

Acct ID: 544397 MTL: 082W12C000500 Date: **9-13-25** Appr: **Genie** Prop Class: 401 RMV Prop Class: 401
 Situs: 4767 DUMORE DR SE AUMSVILLE OR 97325 MaSaNh: 01 06 000 Unit: 116709 Year: 2025
 Last Date Appraised: 05/08/2019 Appraiser: CLINT LUKE Retag: Y Tag info: **INPUT 11-25-25 Genie**
 Owner: YEO, MERRILL W & YEO, CAROLYN J Roll Type: R
 Cycle Tag Sales Verification Other: _____ Inspection level: 1 2 3 4 LCB TTO INSP AV: 517460
 RMV Land: 314170 RMV Imp: 433840 RMV Total: 748010 MAV: 517460 MSAV: 0 SAV: 0
 Comment:

Notations

No notation data available.

OSDs

Count	Code	Description	RMV	Code Area	Exception
1	MKTA	OSD - AVERAGE	50000	05558	0

Land

Site: 1 Code Area: 05558 Size: 3.00 Acres Use Code: 004 Zone: NREST SAV Use: Exception: 0
 Class: Value Source: Rural at MKT Description: RMV: 264170 Exception: Y N
 Adjustment(s): Fire Patrol: Description:
 Comments: 2002-03 REAPPRAISAL.

Improvements - Residence / Manufactured Structures

Bldg: 1 Code Area: 05558 Stat Class: 142 Year Blt: 1988 Eff Year Blt: 1988 Sq.Ft: 3606 % Complete: 100
 Desc: Multi Story above grade Dimensions: RMV: 433840
 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	4	Finished	1694	0	FB-1	1988	1988	BATH - 1, FB-1, KIT+, HVAC+, ROOF	Exception: Y N
Second Floor	4	Finished	1390	4	FB-2	1988	1988	HVAC+, BATH - 2	Exception: Y N
Attic	4	Low Cost	522	0	0	1988	1988		Exception: Y N

Accessories **AGF 729 SF I/O**

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception
ASPHALT DRIVEWAY	4	5000	2005	13650	1	Exception: Y N
CONCRETE DRIVEWAY	4	546	1988	1455	1	Exception: Y N
PATIO	4	149	1988	672	1	Exception: Y N
PATIO	4	400	1988	1804	1	Exception: Y N
PATIO	4	644	1988	2904	1	Exception: Y N
ROOF EXTENSION OR PATIO COVER	4	149	1988	3543	1	Exception: Y N
ROOF EXTENSION OR PATIO COVER	4	400	1988	9512	1	Exception: Y N

Improvements - Accessory Buildings

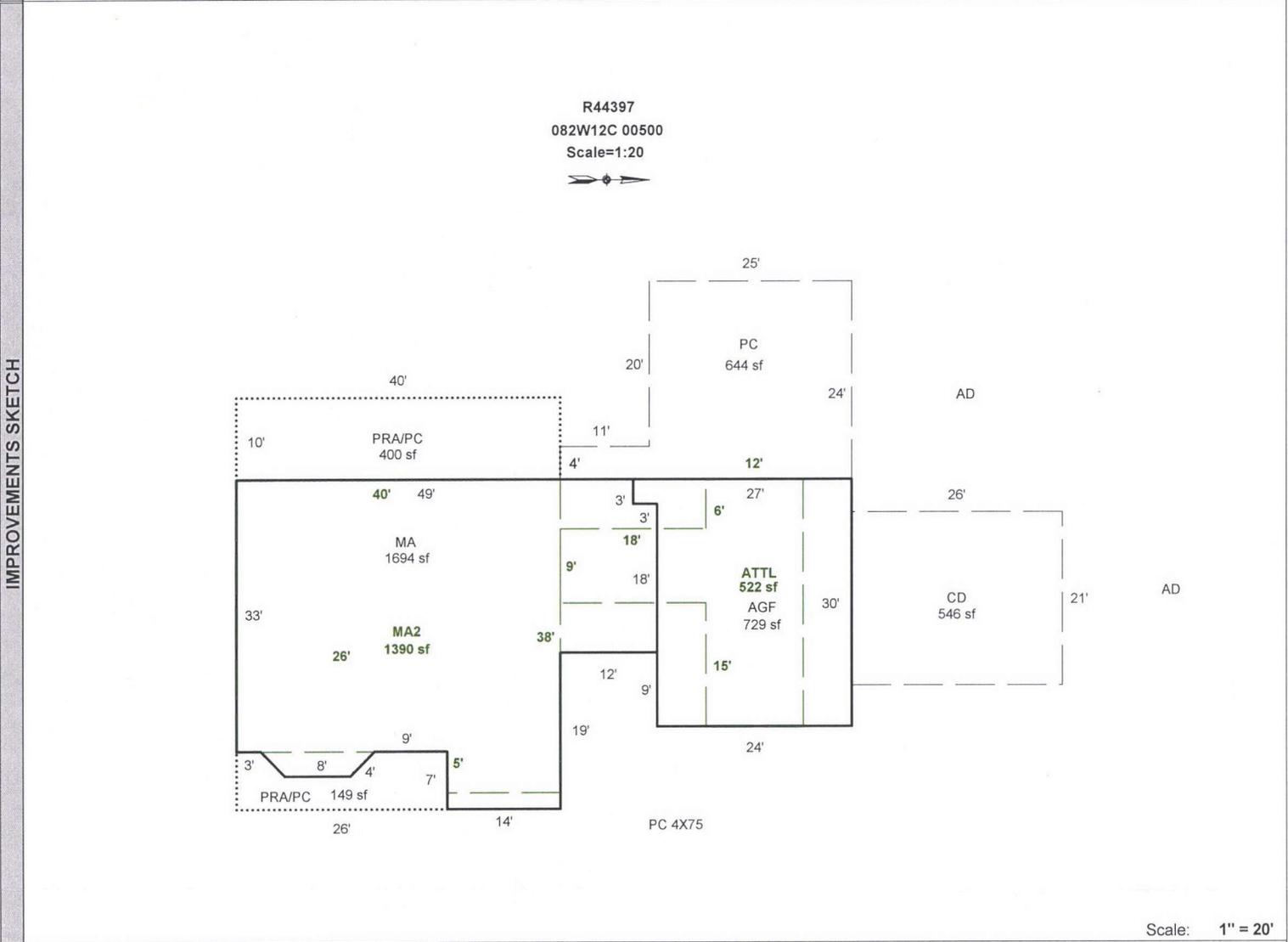
No improvement data available for all other stat class types.

SKETCH/AREA TABLE ADDENDUM

Parcel No 082W12C 00500

File No R44397

SUBJECT	Property Address 4767 DUMORE DR SE	State OR	Zip 97325
	City AUMSVILLE		
	Owner		
	Client		
	Appraiser Name		



Scale: 1" = 20'

AREA CALCULATIONS	AREA CALCULATIONS SUMMARY					
	Code	Description	Factor	Net Size	Perimeter	Net Totals
	MA	MA	1.00	1694	186	1694
	MA2	MA2	1.00	1390	156	1390
	ATTL	ATTL	1.00	522	120	522
GAR	AGF	1.00	729	114	729	
P/P	CD	1.00	546	94		
	PC	1.00	644	120	1190	
DW	PRA/PC	1.00	400	100		
	PRA/PC	1.00	149	68	549	
Net LIVABLE Area (rounded w/ factors)						3606

Comment Table 1	
APEXED BY NRC 05/13/2009 UPDATED BY CHRIS 7/3/19	
Comment Table 2	Comment Table 3
<p style="font-size: 1.2em; color: blue;">4-10-58-19 Cycles 12</p> <p style="font-size: 1.2em; color: blue;">4-11-9-23-25 Cycles 24</p>	