

Acct ID: 524476 MTL: 072W33B000600 Date: 11-4-25 Appr: GMC Prop Class: 551 RMV Prop Class: 451
 Situs: 5815 MACLEAY RD SE SALEM OR 97317 MaSaNh: 01 06 000 Unit: 147569 Year: 2025
 Last Date Appraised: 10/09/2024 Appraiser: CLINT LUKE Tag: Y N Tag info: 2026 - Tags/Permit (Commercial/Industrial)
 Owner: LOPEZ, JOSE ORLANDO MELO Last Sales Date: 06/26/2018 Roll Type: R
 Cycle Tag Sales Verification Other: _____ Inspection level: 1 2 3 4 LCB TTO INSP AV: 246366
 RMV Land: 312250 RMV Imp: 432410 RMV Total: 744660 MAV: 100870 MSAV: 28316 SAV: 53871
 Comment: 25-26 L2 10/9/24 CLUKE

Notations

RP/MS	Code	Description
RP	ZONED	FARM EFU ZONED

CWO 12/17/25 L4 farm use ok - livestock

OSDs

Count	Code	Description	RMV	Code Area	Exception
1	SAA	SA OSD - AVERAGE	50000	92410	0

Land

Site: 2 Code Area: 92410 Size: 1.00 Acres Use Code: 005 Zone: REST SAV Use: 011 Exception: 0
 Class: 2BD Value Source: Farm Homesite Description: TWO BENCH DRY RMV: 20950 Exception: Y N
 Adjustment(s): GSOIL, WASTE Fire Patrol: Description:
 Comments: Liability year - 2023

02-03: DISQ FARM USE, 02400210

Site: 3 Code Area: 92410 Size: 3.95 Acres Use Code: 005 Zone: REST SAV Use: 011 Exception: 0
 Class: 2BD Value Source: Farm Use - EFU Description: TWO BENCH DRY RMV: 82770 Exception: Y N
 Adjustment(s): GSOIL, WASTE Fire Patrol: Description:
 Comments: Liability year - 2023

Site: 4 Code Area: 92410 Size: 5.02 Acres Use Code: 005 Zone: REST SAV Use: 011 Exception: 0
 Class: 4BD Value Source: Farm Use - EFU Description: FOUR BENCH DRY RMV: 95630 Exception: Y N
 Adjustment(s): GSOIL, WASTE Fire Patrol: Description:
 Comments: Liability year - 2023

Site: 5 Code Area: 92410 Size: 2.23 Acres Use Code: 005 Zone: REST SAV Use: 011 Exception: 0
 Class: 2BD Value Source: Woodlot Description: TWO BENCH DRY RMV: 46730 Exception: Y N
 Adjustment(s): GSOIL, WASTE Fire Patrol: Description:
 Comments: Liability year - 2023

Site: 6 Code Area: 92410 Size: 0.84 Acres Use Code: 005 Zone: REST SAV Use: 011 Exception: 0
 Class: 4BD Value Source: Woodlot Description: FOUR BENCH DRY RMV: 16000 Exception: Y N
 Adjustment(s): GSOIL, WASTE Fire Patrol: Description:
 Comments: Liability year - 2023

Site: 7 Code Area: 92410 Size: 0.30 Acres Use Code: 005 Zone: REST SAV Use: 011 Exception: 0
 Class: WST Value Source: Water Description: Rural WASTELAND RMV: 170 Exception: Y N
 Adjustment(s): GSOIL, WASTE Fire Patrol: Description:
 Comments: Liability year - 2023
 Pond

Improvements - Residence / Manufactured Structures

Bldg: 1 Code Area: 92410 Stat Class: 131 - Year Blt: 1952 Eff Year Blt: 1950 Sq.Ft: 1580 % Complete: 100.00
 Desc: One Story Only Dimensions: RMV: 151820
 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	1580	3	FB-2	1952	1950	BATH - 2, FP - 1, ROOF, KIT-, HVAC	Y N

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity
YARD IMPROVEMENTS AVERAGE	4	1	1950	21186	1

Bldg: 2 Code Area: 92410 Stat Class: 138 Year Blt: 1952 Eff Year Blt: 1950 Sq.Ft: 0 % Complete: 100.00
 Desc: Res other improvements Dimensions: RMV: 34990
 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	3	Unfinished	612	0	0	1952	1950	ROOF	Y N

Accessories

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

Bldg: 6 Code Area: 92410 Stat Class: 108 Year Blt: 2024 Eff Year Blt: 2024 Sq.Ft: 1200 % Complete: 60.00
 Desc: Residential Other Improvements Dimensions: RMV: 245600
 Func Obsc: 100 Econ %: 100 Other %: 100 Exception: 117180 Adjust: Adjust RMV: 0

70

INSULATION 11/7/24

Floors

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory	Exception: Y N
Attic	4	Finished	1200	0	0	2024	2024	HVAC	Exception: Y N
Garage Oversized Detached	4	Finished	3000	0	0	2024	2024	ROOF	Exception: Y N

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity
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YARD IMPROVEMENTS AVERAGE	4	0	2024	19260	1	Exception: Y N
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Improvements - Accessory Buildings

Bldg: 4 Code Area: 92410 Stat Class: 354 Year Blt: 1976 Eff Year Blt: 1976 Sq.Ft: 320 % Complete: 100.00
 Desc: Lean-to Light (LTL) Dimensions: 32x10 RMV: 0
 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
Lean-to Light Duty	4	Finished	320	0	0	1976	1976		Exception: Y N

Accessories

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

Bldg: 5 Code Area: 92410 Stat Class: 354 Year Blt: Eff Year Blt: Sq.Ft: 60 % Complete: 100.00
 Desc: Lean-to Light (LTL) Dimensions: 5x12 RMV: 0
 Func Obsc: 0 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
Lean-to Light Duty	4	Finished	60	0	0	0	0		Exception: Y N

Accessories

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

Farm Notes

2023FARM

4/20/23: CWO rec'd email with farm area outlined on aerial photo. Approved for farm use - sheep and goats.

3/17/23: Inspected by CL and CWO L3, couldn't get access to pasture. Call for aerial identification.

Percent Complete Form

Account # _____

Additions

New Homes

		<u>No Basement</u>		<u>Basement</u>	
% Item	% Sum	% Item	% Sum	% Item	% Sum
3%		Plans/Survey	3%	3%	
2%	0%	Excavation	2%	4%	0%
3%		Foundation	3%	10%	
35%	45%	Framing	14%	16%	35%
8%	50%	Trusses	7%	7%	40%
7%	60%	Roofing	7%	7%	45%
7%	65%	Windows/Ext Doors	7%	6%	55%
5%	70%	Siding	5%	5%	60%
4%	75%	Plumbing Rough-In	4%	3%	
3%		Electrical Rough-In	3%	2%	
2%		Heating Rough-In	2%	1%	65%
	80%	Heating Unit	1%	1%	
3%		Insulation	3%	2%	
5%	85%	Drywall (Finished)	5%	4%	70%
2%	90%	Paint Interior	2%	2%	75%
2%		Paint Exterior	2%	2%	
		Cabinets	6%	5%	80%
2%		Electrical Fixtures	3%	2%	
2%	95%	Plumbing Fixtures	4%	3%	85%
3%		Floor Coverings & Countertops	7%	6%	90%
2%	100%	Interior Trim Carpentry	7%	6%	95%
		Porch/Entry/Stoop	2%	2%	100%
		Finish Grade	1%	1%	

APPR _____ Date _____ YR For _____ % COMP _____
 APPR _____ Date _____ YR For _____ % COMP _____
 APPR _____ Date _____ YR For _____ % COMP _____
 APPR _____ Date _____ YR For _____ % COMP _____

Percent Complete Form

Account # _____

Gut & Remodels

Interior Trim Carpentry	7%	90%
Floor Coverings & Countertops	7%	85%
Plumbing Fixtures	4%	80%
Electrical Fixtures	3%	80%
Cabinets	6%	75%
Drywall (Finished)	5%	70%
Insulation	3%	65%

APPR _____ Date _____ YR For _____ % COMP _____
 APPR _____ Date _____ YR For _____ % COMP _____
 APPR _____ Date _____ YR For _____ % COMP _____
 APPR _____ Date _____ YR For _____ % COMP _____

Outbuilding Type: _____

	% Item	% Sum
Excavation/Foundation	10%	40%
Floor - Concrete/Wood	30%	
Walls - Framing	10%	65%
Walls - Covering/Siding	15%	
Roof - Framing/Trusses	15%	
Roof - Sheathing	5%	95%
Roof - Cover	10%	
Doors & Windows	5%	100%

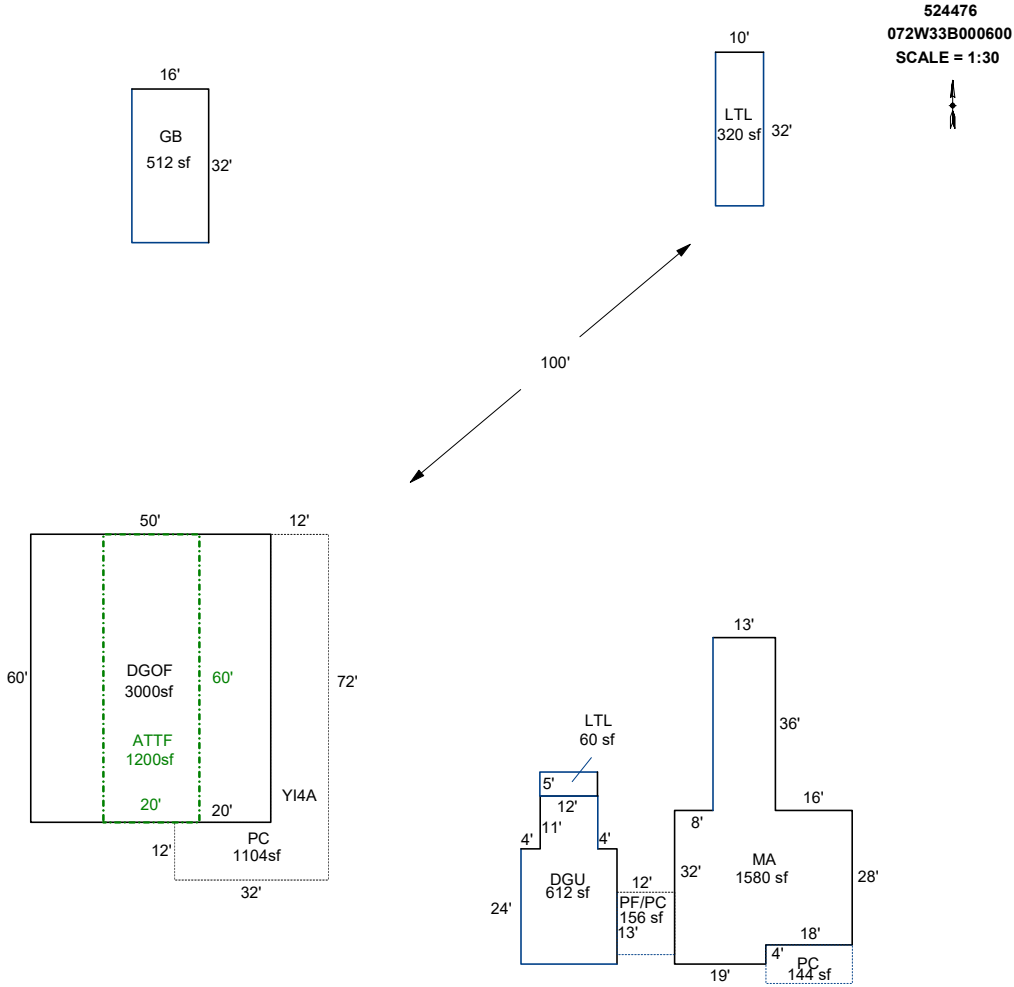
APPR _____ Date _____ YR For _____ % COMP _____
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 APPR _____ Date _____ YR For _____ % COMP _____
 APPR _____ Date _____ YR For _____ % COMP _____

SKETCH/AREA TABLE ADDENDUM

SUBJECT INFO

File No.: 524476 Parcel No.: 072W33B000600
 Property Address: 5815 Macleay Road SE
 City: Salem County: Marion State: OR ZipCode: 97317
 Owner:
 Client: Client Address:
 Appraiser Name: Inspection Date:

SKETCH



AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GBA1	LTL	1.0	60.0	34.0	
	GB	1.0	512.0	96.0	
	LTL	1.0	320.0	84.0	892.0
GBA2	ATTF	1.0	1200.0	160.0	1200.0
GLA1	MA	1.0	1580.0	210.0	1580.0
GAR	DGU	1.0	612.0	110.0	
	DGOF	1.0	3000.0	220.0	3612.0
P/P	PC	1.0	144.0	52.0	
	PF/PC	1.0	156.0	50.0	
	PC	1.0	1104.0	208.0	1404.0
	Net LIVABLE	cnt	0 (rounded)		1,580
	Net BUILDING	cnt	4 (rounded)		2,092

COMMENT TABLE 1

Apex by CW 7/12/16
 UPDATED BY CLOBERG 08/14/24 24-003731 GB
 UPDATED BY CLOBERG 11/18/25

COMMENT TABLE 2

CLUKE 10/09/24
 CLUKE 11/04/25

COMMENT TABLE 3

TAGS L2
 TAGS L3