

Acct ID: 530352 MTL: 082W240001400 Date: 12-11-25 Appr: GW Prop Class: 551 RMV Prop Class: 551
 Situs: 6653 SHAW HWY SE AUMSVILLE OR 97325 MaSaNh: 01 06 000 Unit: 47208 Year: 2025
 Last Date Appraised: 08/19/2014 Appraiser: CLINT LUKE Retag: Y N Tag info: INPUT 12-12-25
 Owner: CLEVENGER,LUTHER L & CLEVENGER,JULIE ANN Roll Type: R
 Cycle Tag Sales Verification Other: _____ Inspection level: 1 2 3 4 LCB TTO INSP AV: 174087
 RMV Land: 503450 RMV Imp: 211330 RMV Total: 714780 MAV: 144450 MSAV: 29637 SAV: 64373
 Comment:

Notations

RP/MS	Code	Description
RP	ZONED	FARM EFU ZONED

OSDs

Count	Code	Description	RMV	Code Area	Exception
1	SAF	SA OSD - FAIR	40000	05558	0

Land

SHEEP all 4hd

Site: 2	Code Area: 05558	Size: 1.00 Acres	Use Code: 005	Zone: REST	SAV Use: 011	Exception: 0
Class:	Value Source: Farm Homesite	Description:			RMV: 29410	Exception: Y N
Adjustment(s): GSOIL, IRR		Fire Patrol:		Description:		
Comments: Liability year - 2009 / 560050						
Site: 3	Code Area: 05558	Size: 6.00 Acres	Use Code: 005	Zone: REST	SAV Use: 011	Exception: 0
Class: 2HI	Value Source: Farm Use - EFU	Description: TWO HILL IRR			RMV: 202950	Exception: Y N
Adjustment(s): GSOIL, IRR		Fire Patrol:		Description:		
Comments: Liability year - 1981 / 08-09: EIGHT BENCH PROJ - CHG FROM FOUR HILL IRR TO TWO HILL IRR/ 560050: 01-02; CHANGED SOIL CLASS FROM 3 HILL IRR TO 4 HILL IRR						
Site: 4	Code Area: 05558	Size: 4.87 Acres	Use Code: 005	Zone: REST	SAV Use: 011	Exception: 0
Class: 2HD	Value Source: Farm Use - EFU	Description: TWO HILL DRY			RMV: 157560	Exception: Y N
Adjustment(s): GSOIL, IRR		Fire Patrol:		Description:		
Comments: Liability year - 1981 / 08-09: EIGHT BENCH PROJ - CHG FROM EIGHT HILL TO TWO HILL DRY// 560050						
Site: 5	Code Area: 05558	Size: 2.50 Acres	Use Code: 005	Zone: REST	SAV Use: 011	Exception: 0
Class: WOOD D	Value Source: Woodlot	Description: FARM WOODLOT			RMV: 73530	Exception: Y N
Adjustment(s): GSOIL, IRR		Fire Patrol:		Description:		
Comments: Liability year - 1981 / 08-09: EIGHT BENCH PROJ - CHG FROM EIGHT HILL TO WOOD-M// 560050						

Improvements - Residence / Manufactured Structures

Bldg: 1	Code Area: 05558	Stat Class: 131 +	Year Blt: 1965	Eff Year Blt: 1975	Sq.Ft: 1120	% Complete: 100
Desc: One Story Only			Dimensions:		RMV: 180890	
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	1120	2	FB-2	1965	1975	KIT, HVAC, P-1, COF, BATH - 2	Y N
Garage Detached	4	Finished	462	0	0	1965	1975	ROOF, HVAC	Y N

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception
CONCRETE DRIVEWAY	5	300	1975	939	1	Y N
ENCLOSED PORCH	3	52	1975	1186	1	Y N

413F

Improvements - Accessory Buildings

Bldg: 2	Code Area: 05558	Stat Class: 351	Year Blt: 1981	Eff Year Blt: 1981	Sq.Ft: 2736	% Complete: 100
Desc: General Purpose Building (GB)			Dimensions: 76x36		RMV: 6300	
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	<u>5</u>	Finished	2736	0	0	1981	1981	<u>50% Avs</u>	Y <u>N</u>

Accessories

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

Bldg: 3 Code Area: 05558 Stat Class: 301 Year Blt: 1985 Eff Year Blt: 1985 Sq.Ft: 192 % Complete: 100
 Desc: ~~Accessory Improvements & Misc~~ **MP** Dimensions: 16x12 RMV: 800
 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: Y N
Rump House MP	5	Finished	192	0	0	1985	1985	AVB	

Accessories

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

Bldg: 4 Code Area: 05558 Stat Class: 311 Year Blt: 1981 Eff Year Blt: 1981 Sq.Ft: 1200 % Complete: 100
 Desc: Feeder Barn (FB) Dimensions: 40x30 RMV: 2460
 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: Y N
Feeder Barn	4	Finished	1200	0	0	1981	1981	FAIR	

Accessories

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

Bldg: 5 Code Area: 05558 Stat Class: 352 Year Blt: 1981 Eff Year Blt: 1981 Sq.Ft: 3024 % Complete: 100
 Desc: Utility Building (UB) Dimensions: 84x36 RMV: 11150
 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: Y N
Utility Building	5	Finished	3024	0	0	1981	1981	FAIR	

Accessories

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

Bldg: 6 Code Area: 05558 Stat Class: 351 Year Blt: 2008 Eff Year Blt: 2008 Sq.Ft: 880 % Complete: 100
 Desc: General Purpose Building (GB) Dimensions: 22x40 RMV: 9730
 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: Y N
General Purpose Bldg	4	Finished	880	0	0	2008	2008	FAIR	

Accessories

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

SKETCH/AREA TABLE ADDENDUM

Parcel No 082W24 01400

File No R30352

Property Address 6653 SHAW HY SE

City AUMSVILLE

County MARION

State OR

Zip 97325

Owner

Client

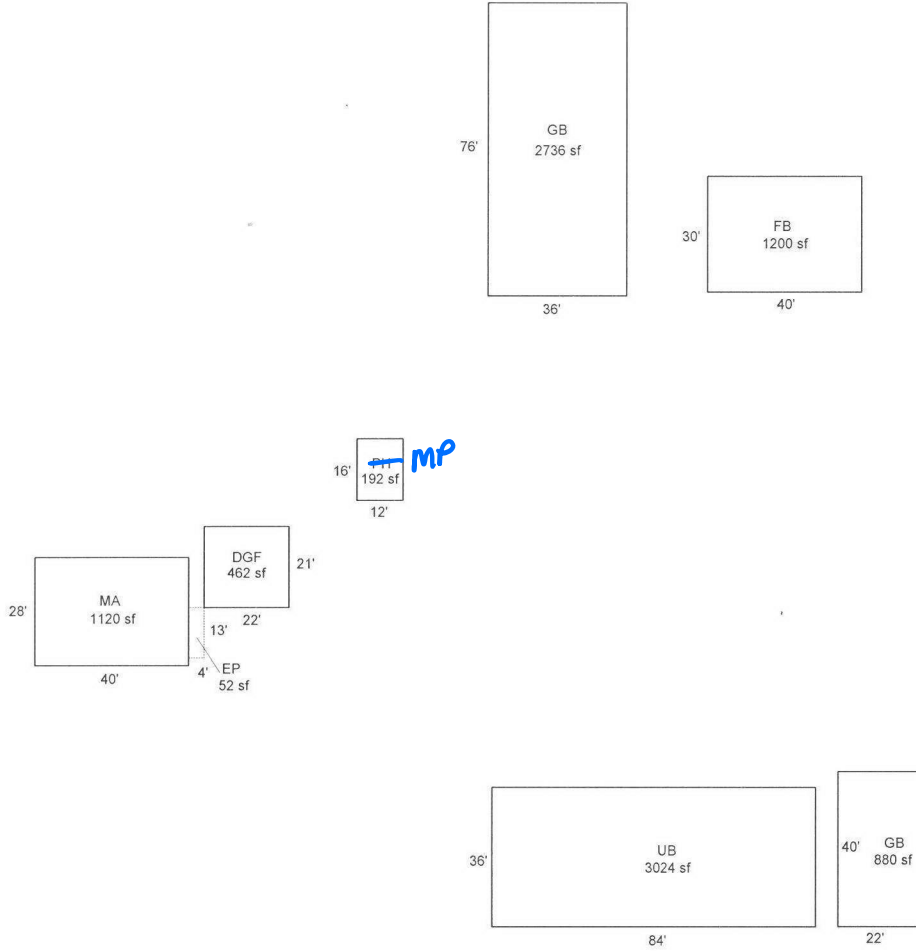
Appraiser Name

4 NV-NI FC'S

NV-NI
SHELTER

NV-NI
SHED

R30352
082W24 01400
SCALE=1:50
N
↑



Scale: 1" = 50'

AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GLA1	MA	1.00	1120	136	1120
GBA1	UB	1.00	3024	240	
	GB	1.00	2736	224	
	PH	1.00	192	56	
	FB	1.00	1200	140	
	GB	1.00	880	124	
GAR	DGF	1.00	462	86	
P/P	EP	1.00	52	34	52
Net LIVABLE Area			(rounded w/ factors)		1120
Net BUILDING Area			(rounded w/ factors)		8032

Comment Table 1

DRAWN BY JRONDEMA 3/15/18

Comment Table 2

Comment Table 3

EVAL 12-11-25
CYCLE 44