

Acct ID: 529815 MTL: 082W140000200 Date: 12-11-25 Appr: LUKE Prop Class: 551 RMV Prop Class: 451
 Situs: 8197 SILVER FALLS HWY SE AUMSVILLE OR 97325 MaSaNh: 01 06 000 Unit: 86924 Year: 2025
 Last Date Appraised: 03/23/2017 Appraiser: CLINT LUKE Retag: Y 0 Tag info: INPUT 12-12-25 LUKE
 Owner: WAVRA, STEVEN C Roll Type: R
cycle Tag Sales Verification Other: _____ Inspection level: 1 2 3 4 LCB TTO INSP AV: 169850
 RMV Land: 319770 RMV Imp: 357630 RMV Total: 677400 MAV: 161830 MSAV: 8020 SAV: 136428
 Comment:

Notations

RP/MS	Code	Description
RP	ZONED	FARM EFU ZONED

OSDs

Count	Code	Description	RMV	Code Area	Exception
1	SAG	SA OSD - GOOD	60000	05550	0

Land

Site: 2	Code Area: 05550	Size: 1.00 Acres	Use Code: 005	Zone: REST	SAV Use: 011	Exception: 0
Class:	Value Source: Farm Homesite	Description:			RMV: 136960	Exception: Y N
Adjustment(s):	VWAR, IRR		Fire Patrol:	Description:		
Comments:	Liability year - 2009 / 500050					
Site: 3	Code Area: 05550	Size: 1.00 Acres	Use Code: 005	Zone: REST	SAV Use: 011	Exception: 0
Class: 4HI	Value Source: Farm Use - EFU	Description: FOUR HILL IRR			RMV: 122810	Exception: Y N
Adjustment(s):	VWAR, IRR		Fire Patrol:	Description:		
Comments:	Liability year - 1976 / 500050: 01-02; CHANGED SOIL CLASS FROM 3 HILL DRY TO 4 HILL DRY					

Improvements - Residence / Manufactured Structures

Bldg: 1	Code Area: 05550	Stat Class: 143	Year Blt: 1958	Eff Year Blt: 1958	Sq.Ft: 1729	% Complete: 100
Desc:	One Story with basement		Dimensions:	RMV: 305650		
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	1729	3	FB-2	1958	1958	KIT-BAO, F-1, HVAC, BATH - 2	Y N
Basement	4	Unfinished	1729	0	0	1958	1958		Y N

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception
YARD IMPROVEMENTS AVERAGE	4	1	1958	22149	1	Y N

Bldg: 2	Code Area: 05550	Stat Class: 148	Year Blt: 1958	Eff Year Blt: 1958	Sq.Ft: 0	% Complete: 100
Desc:	Res other improvements		Dimensions:	RMV: 44330		
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
Garage Detached	4	Unfinished	624	0	0	1958	1958	ROOF	Y N

Accessories

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

Bldg: 3	Code Area: 05550	Stat Class: 108	Year Blt: 1970	Eff Year Blt: 1970	Sq.Ft: 0	% Complete: 100
Desc:	Residential Other Improvements		Dimensions:	RMV: 6960		
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
No floor data available									

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception
ASPHALT DRIVEWAY	1	3177	1970	6958	1	Y N

Improvements - Accessory Buildings

Bldg: 4 Code Area: 05550 Stat Class: 341 Year Blt: 1958 Eff Year Blt: 1958 Sq.Ft: 120 % Complete: 100

Desc: Multi Purpose Shed (MP)

Dimensions: 12x10

RMV: 690

Func Obsc: 100

Econ %: 100

Other %: 100

Exception: 0

Adjust: 12

Adjust RMV: 0

Floors

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory	Exception: Y N
Multi-Purpose Bldg	6	Finished	120	0	0	1958	1958	FAIR	Y N

Accessories

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

40%

ARB

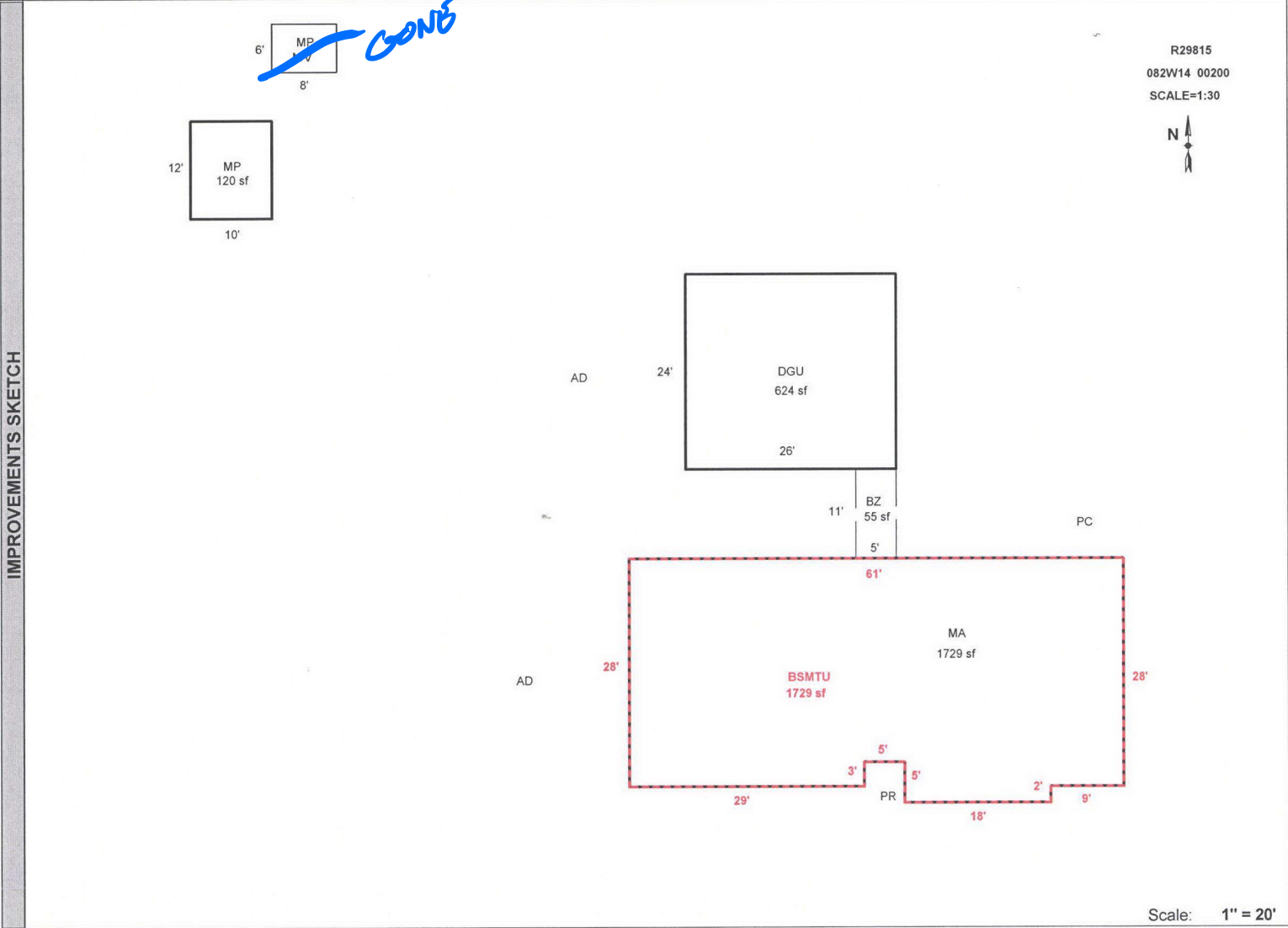
2

SKETCH/AREA TABLE ADDENDUM

Parcel No 082W14 00200

File No R29815

SUBJECT	Property Address 8197 SILVER FALLS HY SE		
	City AUMSVILLE	State OR	Zip 97325
	Owner		
	Client		
	Appraiser Name		



Scale: 1" = 20'

AREA CALCULATIONS SUMMARY					
Code	Description	Factor	Net Size	Perimeter	Net Totals
GLA1	MA	1.00	1729	188	1729
GBA1	MP	1.00	120	44	120
BSMT	BSMTU	1.00	1729	188	1729
GAR	DGU	1.00	624	100	624
P/P	BZ	1.00	55	32	55
<p>Net LIVABLE Area (rounded w/ factors) 1729</p> <p>Net BUILDING Area (rounded w/ factors) 120</p>					

DRAWN BY NRC 01/26/2009
UPDATED BY JRONDEMA 4/3/17

3.23.17 SR #94

GONE 12-11-25
 CYCLE L4

AREA CALCULATIONS