%	Plumbing Fixtures	4%	85%	3%
3%		Floor Coverings & Countertops	7%	90%	6%
2%	100%	Interior Trim Carpentry	7%	95%	6%
		Porch/Entry/Stoop	2%	100%	2%
		Finish Grade	1%		1%

APPR _____ Date 1-9-25 YR For 25-26 % COMP 60
 APPR _____ Date 11-13-26 YR For 26-27 % COMP 75
 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: _____

	% 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%

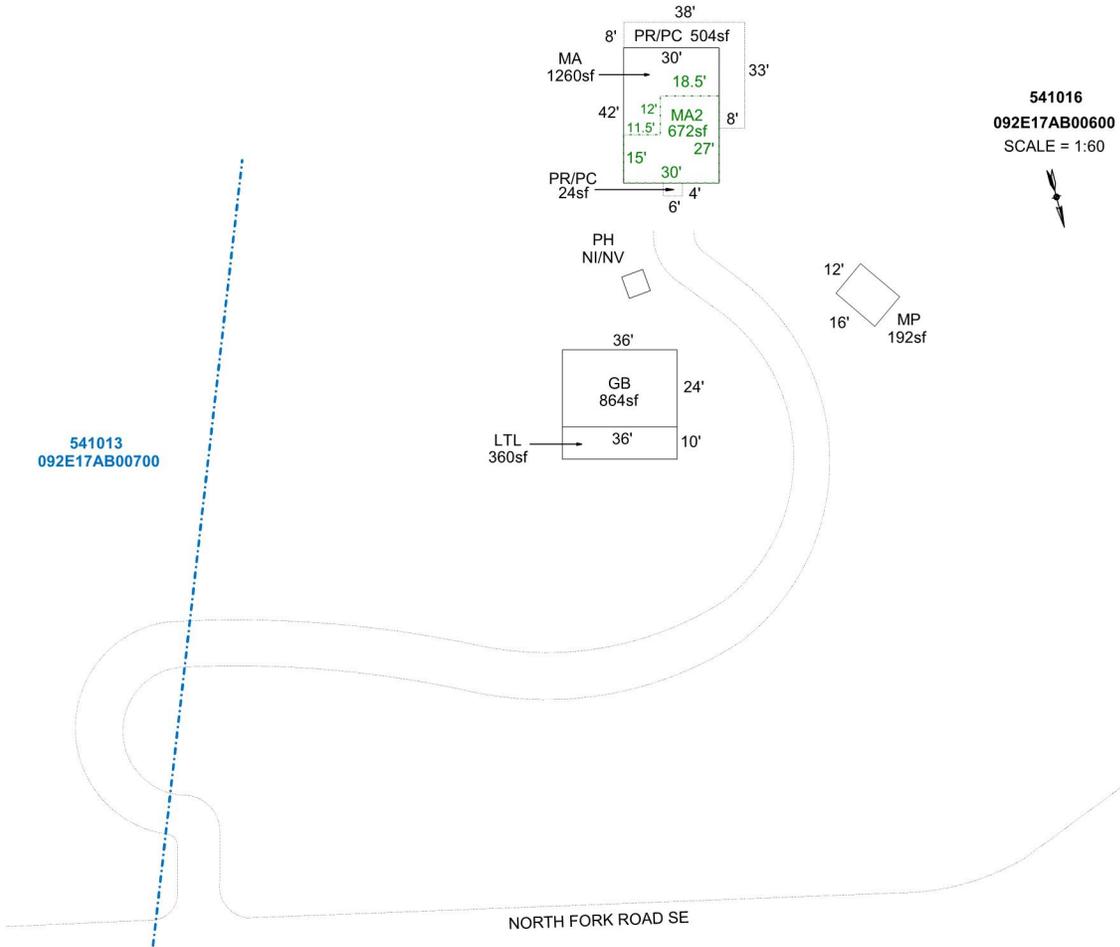
APPR _____ Date _____ YR For _____ % COMP _____
 APPR _____ Date _____ YR For _____ % COMP _____
 APPR _____ Date _____ YR For _____ % COMP _____
 APPR _____ Date _____ YR For _____ % COMP _____

SKETCH/AREA TABLE ADDENDUM

SUBJECT INFO

File No.: 541016 Parcel No.: 092E17AB00600
 Property Address: 23465 NORTH FORK RD SE
 City: LYONS County: MARION State: OR ZipCode: 97358
 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	LTL	1.0	360.0	92.0	
	GB	1.0	864.0	120.0	
	MP	1.0	192.0	56.0	1416.0
GLA1	MA	1.0	1260.0	144.0	1260.0
GLA2	MA2	1.0	672.0	114.0	672.0
P/P	PR/PC	1.0	504.0	142.0	
	PR/PC	1.0	24.0	20.0	528.0

COMMENT TABLE 1

DRAWN BY JRONDEMA 8/22/18
 UPDATED BY CJURAN 11/02/2023
 UPDATED BY CJURAN 04/09/2024 23-007602 MA

COMMENT TABLE 2

CL 10/23/2023

COMMENT TABLE 3

TAGS L2

Net LIVABLE	cnt	2	(rounded)	1,932
Net BUILDING	cnt	3	(rounded)	1,416

Gevick 1-4-25
 TAGS L2
 Gevick 2-19-25
 CYCLE L4