

Summary

LAK 12.16.25

Lead Appr: _____ Clerk: _____ Lead Clerk: _____ Appr: _____

Print Date: 11/6/2025

Acct ID: 129469 MTL: 072W30DA00100P1 Date: 11/19/25 Appr: 02 Prop Class: 019 RMV Prop Class: 019

Situs: 4730 AUBURN RD NE # 99 SALEM, OR 97301 MaSaNh: 14 05 003 Unit: 129469 Year: 2026

Last Date Appraised: 10/11/2024 Appraiser: THERESA SWEARINGEN Tag: Y N Tag info:

Owner: JONES, DANNY Last Sales Date: 07/30/2025 Roll Type: MS

Cycle Tag Sales Verification Other: _____ Inspection level: 1 2 3 4 LCB TTO INSP AV: 63810

RMV Land: 0 RMV Imp: 79720 RMV Total: 79720 MAV: 63810 MSAV: 0 SAV: 0

Comment: 25-26: SV; L2 10.11.24 TS

Improvements - Residence / Manufactured Structures

Bldg: 1 Code Area: 24622 Stat Class: 467 Year Blt: 1980 Eff Year Blt: 1994 Sq.Ft: 1782 % Complete: 100.00

Desc: MANUF STRUCT, CLASS 6, 26' THROUGH 28' WIDE DOUBLE Dimensions: 66x27 RMV: 79720

Func Obsc: 100 Econ %: 100 Other %: 100 Exception: 0 Adjust: Adjust RMV: 0 Subtype: P

Floors

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory
First Floor	6	Finished	1782	3	FB-2	1980	1994	BATH - 2, HVAC+, SKIRT, BATH+, ROOF+, KIT
								Exception: Y N

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity
MULTI-PURPOSE BUILDING	6	45	1994	0	0
ROOF EXTENSION OR PATIO COVER	6	90	1994	1044	0
ROOF EXTENSION OR PATIO COVER	6	200	1994	2320	0
ROOF EXTENSION OR PATIO COVER	6	232	1994	2691	0
					Exception: Y N



MLS
w/ new
NEW FLOORS

U. Wind.
01/19 Ent.



Marion County
OREGON
ASSESSOR'S OFFICE

Appraiser Sales Verification From

Primary Acct: 129469

MTL: 072W30DA00100

MaSaNh/P.Class: 1405003/019

Appraiser: THERESA SWEARINGEN

MS Acct: 129469

Date Printed: 11/6/2025

Situs: 4730 AUBURN RD NE # 99 SALEM, OR 97301

Grantor:
HERNANDEZ MOLINA, MARIO

Grantee:
JONES, DANNY

Sale ID: Tax Statement RMV
Deed: Land & OSD:
Accts In Sale: Imp:
Sale Date: 7/30/2025 Total: 107600
Sale Price: 137850 Ratio (Cert. Total RMV/Sale Price): 78
Condition Code: 00

Attempt	Date/Time	Reason
1 st	11/19/25 12:10	LCB
2 nd		

Contact: _____ Phone/email: _____

- Was the property listed on the open market? Days: 186 MLS: 824816 Y N
- Was property other than real estate included in the sale? Y N
Describe: _____ Est. \$: _____
- Did the seller pay closing costs or make other concessions? \$ _____ Y N
- Was the sale between related parties? (business or family) Y N
- Was this a distressed sale? E.g. foreclosure, short, court order, etc... Y N
- Condition at time of sale: | Poor | Fair | Avg. | Good | Exc. | Y N
Describe: _____

- Have any improvements been made since the time of sale? Y N
If yes, describe: _____

Comments:

Appraiser: 02 Date: 11/25/25

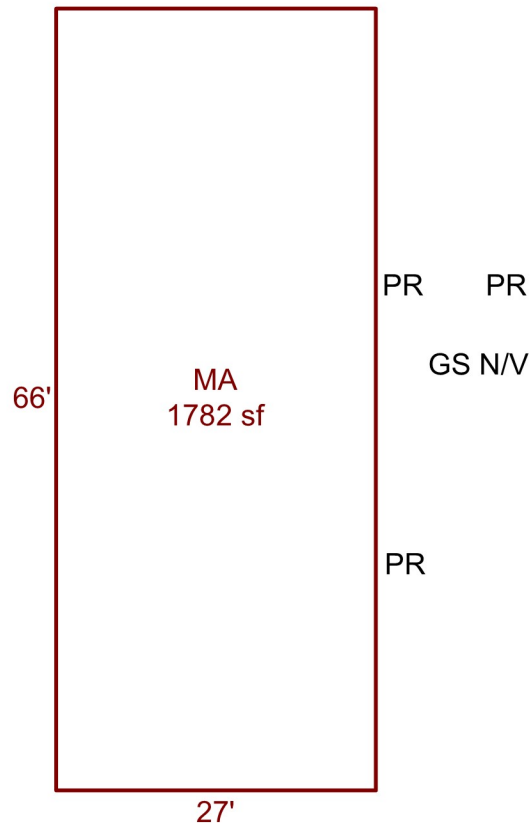
SKETCH/AREA TABLE ADDENDUM

SUBJECT INFO			
File No.: 129469	Parcel No.: 072W30DA00100		
Property Address: 4730 AUBURN RD NE #99			
City: SALEM	County:	State: OR	ZipCode: 97301
Owner:			
Client:	Client Address:		
Appraiser Name:	Inspection Date:		

SKETCH

129469

072W30DA00100



Sketch by ApexSketch

AREA CALCULATIONS SUMMARY						COMMENT TABLE 1		
Code	Description	Factor	Net Size	Perimeter	Net Totals	DRAWN BY LK 8.12.25		
MFH	MA	1.0	1782.0	186.0	1782.0			
						COMMENT TABLE 2	COMMENT TABLE 3	
						10.11.24 SV TS		
Net LIVABLE						cnt	1 (rounded)	1,782