

Acct ID: 544413 MTL: 082W13B001900 Date: **9-26-25** Appr: **LUKE** Prop Class: 401 RMV Prop Class: 401
 Situs: 8855 JEANNE CT SE AUMSVILLE OR 97325 MaSaNh: 01 06 000 Unit: 116725 Year: 2025

Last Date Appraised: 05/24/2019 Appraiser: CLINT LUKE Retag: Y N Tag info: **INPUT 11-25-25 LUKE**
 Owner: NEWELL, PETER A & NEWELL, KATHERINE M Roll Type: R
 Cycle: Tag Sales Verification Other: _____ Inspection level: 1 2 3 4 LCB TTO INSP AV: 292800
 RMV Land: 358480 RMV Imp: 267280 RMV Total: 625760 MAV: 292800 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: 5.03 Acres Use Code: 004 Zone: NREST SAV Use: Exception: 0
 Class: Value Source: Rural at MKT Description: RMV: 308480 Exception: Y N
 Adjustment(s): Fire Patrol: Description:
 Comments: 2002-03 REAPPRAISAL.

Improvements - Residence / Manufactured Structures

Bldg: 1 Code Area: 05558 Stat Class: 131 Year Blt: 1992 Eff Year Blt: 1992 Sq.Ft: 2155 % Complete: 100
 Desc: One Story Only Dimensions: RMV: 267280
 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	2155	3	FB-2	1992	1992	KIT, FP - 1, ROOF, HVAC, BATH - 2	Exception: Y N
Garage Attached	3	Finished	437	0	0	1992	1992	ROOF	Exception: Y N

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception
DECK	3	982	1992	16498	1	Exception: Y N
PATIO	2	216	1992	998	1	Exception: Y N
ROOF EXTENSION OR PATIO COVER	3	216	1992	5262	1	Exception: Y N

Improvements - Accessory Buildings

No improvement data available for all other stat class types.

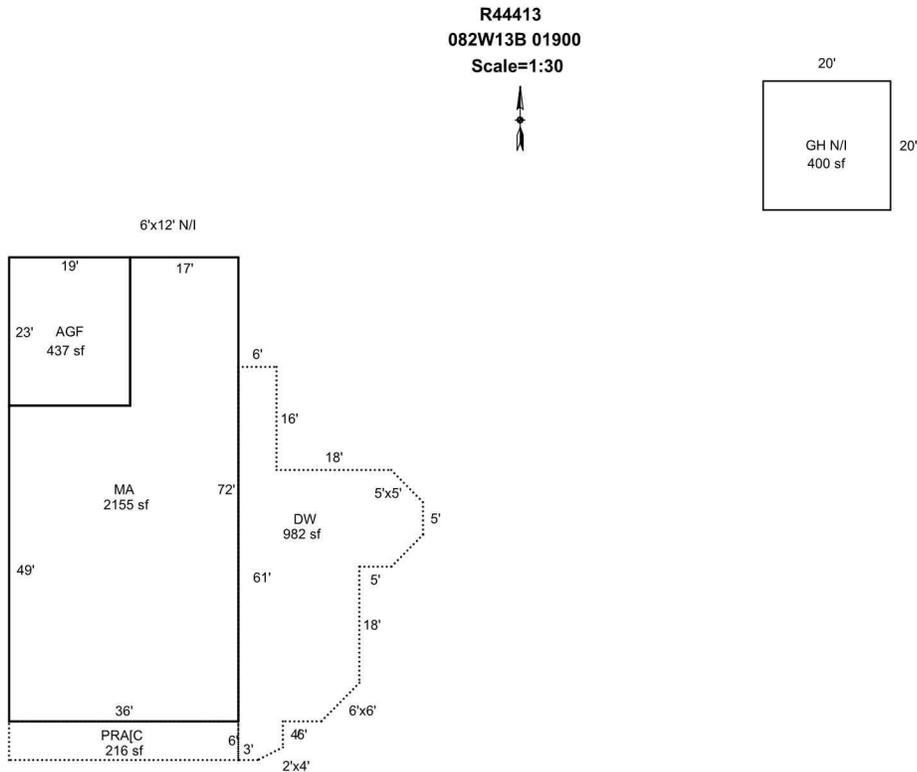
SKETCH/AREA TABLE ADDENDUM

Parcel No **082W13B 01900**

File No **R44413**

SUBJECT	Property Address 8855 JEANNE CT SE
	City AUMSVILLE State OR Zip 97325
	Owner
	Client
	Appraiser Name

IMPROVEMENTS SKETCH



Scale: **1" = 30'**

AREA CALCULATIONS

AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GLA1	MA	1.00	2155	216	2155
GAR	AGF	1.00	437	84	437
YI	PRA[C]	1.00	216	84	
	DW	1.00	982	169	1198

Comment Table 1

APEXED BY NRC 05/18/2009
UPDATED BY CHRIS 10/17/19

Comment Table 2

Comment Table 3

*Good 9-26-25
CYCLE 4*

Net LIVABLE Area (rounded w/ factors) **2155**