

Summary Lead Appr: WW 10/28 Clerk: _____ Lead Clerk: _____ Appr: MDL Print Date: 9/29/2025

Acct ID: 528669 MTL: 081W31C002001 Date: 10/10/25 Appr: MDL Prop Class: 401 RMV Prop Class: 401
Situs: 8829 HOLMQUIST RD AUMSVILLE OR 97325 MaSaNh: 07 06 000 Unit: 89871 Year: 2025

Last Date Appraised: 04/25/2024 Appraiser: MATT LORD Tag: Y (N) Tag info: 2024 - NEW CONSTRUCTION (Outbuilding)
Owner: GRAY, TYLER Last Sales Date: 06/27/2025 Roll Type: R
Cycle Tag Sales Verification Other: _____ Inspection level: 1 2 (3) 4 LCB TTO INSP AV: 403210
RMV Land: 306740 RMV Imp: 702720 RMV Total: 1009460 MAV: 403210 MSAV: 0 SAV: 0
Comment: 24-25: L3 MDL 4.25.24 TAG (30)

OSDs 26-27 sales MLS 827359 Doc 103

Count	Code	Description	RMV	Code Area	Exception
1	MKTN	OSD - NO LANDSCAPE	35000	05555	0

Land

Site: 1 Code Area: 05555 Size: 1.00 Acres Use Code: 004 Zone: NREST SAV Use: Exception: 0
Class: 4BDSS Value Source: Rural at MKT Description: FOUR BENCH DRY SPECIAL SOUTH RMV: 76550 Exception: Y N
Adjustment(s): Fire Patrol: Description:
Comments: 20-21: DISQ FARM USE / 20-21: PER #10 ADD OSD FOR NEW RES//18-19: PARTIAL DQS FARM USE / 99-00: f1000 new seg for 96-7 where value was not correctly applied to m50. chg 97-8, 98-9 and 99-00 / 02-03: REAPP

Site: 3 Code Area: 05555 Size: 2.55 Acres Use Code: 004 Zone: NREST SAV Use: Exception: 0
Class: 4BDSS Value Source: Rural at MKT Description: FOUR BENCH DRY SPECIAL SOUTH RMV: 195190 Exception: Y N
Adjustment(s): Fire Patrol: Description:
Comments: 18-19: PARTIAL DQS FARM USE / 99-00: f1000 new seg for 96-7 where value was not correctly applied to m50. chg 97-8, 98-9 and 99-00 / 02-03: REAPP

Improvements - Residence / Manufactured Structures

Bldg: 1 Code Area: 05555 Stat Class: 151 Year Blt: 2019 Eff Year Blt: 2019 Sq.Ft: 2428 % Complete: 100.00
Desc: One Story Only ✓ Dimensions: RMV: 632110
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	5	Finished	2428	3	FB-2	2019	2019	HVAC, FP - 1, ROOF, KIT-, BATH - 2	Y N
Garage Attached	5	Finished	600	0	0	2019	2019	ROOF	Y N

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception
YARD IMPROVEMENTS AVERAGE	5	0	2019	43708	1	Y N

Improvements - Accessory Buildings

Bldg: 2 Code Area: 05555 Stat Class: 351 Year Blt: 2023 Eff Year Blt: 2023 Sq.Ft: 2880 % Complete: 100.00
Desc: General Purpose Building (GB) ✓ Dimensions: RMV: 63970
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	5	Finished	2880	0	0	2023	2023	AVG	Y N

Accessories

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

Bldg: 3 Code Area: 05555 Stat Class: 354 Year Blt: 2023 Eff Year Blt: 2023 Sq.Ft: 576 % Complete: 100.00
Desc: Lean-to Light (LTL) ✓ Dimensions: RMV: 2290
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
Lean-to Light Duty	5	Finished	576	0	0	2023	2023		Y N

Accessories

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

Bldg: 4 Code Area: 05555 Stat Class: 341 Year Blt: 2020 Eff Year Blt: 2020 Sq.Ft: 208 % Complete: 100.00
Desc: Multi Purpose Shed (MP) Dimensions: RMV: 4350
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
Multi-Purpose Bldg	4	Finished	208	0	0	2020	2020	FAIR	

Accessories

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

Farm Notes

2021FARM-FARM/FOREST INFORMATION

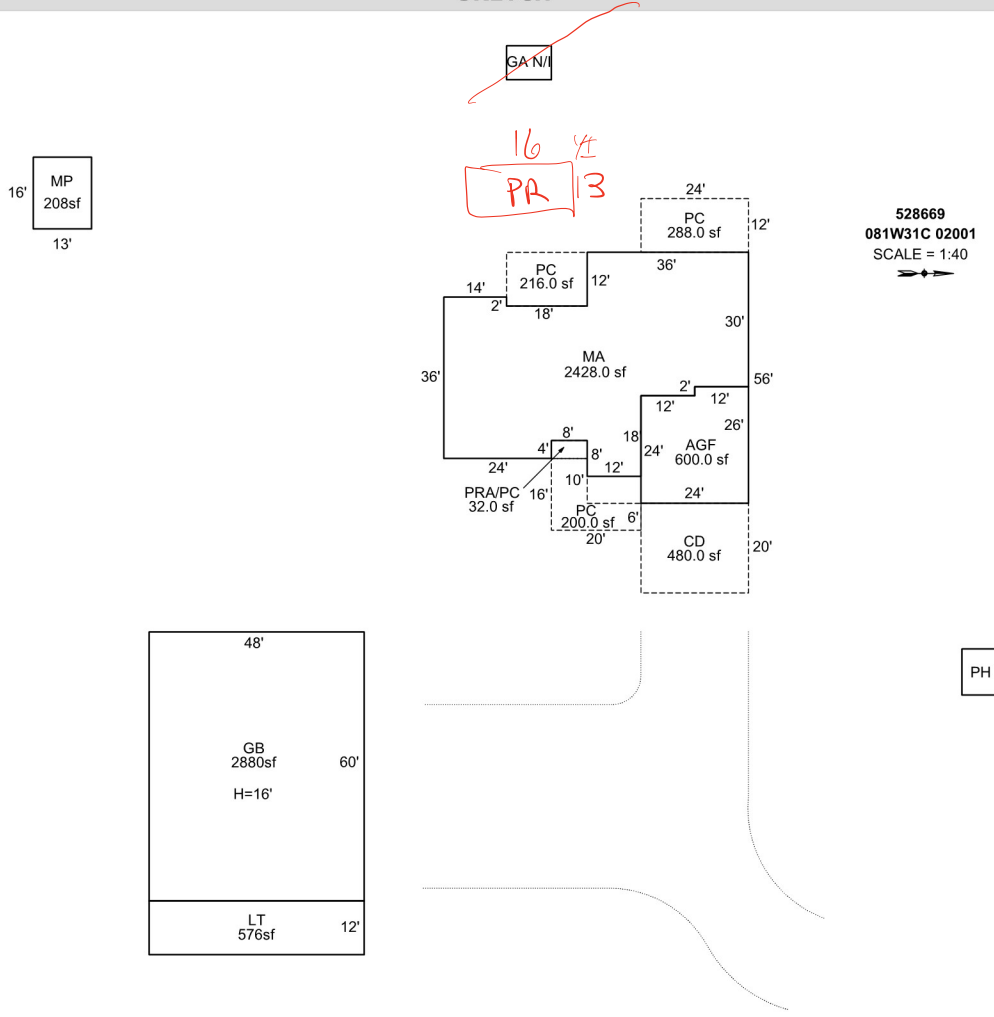
21-22: #10 ONSITE 12-9-20 FOR TAGS, NOTED THAT THE LAND APPEARS TO BE CHANGING FROM XMAS TREES TO LIVESTOCK. HAS NEW FENCING AND CROSS FENCING INSTALLED. PROPERTY WILL NEED TO BE FARMED FOR 2 YEARS (STARTING IN 2021) AND MEET INCOME REQUIREMENT IN 3 OF PREVIOUS 5 TO QUALIFY AGAIN.

SKETCH/AREA TABLE ADDENDUM

SUBJECT INFO

File No.: 528669 Parcel No.: 081W31C 02001
 Property Address: 8829 HOLMQUIST RD SE
 City: AUMSVILLE County: MARION State: OR ZipCode: 97325
 Owner:
 Client: Client Address:
 Appraiser Name: Inspection Date:

SKETCH



Sketch by ApexSketch

AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GBA1	GB	1.0	2880.0	216.0	
	LT	1.0	576.0	120.0	3456.0
GBA3	MP	1.0	208.0	58.0	208.0
GLA1	MA	1.0	2428.0	248.0	2428.0
GAR	AGF	1.0	600.0	100.0	600.0
YI1	CD	1.0	480.0	88.0	
	PC	1.0	200.0	72.0	
	PRA/PC	1.0	32.0	24.0	
	PC	1.0	216.0	60.0	
	PC	1.0	288.0	72.0	1216.0
	Net LIVABLE	cnt	1 (rounded)		2,428
	Net BUILDING	cnt	3 (rounded)		3,664

COMMENT TABLE 1

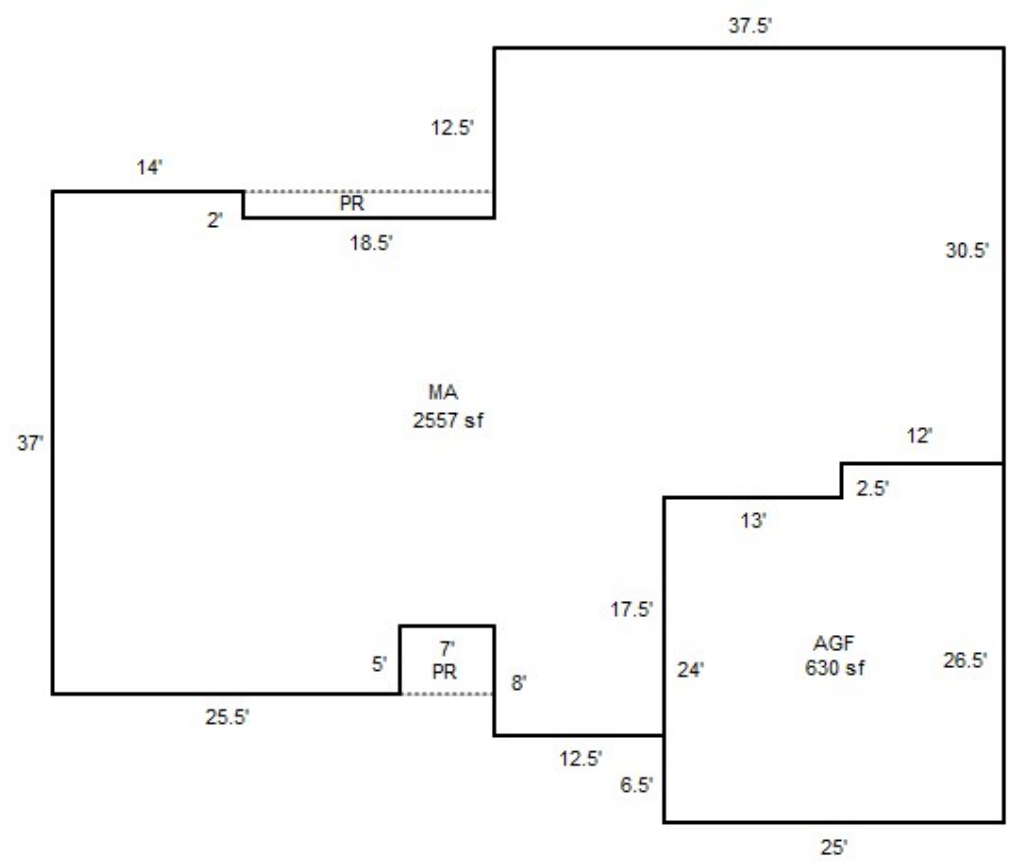
DRAWN BY JRONDEMA 9/7/17
 UPD BY PH 01.02.20
 UPDATED BY CJURAN 04/18/20 555-23-000228
 UPD BY WW 5.23.24

COMMENT TABLE 2

10.24.19 CL #10
 12.16.19 CL #10
 MDL 4.25.24

COMMENT TABLE 3

TAGS
 TAGS
 TAGS L3



SKETCH/AREA TABLE ADDENDUM

Parcel No **081W31C 02001**

File No **R28669**

SUBJECT

Property Address **8829 HOLMQUIST RD SE**

City **AUMSVILLE**

County **MARION**

State **OR**

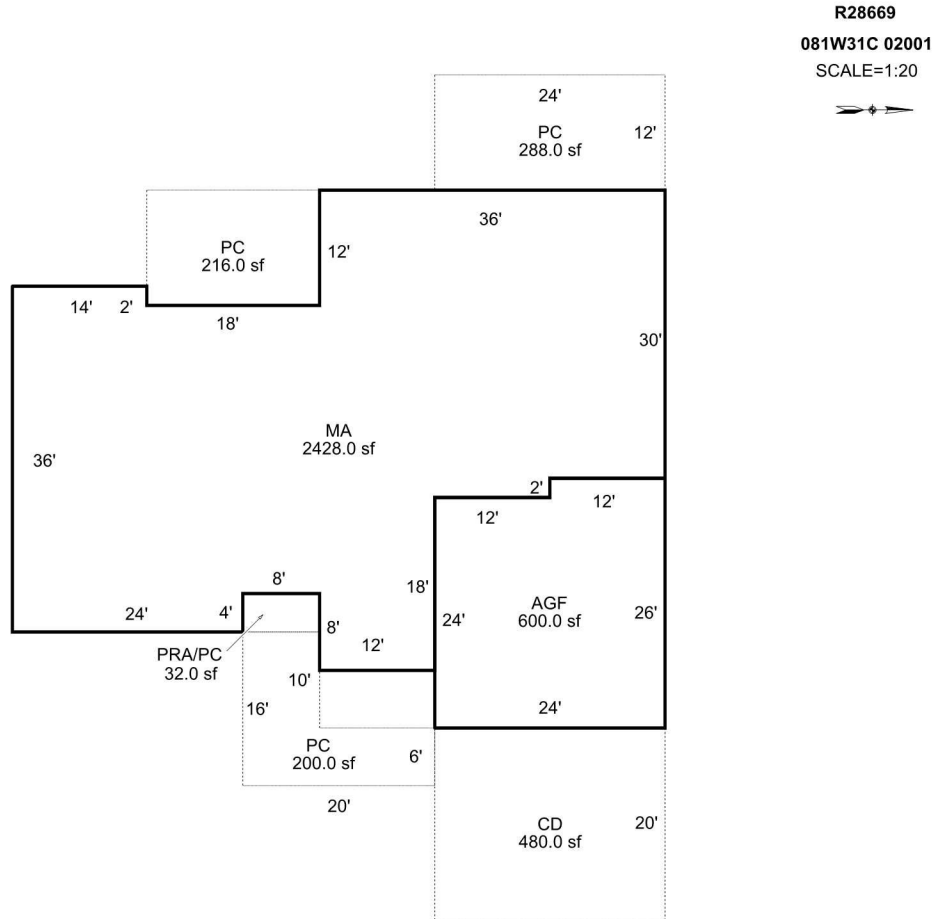
Zip **97325**

Owner

Client

Appraiser Name

IMPROVEMENTS SKETCH



Scale: **1" = 25'**

AREA CALCULATIONS

AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GLA1	MA	1.00	2428.00	248.0	2428.00
GAR	AGF	1.00	600.00	100.0	600.00
YI1	CD	1.00	480.00	88.0	
	PC	1.00	200.00	72.0	
	PRA/PC	1.00	32.00	24.0	
	PC	1.00	216.00	60.0	
	PC	1.00	288.00	72.0	1216.00

Comment Table 1

DRAWN BY JRONDEMA 9/7/17
UPD BY PH 01.02.20

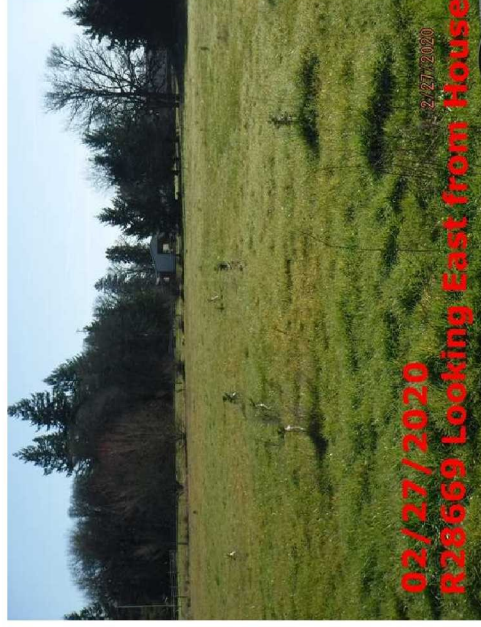
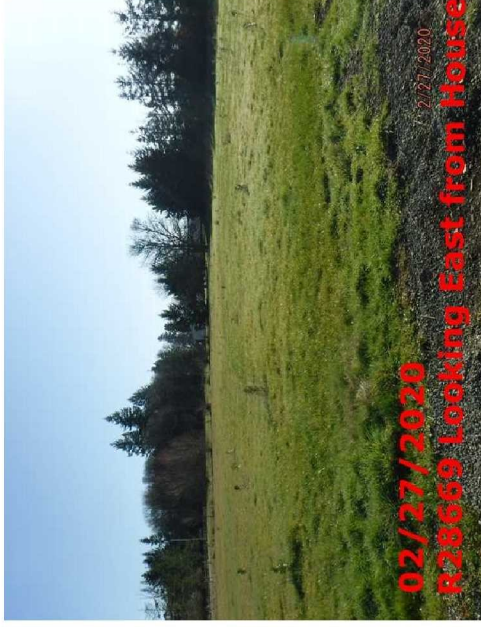
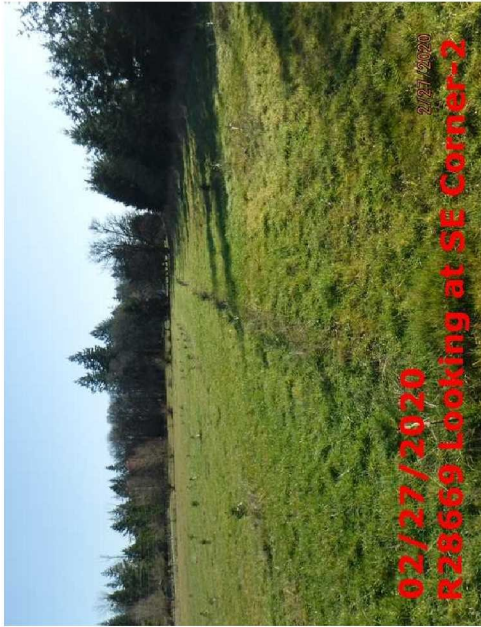
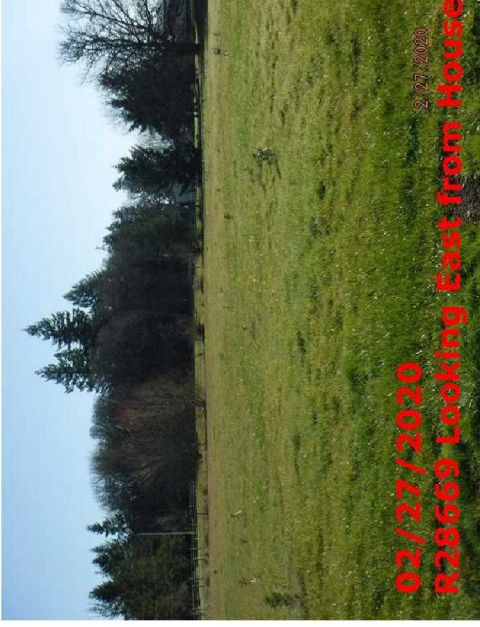
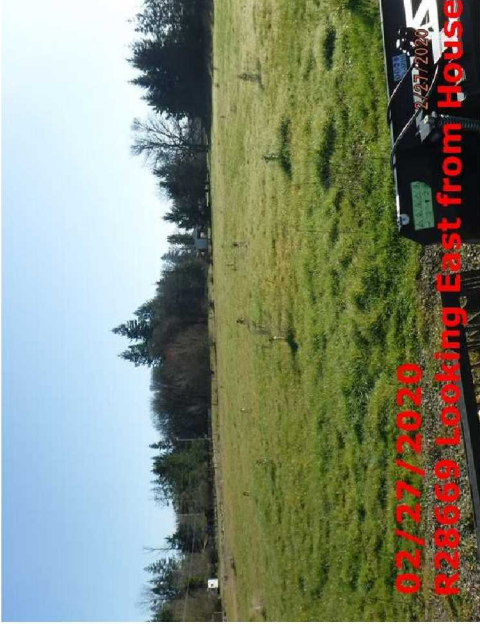
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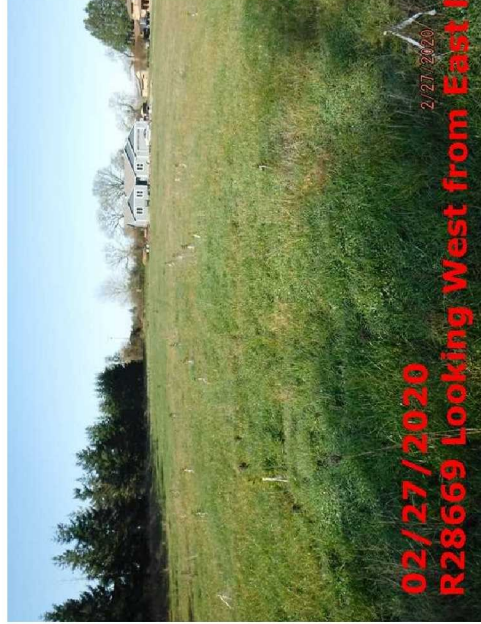
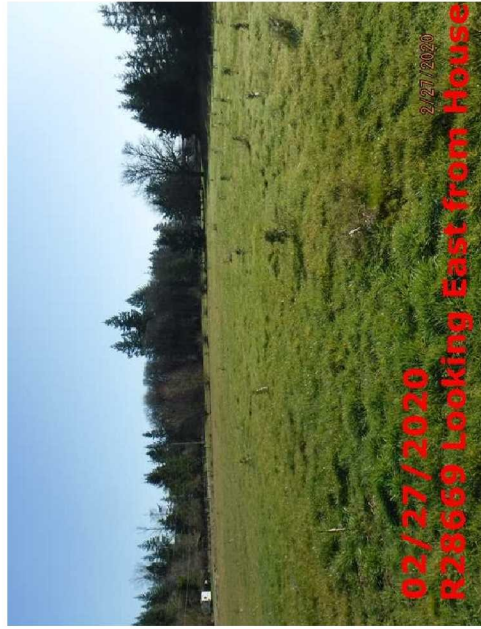
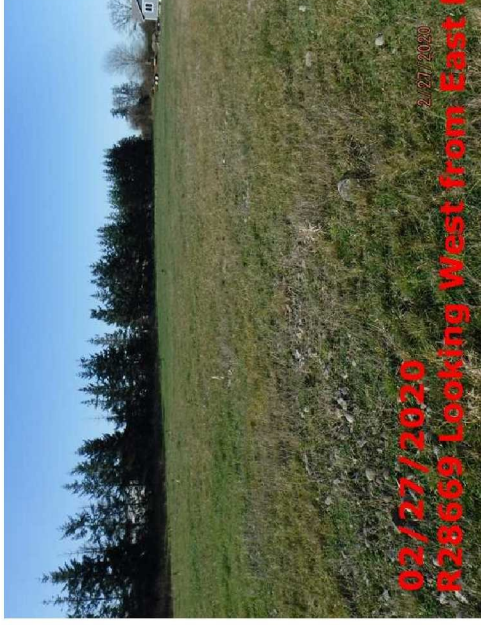
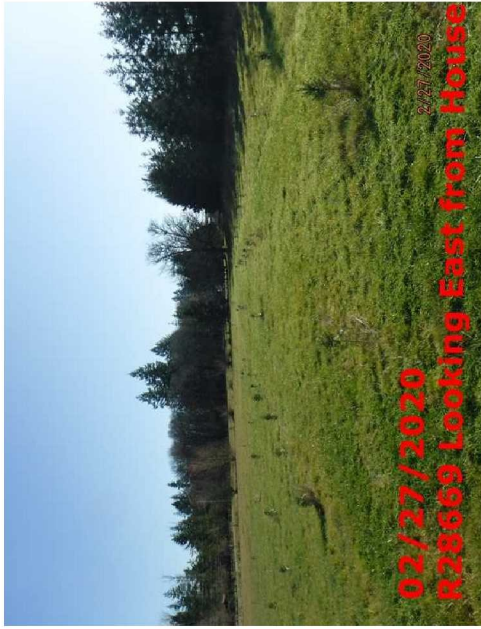
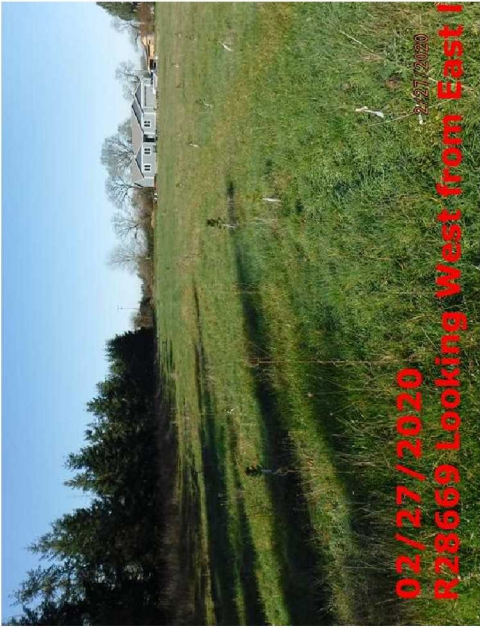
10.24.19 CL #10
12.16.19 CL #10

Comment Table 3

TAGS
TAGS

Net LIVABLE Area (rounded w/ factors) 2428







0% 1A/18

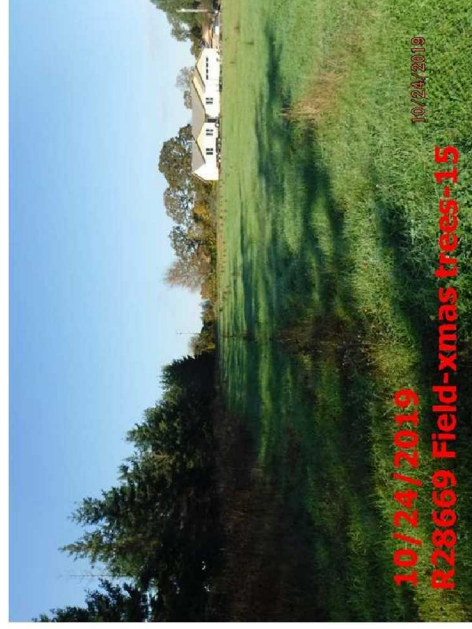
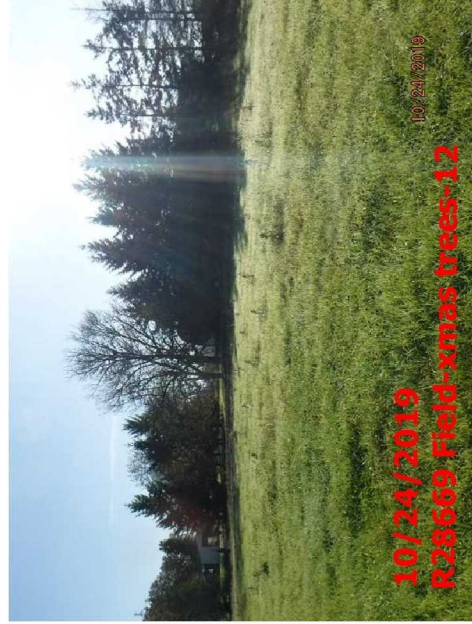
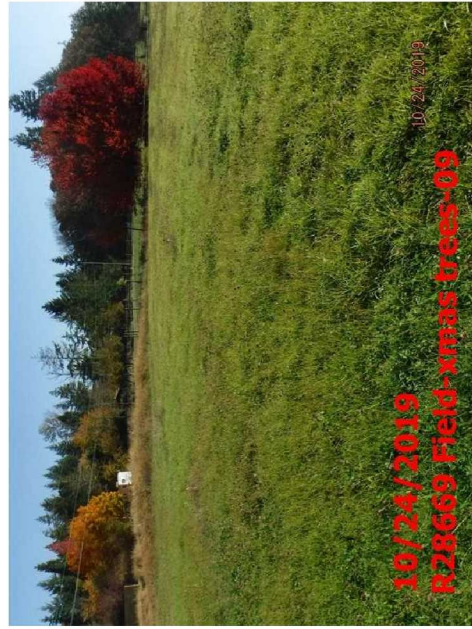
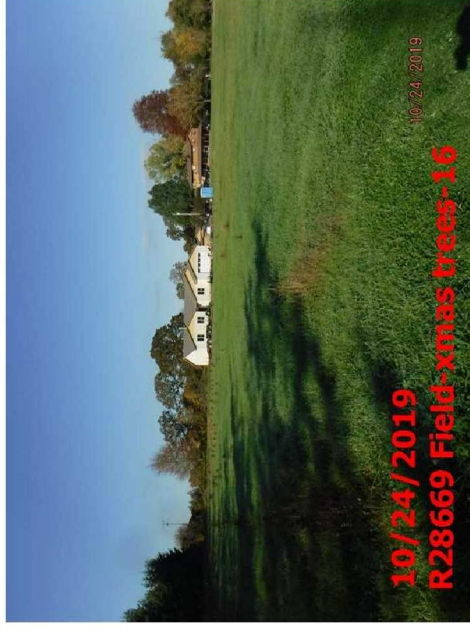
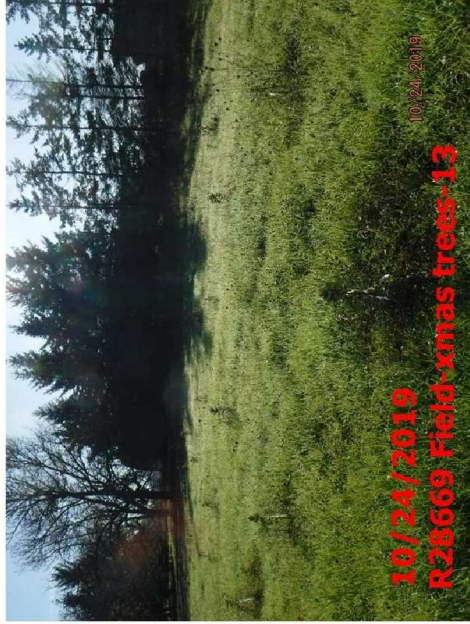
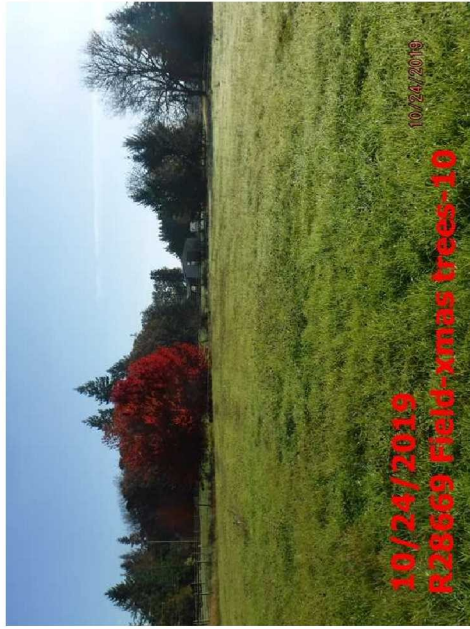
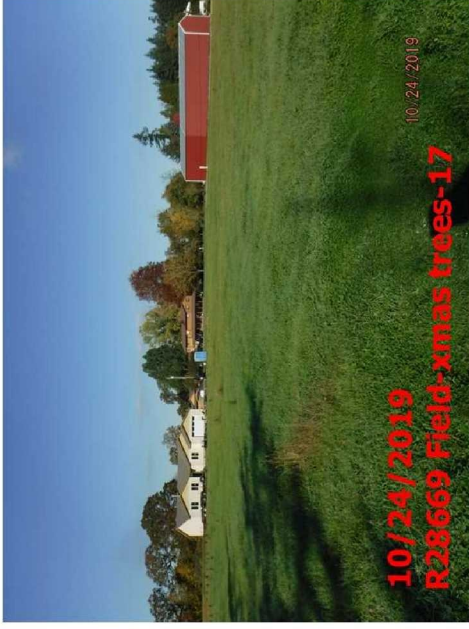
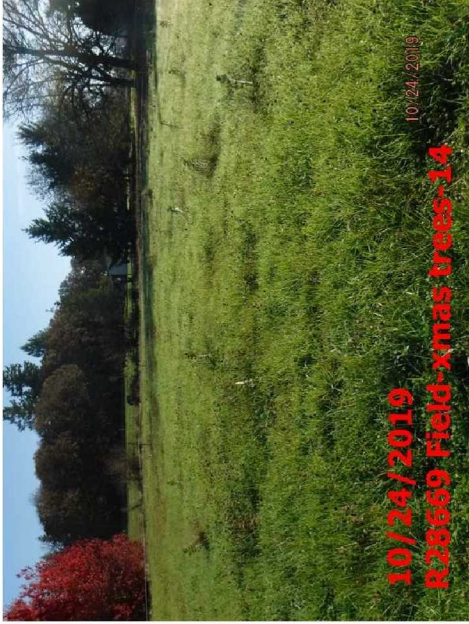
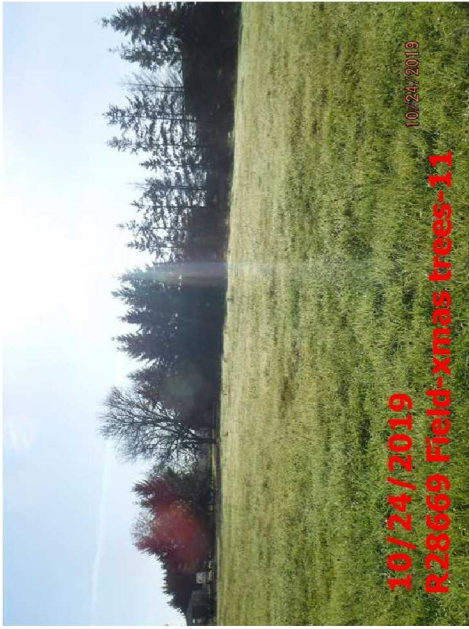
928669
01/09/2018

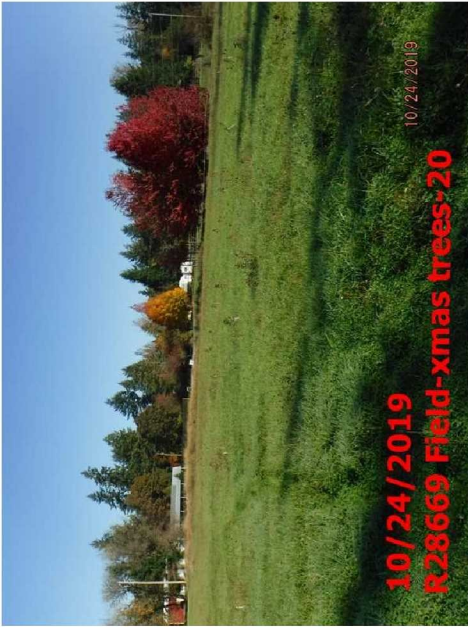


R28669 MA Front



R28669 MA Front





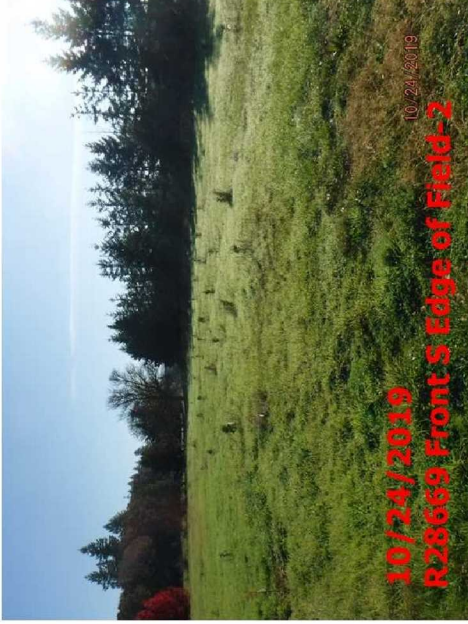
10/24/2019

10/24/2019
R28669 Field-xmas trees-20



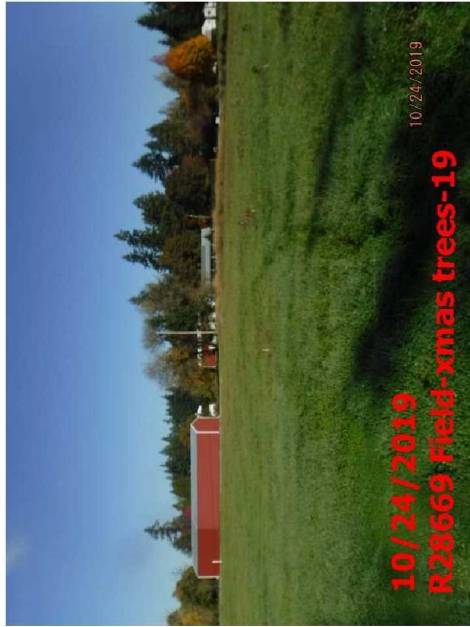
10/24/2019

10/24/2019
R28669 Front of House-2



10/24/2019

10/24/2019
R28669 Front S Edge of Field-2



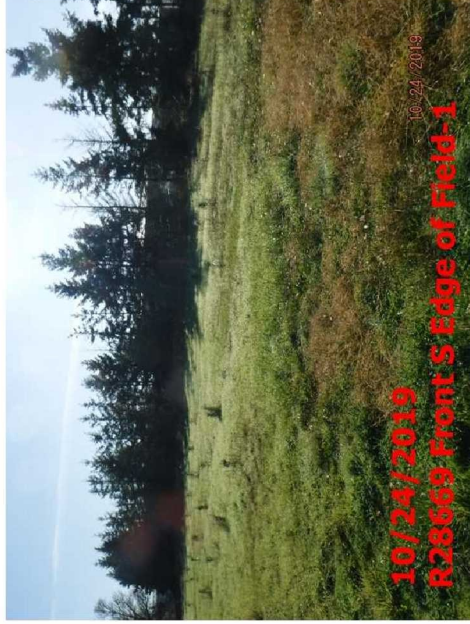
10/24/2019

10/24/2019
R28669 Field-xmas trees-19



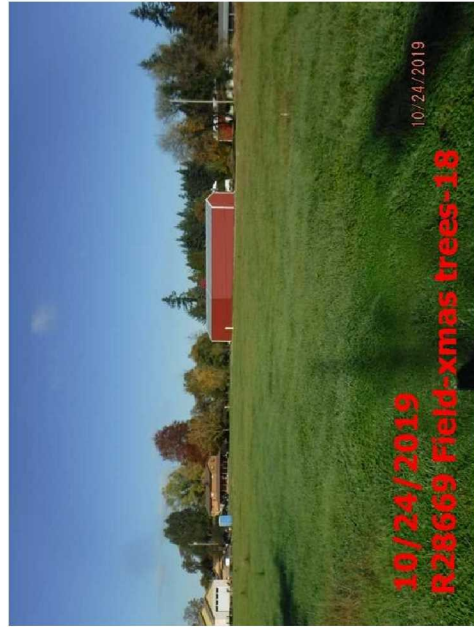
10/24/2019

10/24/2019
R28669 Front of House-1



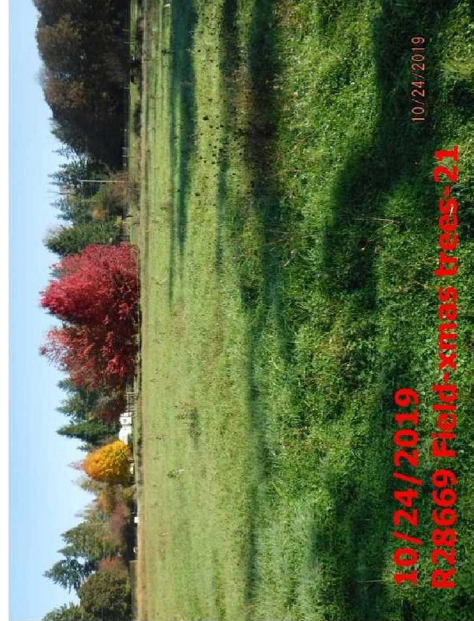
10/24/2019

10/24/2019
R28669 Front S Edge of Field-1



10/24/2019

10/24/2019
R28669 Field-xmas trees-18



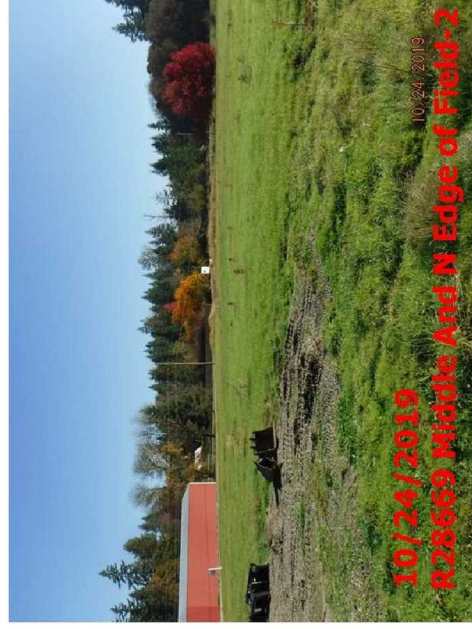
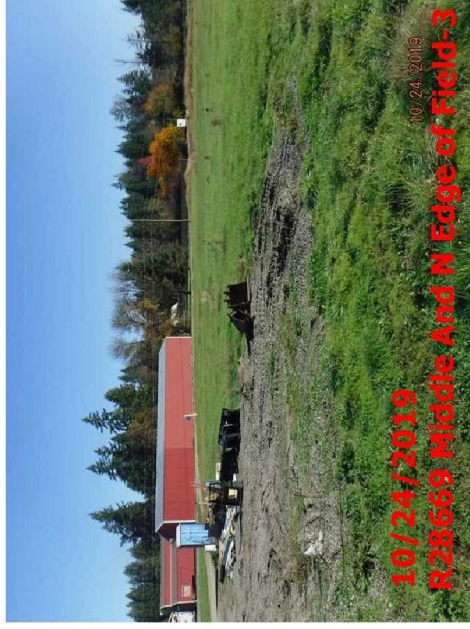
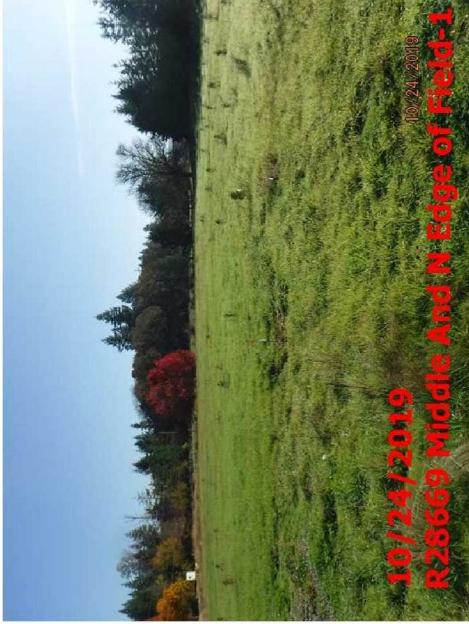
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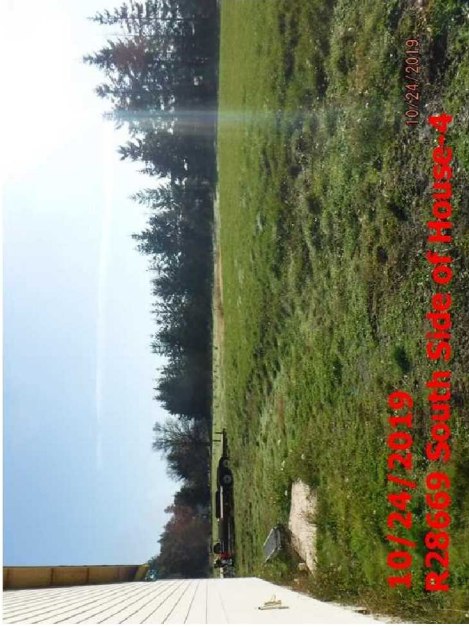
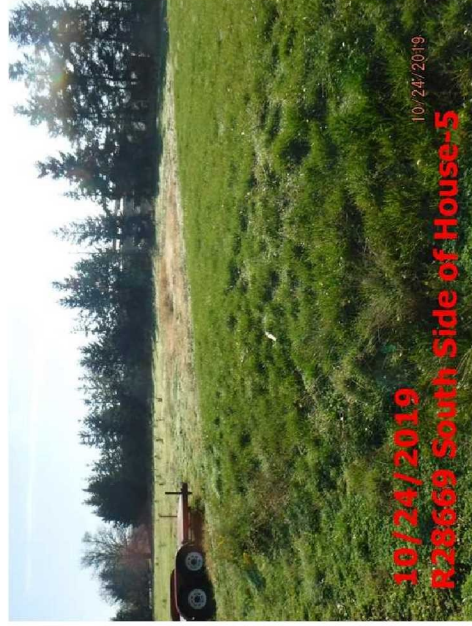
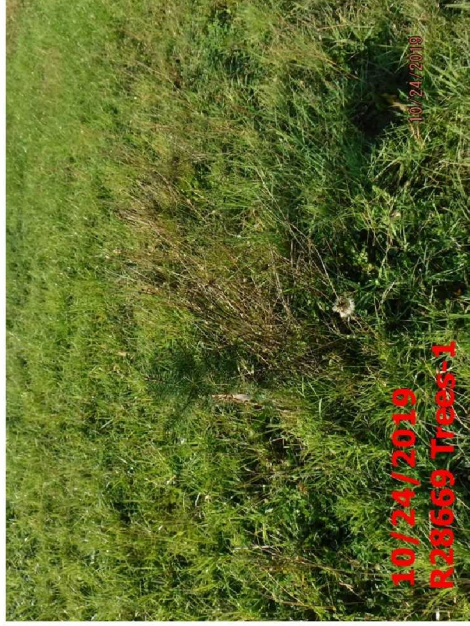
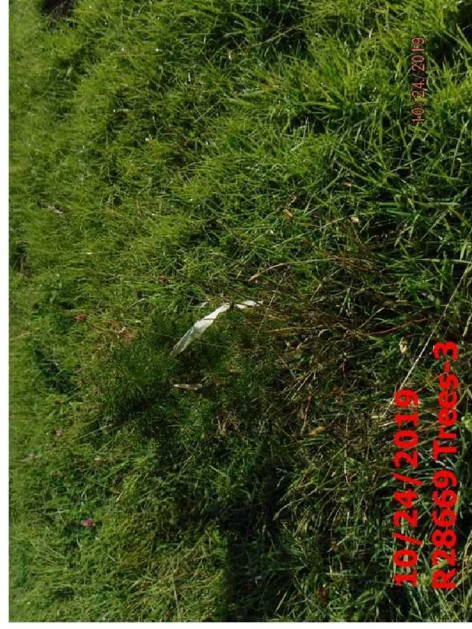
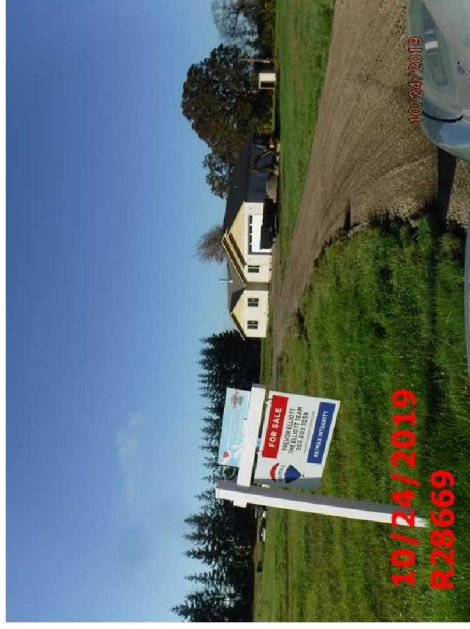
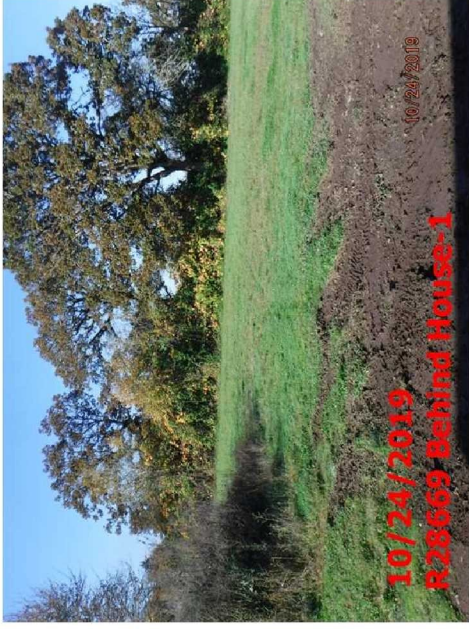
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R28669 Field-xmas trees-21

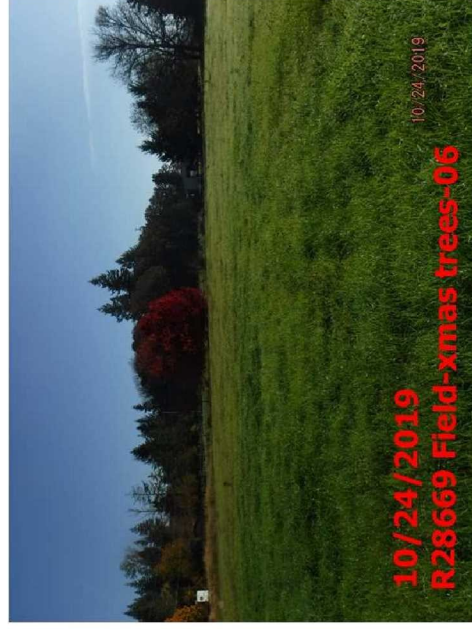
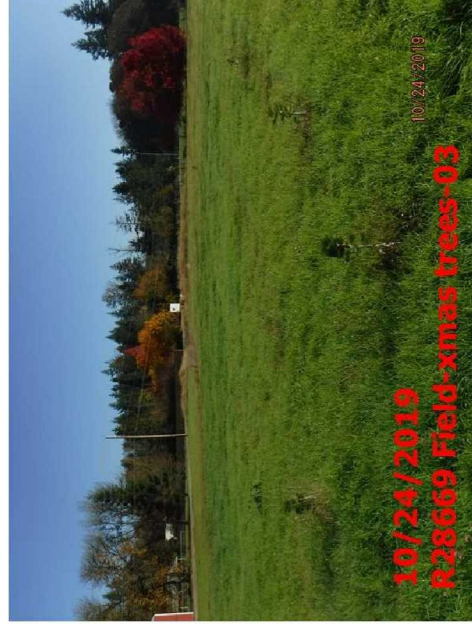
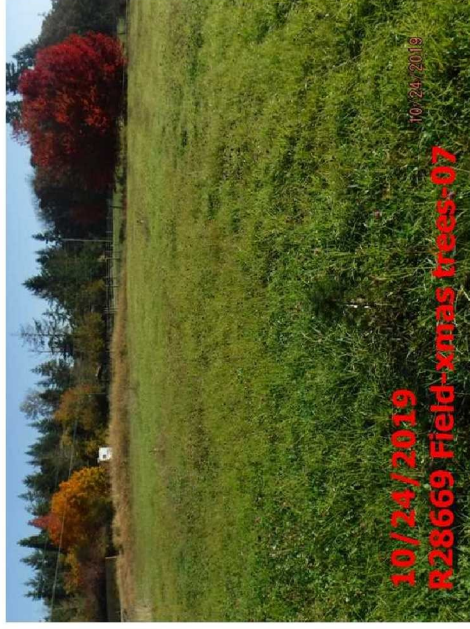
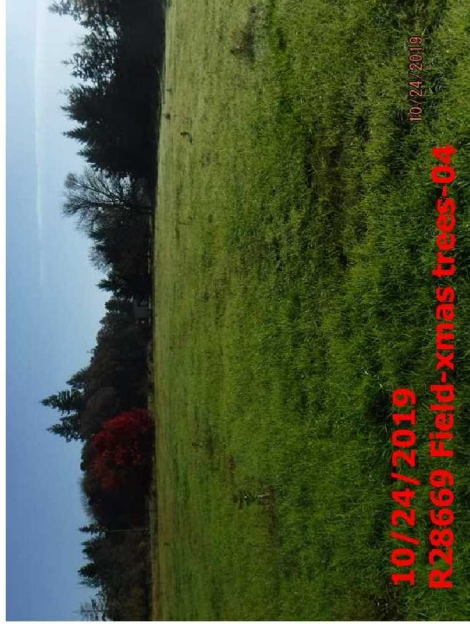
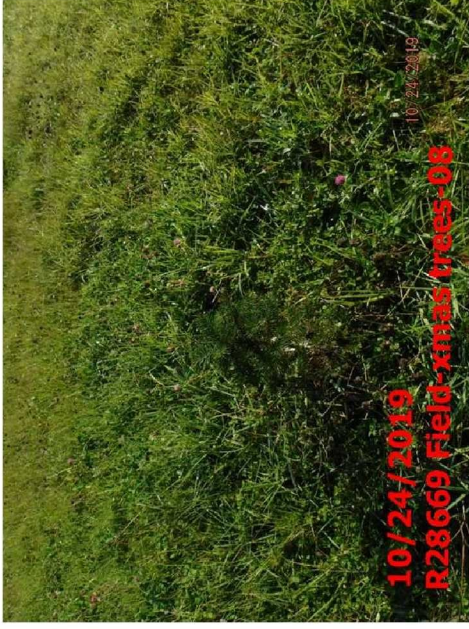
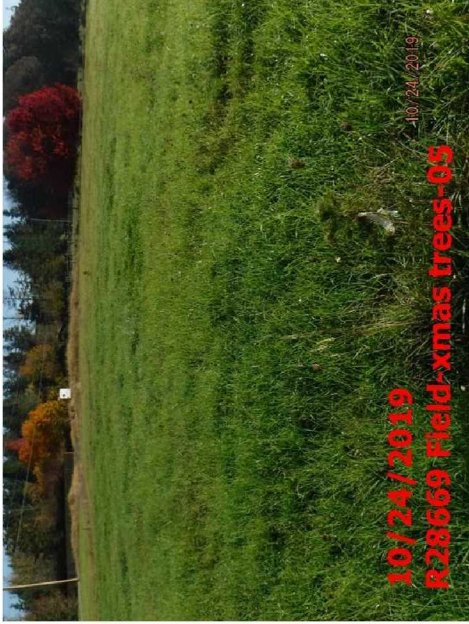


10/24/2019

10/24/2019
R28669 Front of House-3









12/16/2019
R28669 MA Rear S End

12/16/2019



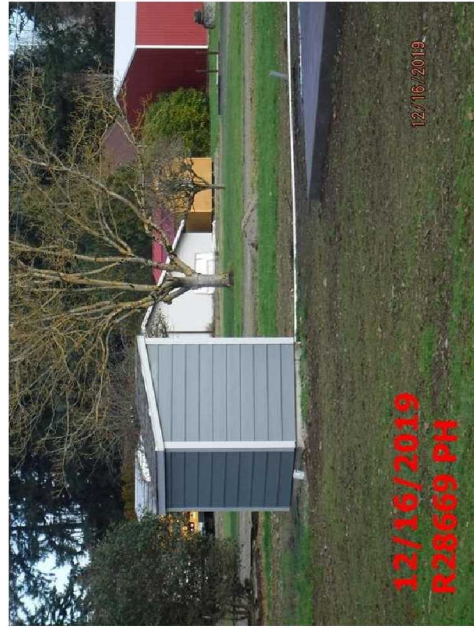
12/16/2019
R28669 MA Front

12/16/2019



12/16/2019
R28669 MA Rear-3

12/16/2019



12/16/2019
R28669 PH

12/16/2019



12/16/2019
R28669 MA Rear-2

12/16/2019

Summary Lead Appr: WW Clerk: _____ Lead Clerk: _____ Appr: MDL Print Date: _____

Acct ID: 528669 MTL: 081W31C002001 Date: 4/25/24 Appr: MDL Prop Class: 401 RMV Prop Class: 401 Input 5/23/24 7/31/2023

Situs: _____ MaSaNh: 07 06 000 Unit: 89871 Year: 2023

Last Date Appraised: 12/09/2020 Appraiser: MATT LORD Retag: Y (N) Tag info: 2024 - NEW CONSTRUCTION (Outbuilding)

Owner: MAIN, JESSE & MAIN, PAMELA Roll Type: R

Cycle: Tag Sales Verification Other: _____ Inspection level: 1 2 3 4 LCB TTO INSP AV: 346060

RMV Land: 206340 RMV Imp: 553170 RMV Total: 759510 MAV: 346060 MSAV: 0 SAV: 0

Comment: 23-000228

Notations New GB

No notation data available.

OSDs

Count	Code	Description	RMV	Code Area	Exception
1	MKTN	OSD - NO LANDSCAPE	30000	05555	0

Land

Site: 1 Code Area: 05555 Size: 1.00 Acres Use Code: 004 Zone: NREST SAV Use: _____ Exception: 0
 Class: Value Source: Rural at MKT Description: _____ RMV: 49670 Exception: Y N

Adjustment(s): _____ Fire Patrol: _____ Description: _____
 Comments: 20-21: DISQ FARM USE / 20-21: PER #10 ADD OSD FOR NEW RES//18-19: PARTIAL DQS FARM USE / 99-00: f1000 new seg for 96-7 where value was not correctly applied to m50. chg 97-8, 98-9 and 99-00 / 02-03: REAPP

Site: 3 Code Area: 05555 Size: 2.55 Acres Use Code: 004 Zone: NREST SAV Use: _____ Exception: 0
 Class: Value Source: Rural at MKT Description: _____ RMV: 126670 Exception: Y N

Adjustment(s): _____ Fire Patrol: _____ Description: _____
 Comments: 18-19: PARTIAL DQS FARM USE / 99-00: f1000 new seg for 96-7 where value was not correctly applied to m50. chg 97-8, 98-9 and 99-00 / 02-03: REAPP

Improvements - Residence / Manufactured Structures

Bldg: 1 Code Area: 05555 Stat Class: 151 Year Blt: 2019 Eff Year Blt: 2019 Sq.Ft: 2428 % Complete: 100
 Desc: One Story Only Dimensions: _____ RMV: 553170
 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	5	Finished	2428	3	FB-2	2019	2019	ROOF, FP, HVAC, KIT-, BATH - 2	Exception: Y N
Garage Attached	5	Finished	600	0	0	2019	2019	ROOF	Exception: Y N

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception
CONCRETE DRIVEWAY	5	480	2019	1544	1	Exception: Y N
PATIO	5	216	2019	1176	1	Exception: Y N
PATIO	5	232	2019	1263	1	Exception: Y N
PATIO	5	288	2019	1568	1	Exception: Y N
ROOF EXTENSION OR PATIO COVER	5	32	2019	919	1	Exception: Y N

Improvements - Accessory Buildings

No improvement data available for all other stat class types.

GB
 2800 SQFT
 AB Package
 2023
 100% complete

LTL
 576 SQFT

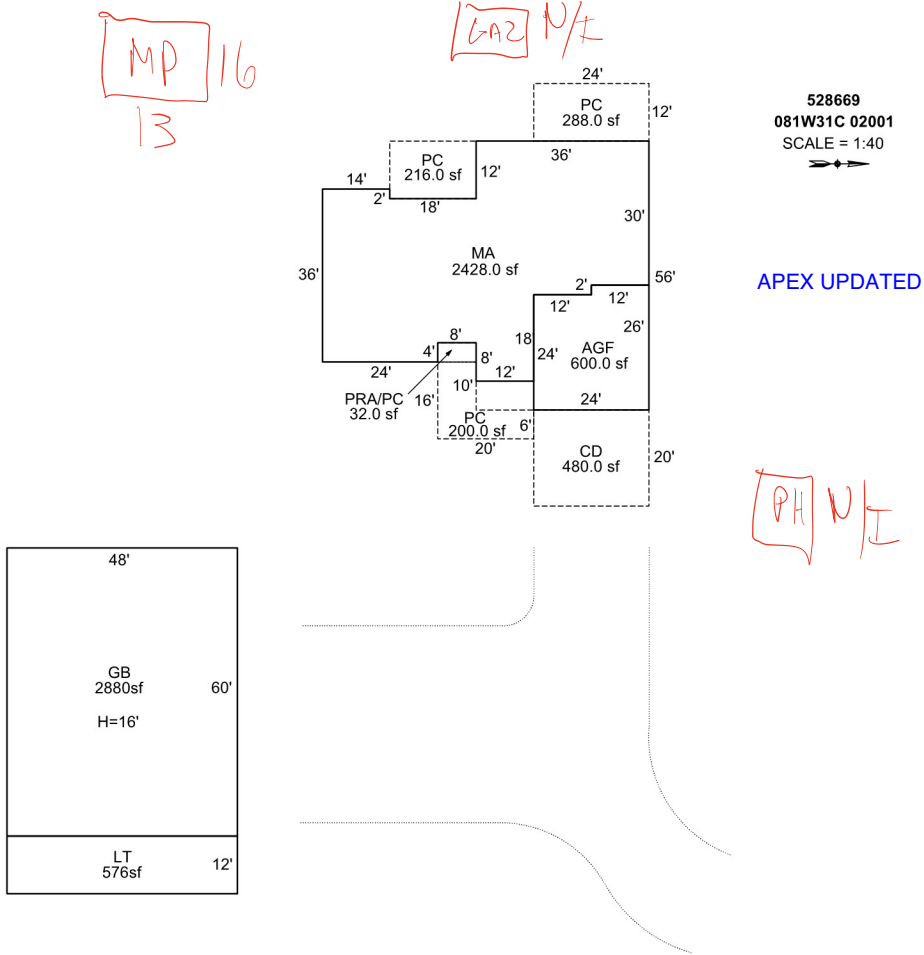
MP
 13x16
 208 SQFT
 FAIR PKG
 2020 YR

SKETCH/AREA TABLE ADDENDUM

SUBJECT INFO

File No.: 528669 Parcel No.: 081W31C 02001
 Property Address: 8829 HOLMQUIST RD SE
 City: AUMSVILLE County: MARION State: OR ZipCode: 97325
 Owner:
 Client: Client Address:
 Appraiser Name: Inspection Date:

SKETCH



Sketch by Apex Sketch

AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GBA1	GB	1.0	2880.0	216.0	
	LT	1.0	576.0	120.0	3456.0
GLA1	MA	1.0	2428.0	248.0	2428.0
GAR	AGF	1.0	600.0	100.0	600.0
YI1	CD	1.0	480.0	88.0	
	PC	1.0	200.0	72.0	
	PRA/PC	1.0	32.0	24.0	
	PC	1.0	216.0	60.0	
	PC	1.0	288.0	72.0	1216.0
	Net LIVABLE	cnt	1 (rounded)		2,428
	Net BUILDING	cnt	2 (rounded)		3,456

COMMENT TABLE 1

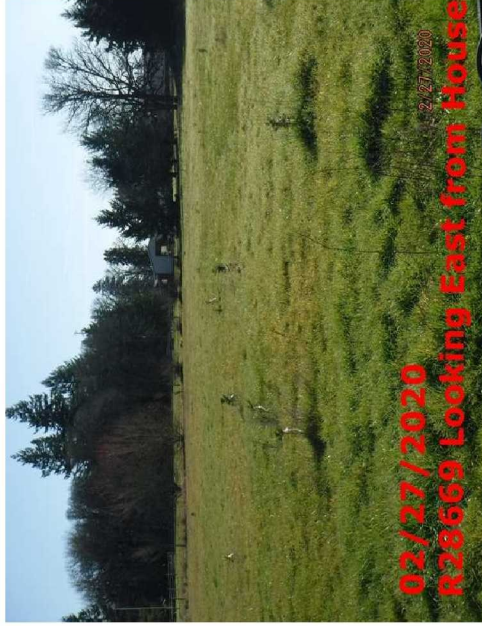
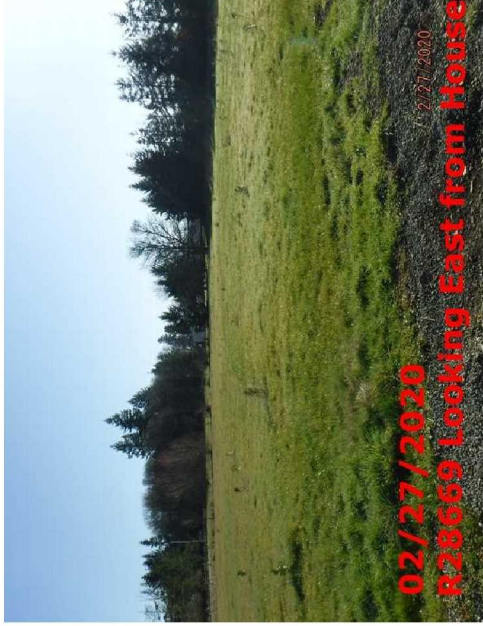
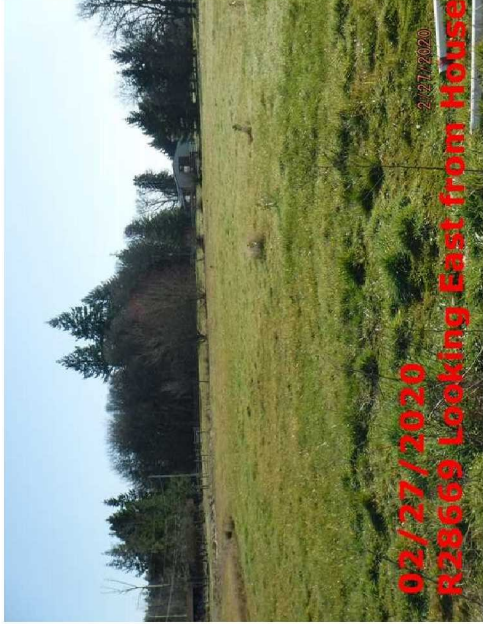
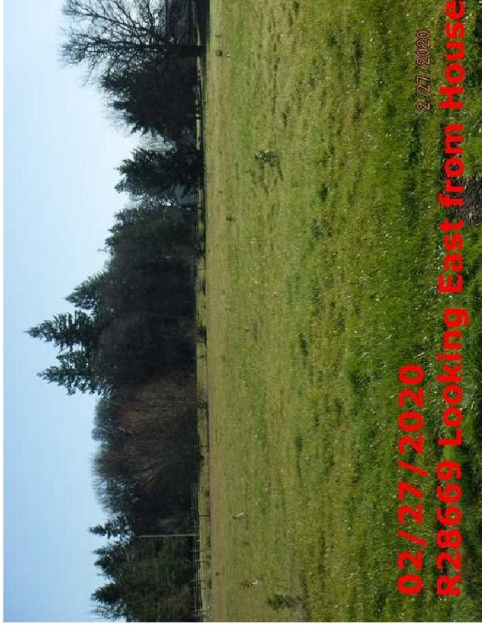
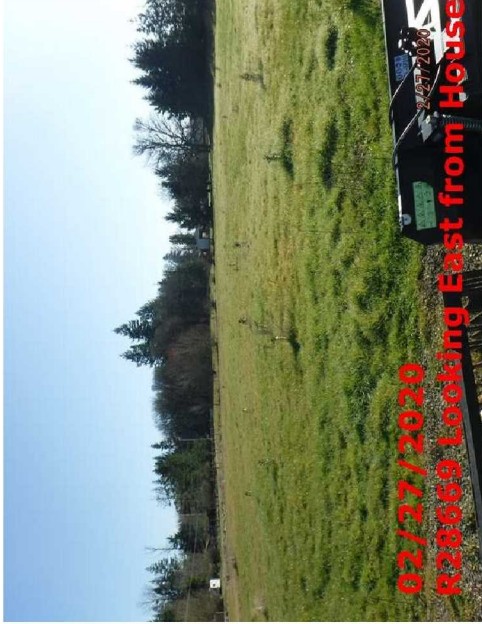
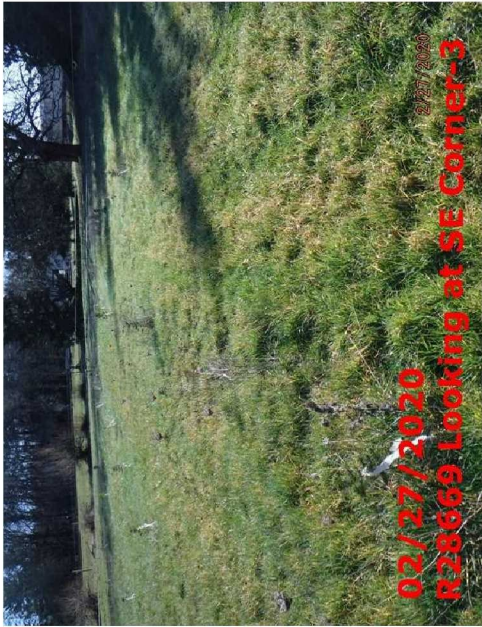
DRAWN BY JRONDEMA 9/7/17
 UPD BY PH 01.02.20
 UPDATED BY CJURAN 04/18/20 555-23-000228

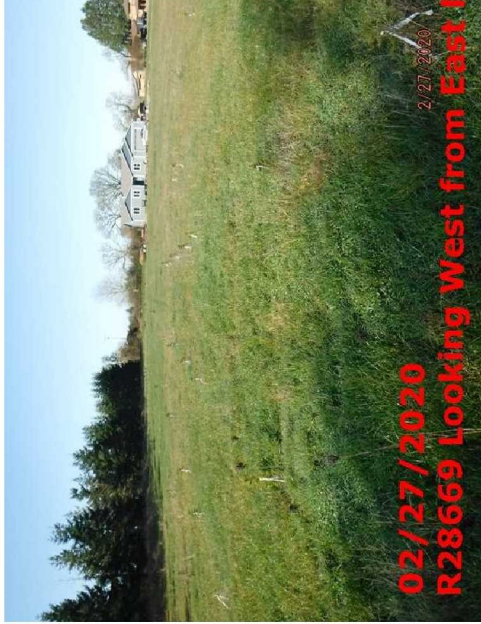
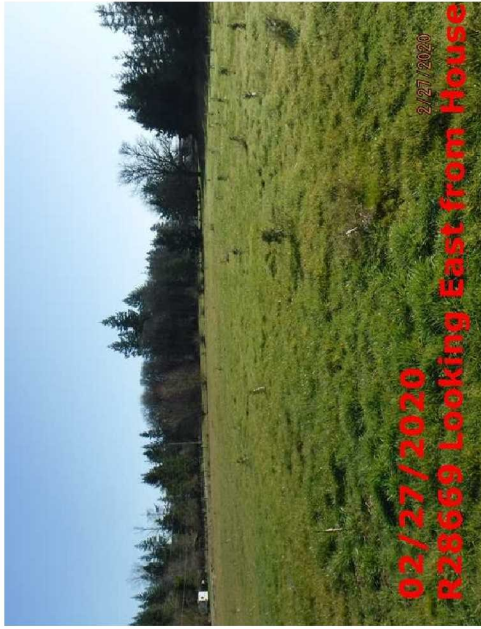
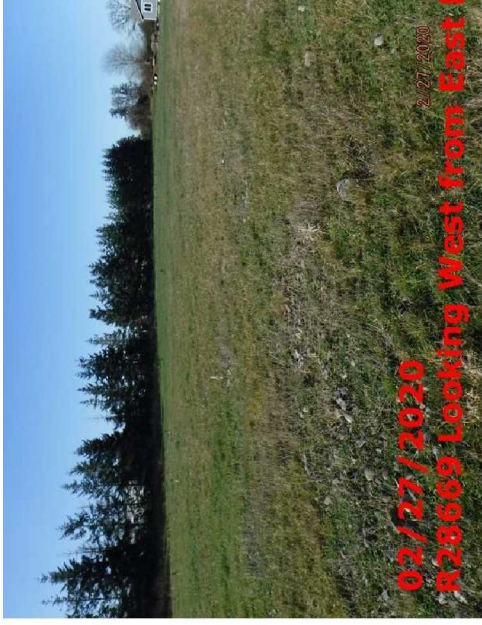
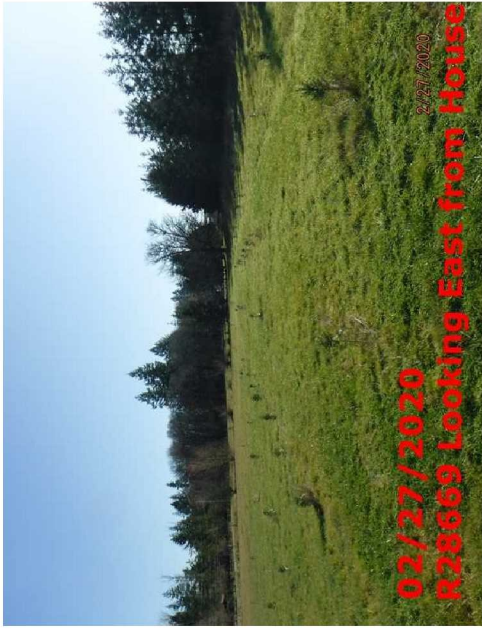
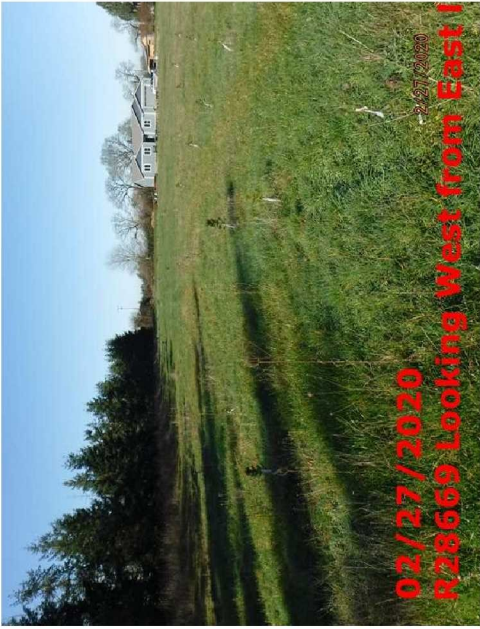
COMMENT TABLE 2

10.24.19 CL #10
 12.16.19 CL #10

COMMENT TABLE 3

TAGS
 TAGS







0% 1A/18

928669
01/09/2018



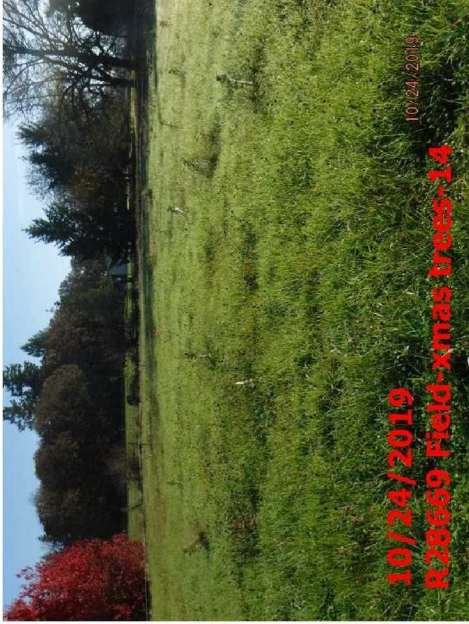
R28669 MA Front



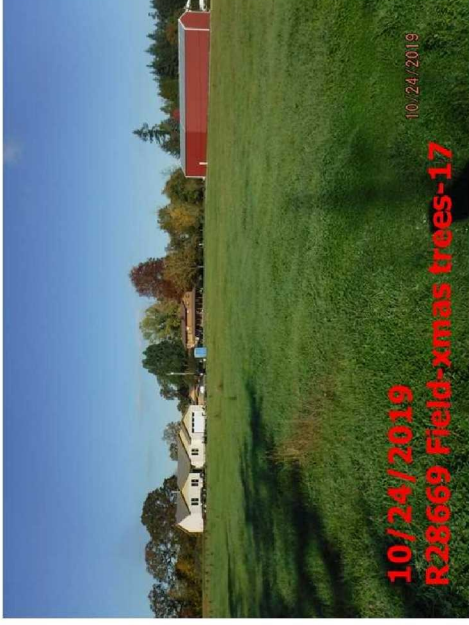
R28669 MA Front



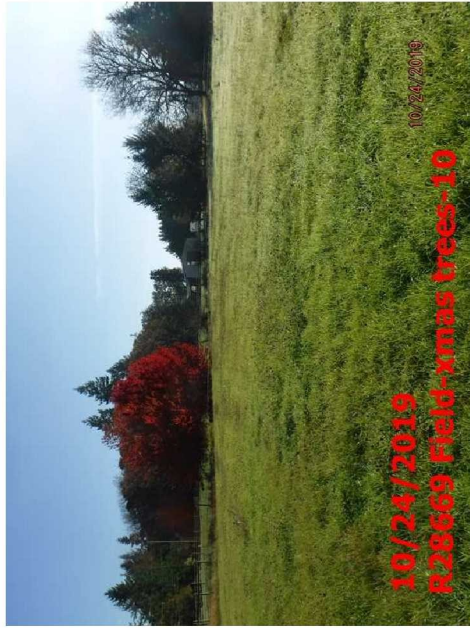
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R28669 Field-xmas trees-11



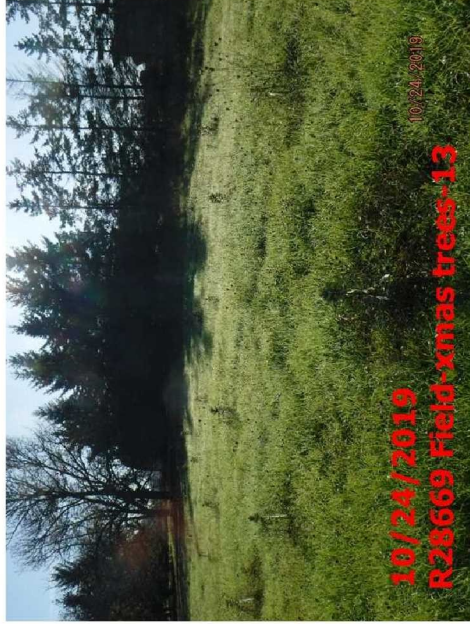
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R28669 Field-xmas trees-14



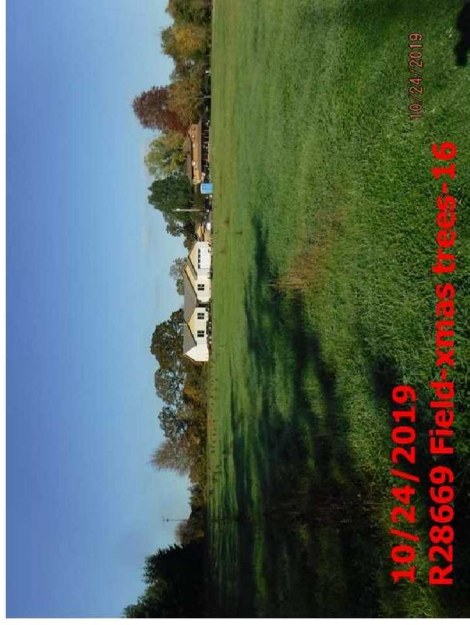
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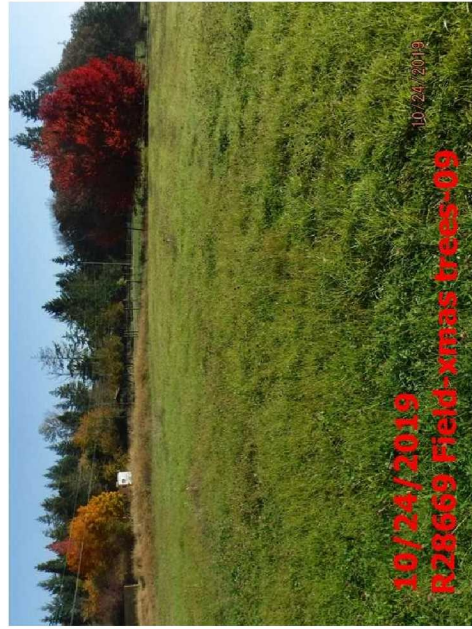
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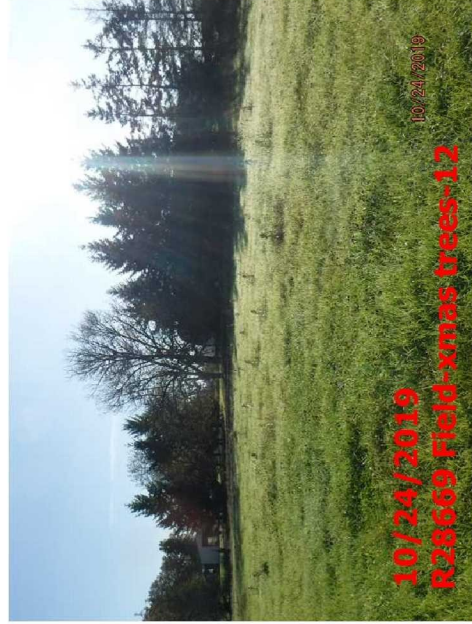
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R28669 Field-xmas trees-13



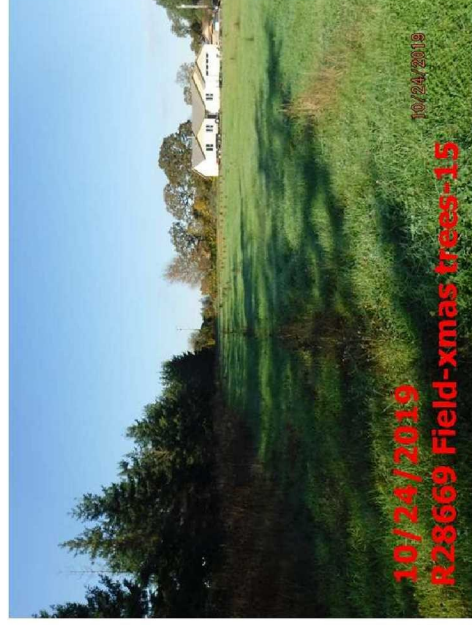
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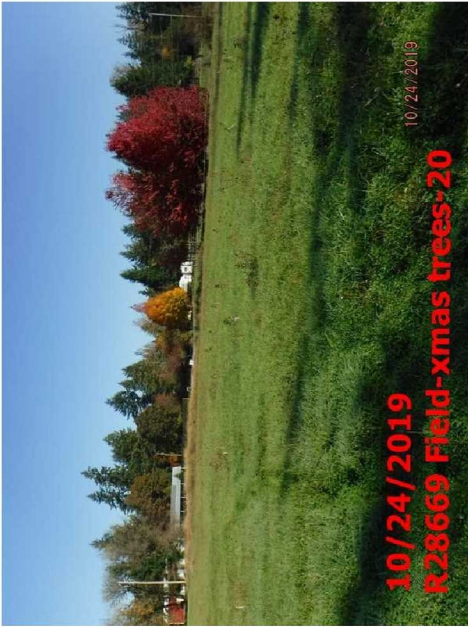
10/24/2019
R28669 Field-xmas trees-09



10/24/2019
R28669 Field-xmas trees-12



10/24/2019
R28669 Field-xmas trees-15



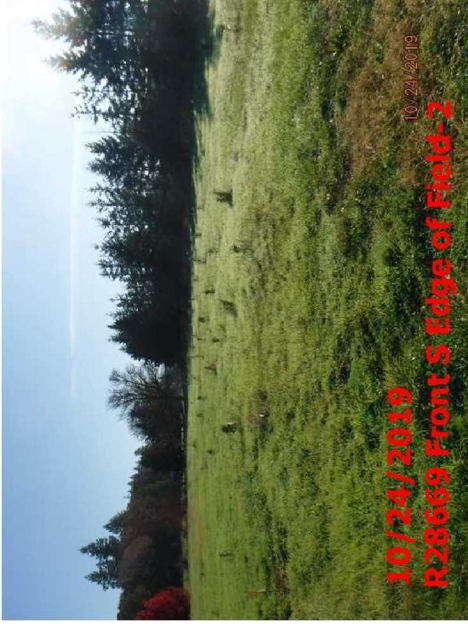
10/24/2019

**10/24/2019
R28669 Field-xmas trees-20**



10/24/2019

**10/24/2019
R28669 Front of House-2**



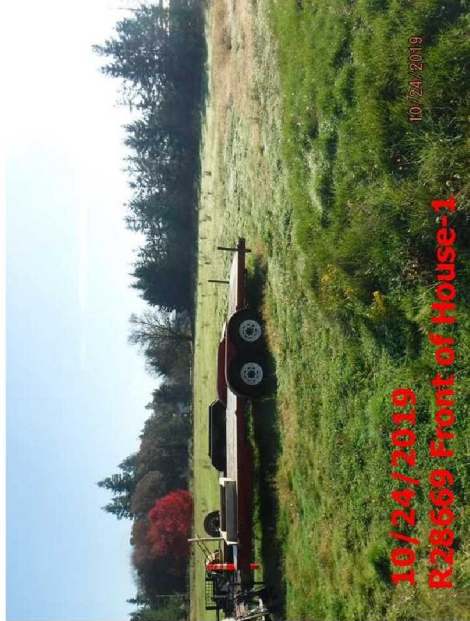
10/24/2019

**10/24/2019
R28669 Front S Edge of Field-2**



10/24/2019

**10/24/2019
R28669 Field-xmas trees-19**



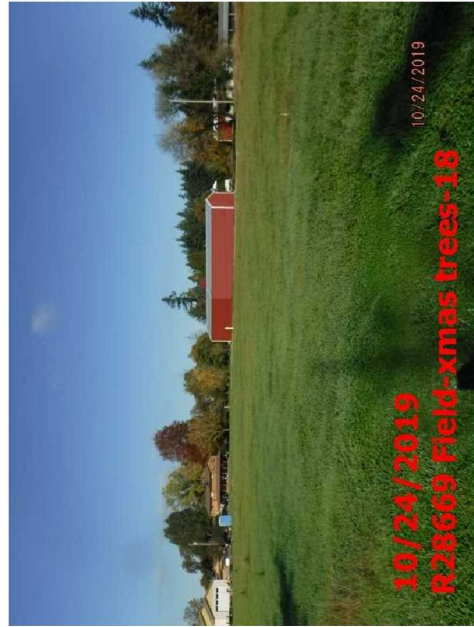
10/24/2019

**10/24/2019
R28669 Front of House-1**



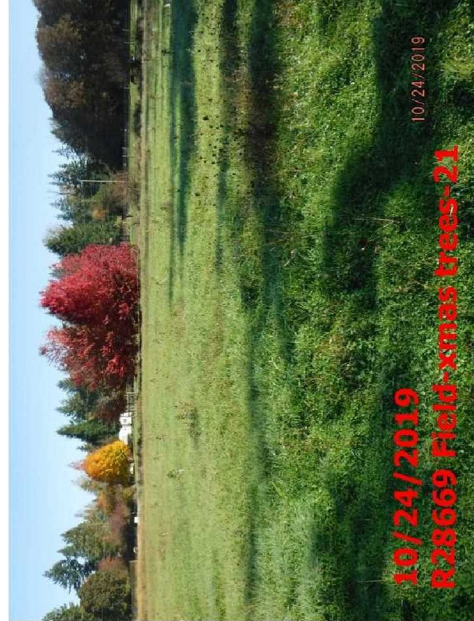
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**10/24/2019
R28669 Front S Edge of Field-1**



10/24/2019

**10/24/2019
R28669 Field-xmas trees-18**



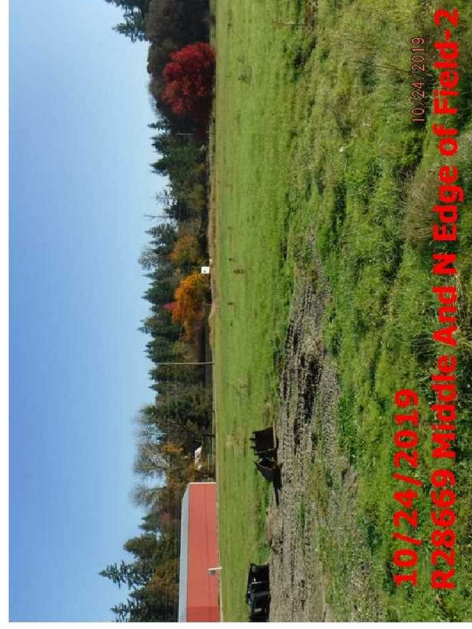
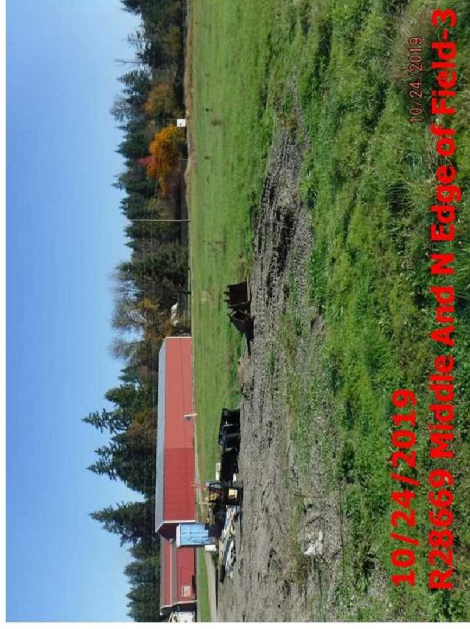
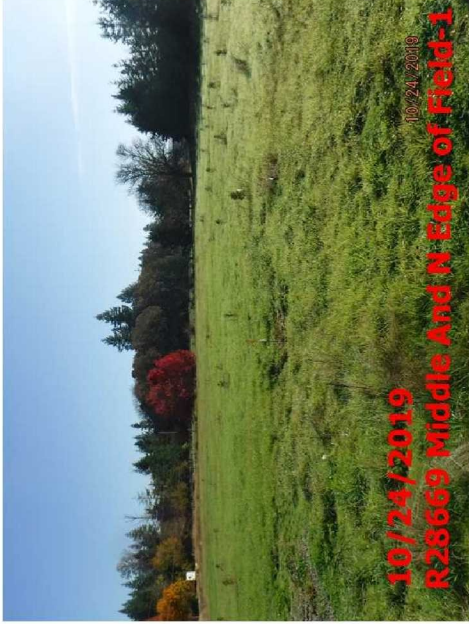
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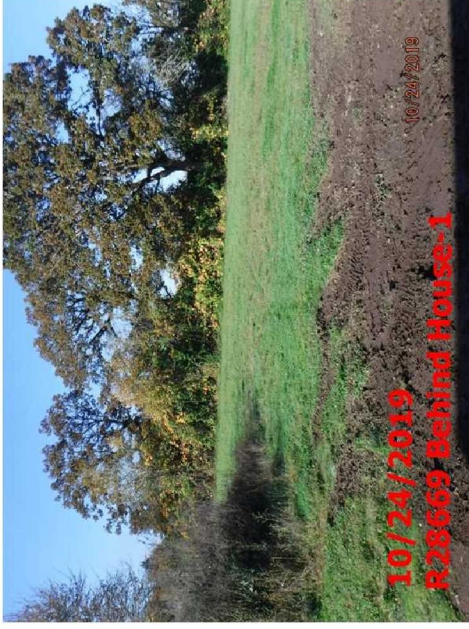
**10/24/2019
R28669 Field-xmas trees-21**



10/24/2019

**10/24/2019
R28669 Front of House-3**





10/24/2019
R28669 Behind House-1



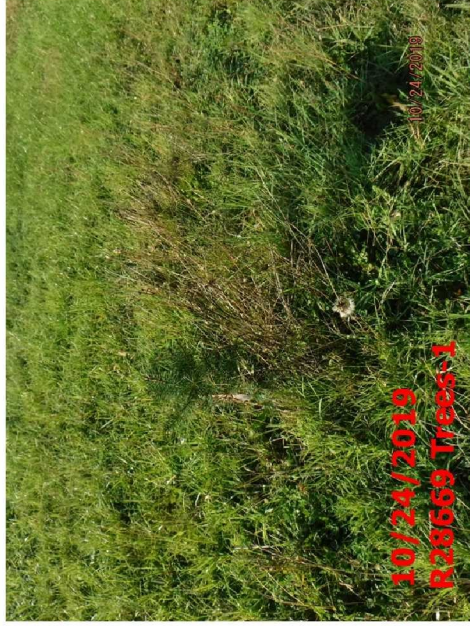
10/24/2019
R28669



10/24/2019
R28669 Trees-3



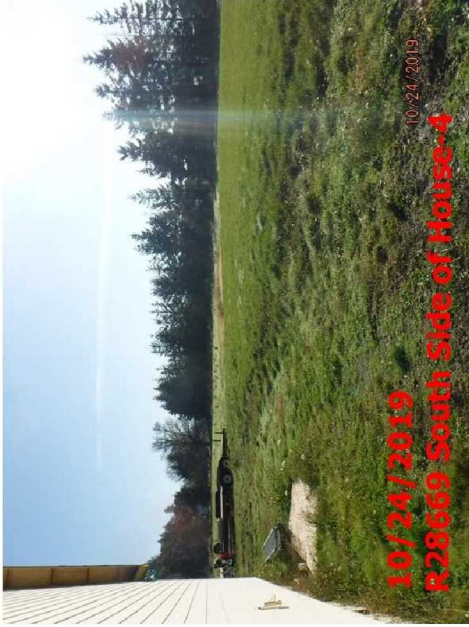
10/24/2019
R28669 Trees-2



10/24/2019
R28669 Trees-1



10/24/2019
R28669 South Side of House-5



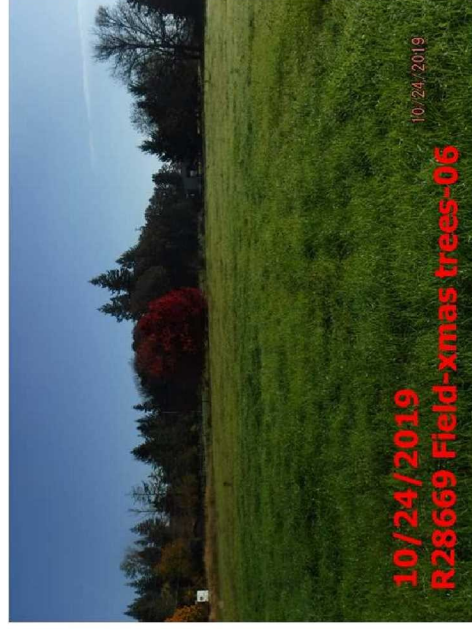
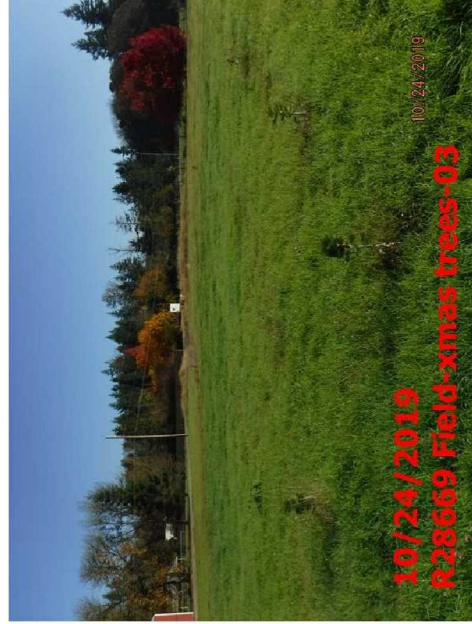
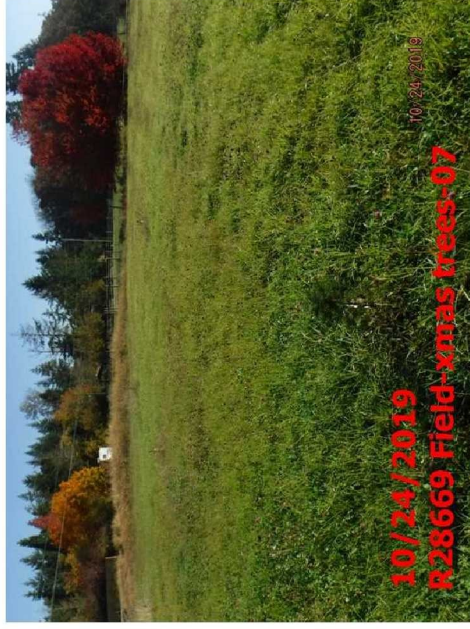
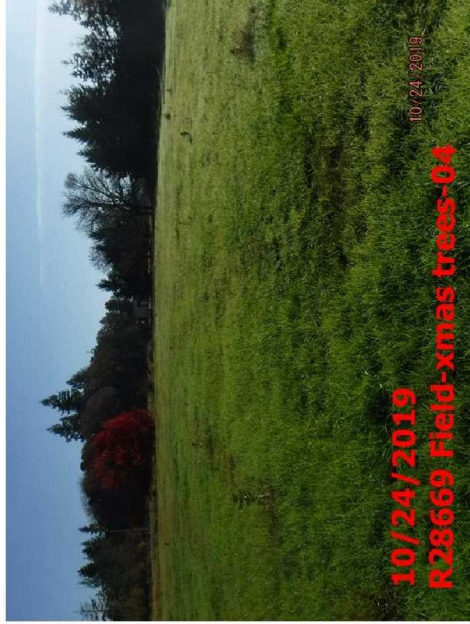
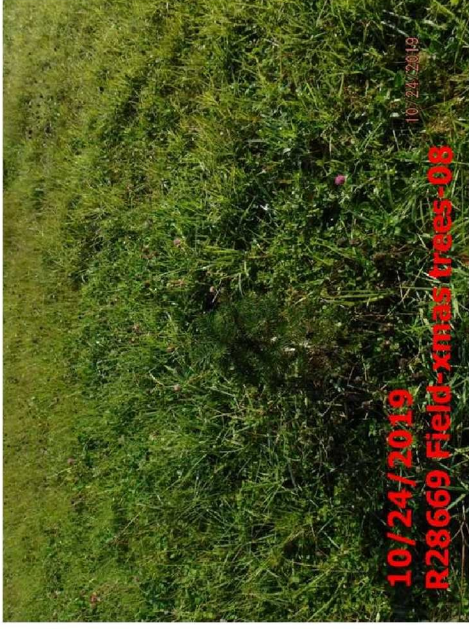
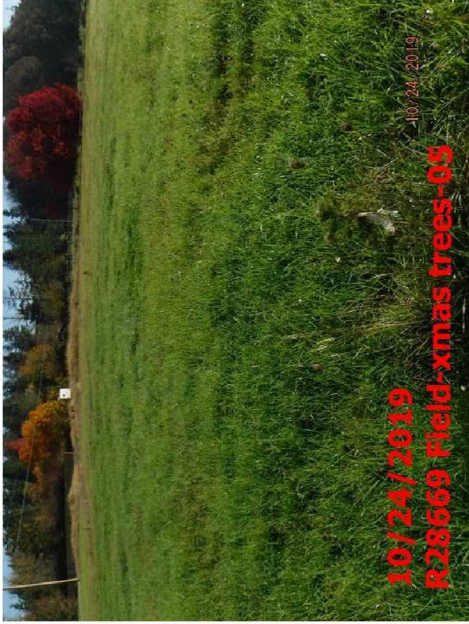
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R28669 South Side of House-4



10/24/2019
R28669 South Side of House-3



10/24/2019
R28669 South Side of House-2





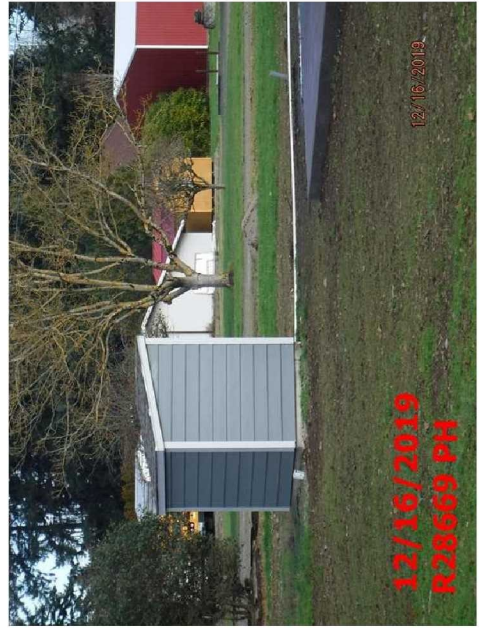
12/16/2019
R28669 MA Rear S End



12/16/2019
R28669 MA Front



12/16/2019
R28669 MA Rear-3



12/16/2019
R28669 PH



12/16/2019
R28669 MA Rear-2



4/25/24

081W31C 02001

R28669

400 01D

00550050

~~XXXXXXXXXX~~

3.55 Acres

1/30/02

8829 HOLMQUIST RD SE
ADMSVILLE

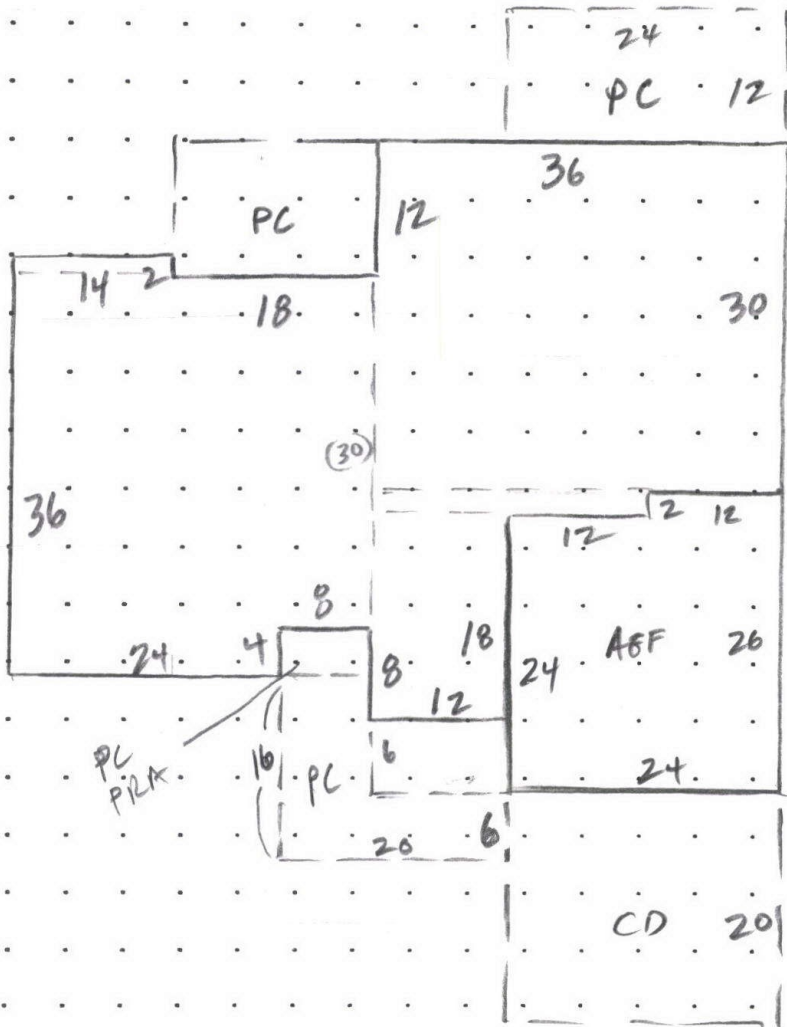
4

BUILDING DIAGRAM AND OUTBUILDINGS

ACCT NO: R28669

MAP NO: 081W31C

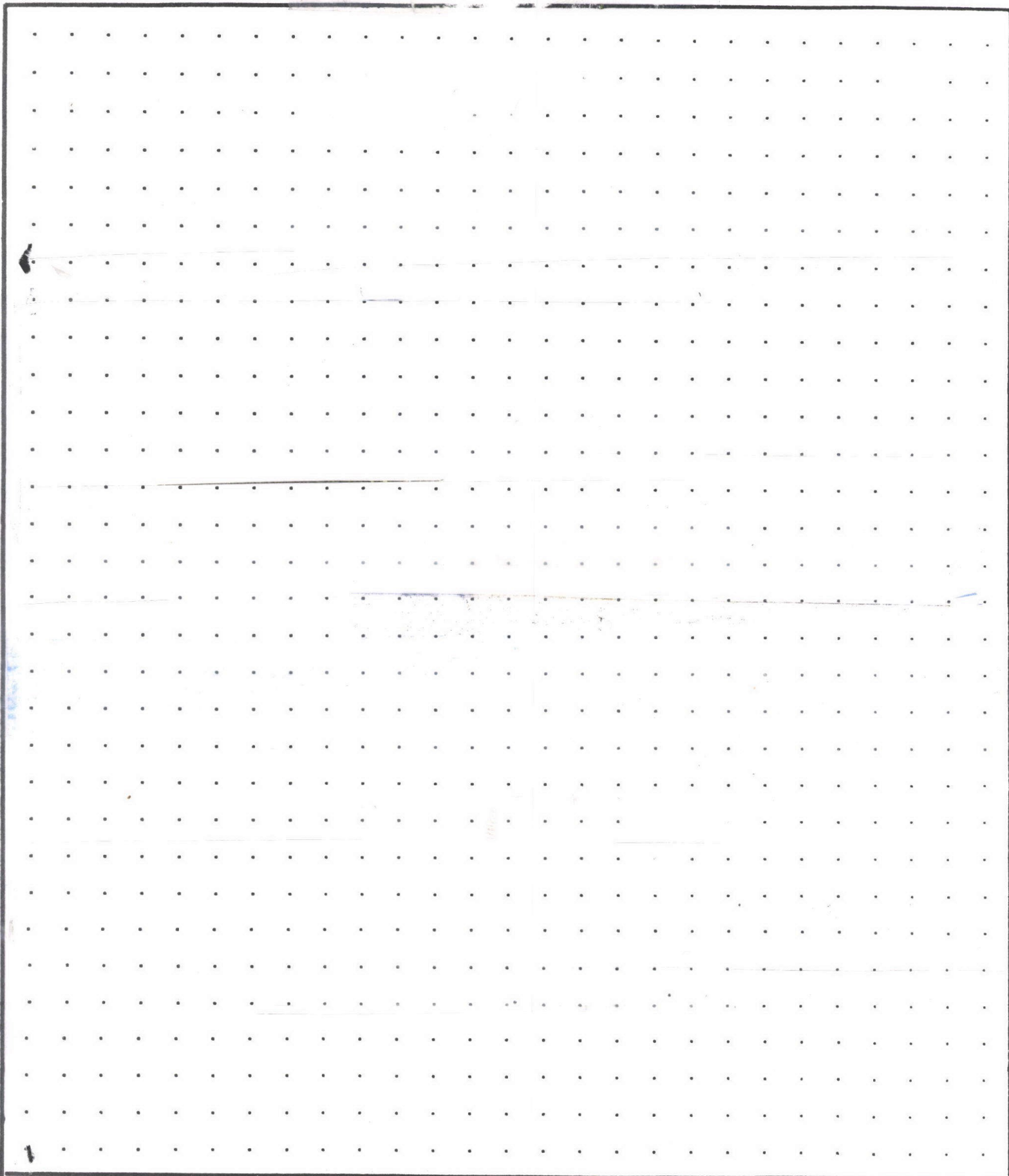
TAX LOT: 02001



CALCULATIONS: $24 \times 34 + 2 \times 14 + 8 \times 30 + 12 \times 18 + 2 \times 24 + 30 \times 36 = 2428$ SCALE: 1" = 20'
 (816) (28) (240) (216) (48) (1080)

AGF $24 \times 24 + 2 \times 12 = 600$
 (576) (24)

MEASUREMENT VERIFIED	YR BLT:	ADDRESS: 8829 HOLMQUIST RD SE
DATE 10-24-19 12-16-19	BY 610	BUILDER:
REMARKS: THOS		



CALCULATIONS:

SCALE: 1" = 20'

SKETCH/AREA TABLE ADDENDUM

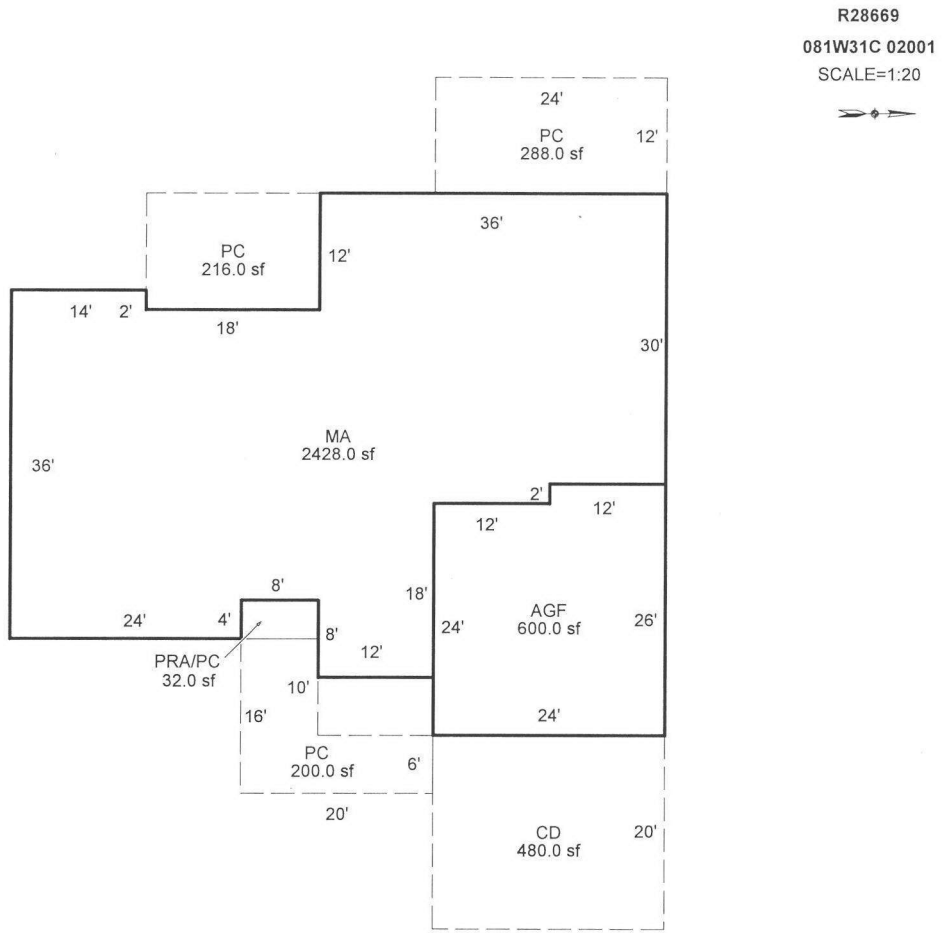
Parcel No 081W31C 02001

File No R28669

SUBJECT

Property Address	8829 HOLMQUIST RD SE		
City	AUMSVILLE	County	MARION
		State	OR
Zip	97325		
Owner			
Client			
Appraiser Name			

IMPROVEMENTS SKETCH



Scale: 1" = 25'

AREA CALCULATIONS

AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GLA1	MA	1.00	2428.00	248.0	2428.00
GAR	AGF	1.00	600.00	100.0	600.00
YI1	CD	1.00	480.00	88.0	
	PC	1.00	200.00	72.0	
	PRA/PC	1.00	32.00	24.0	
	PC	1.00	216.00	60.0	
	PC	1.00	288.00	72.0	1216.00
Net LIVABLE Area (rounded w/ factors)					2428

Comment Table 1 DRAWN BY JRONDEMA 9/7/17 UPD BY PH 01.02.20	
Comment Table 2 10.24.19 CL #10 12.16.19 CL #10	Comment Table 3 TAGS TAGS

R28669 081W31C 02001 Prop Class: 541 Prop Code: A85 Fran: 10 Appr #: 10 Date: 12-9-2020

Situs Address TTO LCB Insp: 1 2 3 4 Cycle Tags Farm Forest
Owner MAIN, JESSE & Pictom Sales Verif Other:

RMV Land: 206,050 RMV Imps: 246,130 RMV Total: 452,180 M50 Total: 300,530 For: 2021-2022

Notes: Please make NOTED CHANGES, Pun TAG

Seg: 1.1 MA RESIDENTIAL
Method: R05 Roof Cover: ARCMP Int Comp: DW;H&F Adj: RLCM5;COMPL
Class: 5 Roof Style:
Area: 2428 Eff 2428 Flooring:
Dimens: x Plumbing: BATH2 Electrical: Qty:
Found: Heat/AC: FA Bedrooms: 3 % Comp: 100
Ex Wall: Fireplace: HRTH-P Year: 2019 Eff: 2019 Adj:
AddFactor1: AddFactor2: AddFactor3: RMV: 202,340
Exc Code: m/m Comment/Adj: FINISHED 3/27/2020 L/S:

Seg: 1.2 AGF RESIDENTIAL
Method: R05 Roof Cover: ARCMP Int Comp: Adj: RLCM5;COMPL
Class: 5 Roof Style: GABLE
Area: 600 Eff 600 Flooring:
Dimens: x Plumbing: Electrical: Qty:
Found: Heat/AC: Bedrooms: 3 % Comp: 100
Ex Wall: Fireplace: Year: 2019 Eff: 2019 Adj:
AddFactor1: AddFactor2: AddFactor3: RMV: 36,090
Exc Code: m/m Comment/Adj: L/S:

Accessory Improvements

Seg: 1.3 PC RESIDENTIAL
Method: R05 Roof Cover: Int Comp: Adj:
Class: Roof Style:
Area: 216 Eff: 216 Flooring:
Dimens: 12 x 18 Plumbing: Electrical: % Comp:
Found: Heat/AC: Bedrooms: Adj:
Ex Wall: Fireplace: Year: 2019 Eff: 2019 RMV: 1,200
AddFactor1: AddFactor2: AddFactor3:
Exc Code: Comment/Adj: L/S:

Seg: 1.4 PC RESIDENTIAL
Method: R05 Roof Cover: Int Comp: Adj:
Class: Roof Style:
Area: 288 Eff: 288 Flooring:
Dimens: 12 x 24 Plumbing: Electrical: % Comp:
Found: Heat/AC: Bedrooms: Adj:
Ex Wall: Fireplace: Year: 2019 Eff: 2019 RMV: 1,600
AddFactor1: AddFactor2: AddFactor3:
Exc Code: Comment/Adj: L/S:

Seg: 1.5 PC RESIDENTIAL
Method: R05 Roof Cover: Int Comp: Adj:
Class: Roof Style:
Area: 232 Eff: 232 Flooring:
Dimens: x Plumbing: Electrical: % Comp:
Found: Heat/AC: Bedrooms: Adj:
Ex Wall: Fireplace: Year: 2019 Eff: 2019 RMV: 1,290
AddFactor1: AddFactor2: AddFactor3:
Exc Code: Comment/Adj: L/S:

Seg: 1.6 PRA RESIDENTIAL
Method: R05 Roof Cover: Int Comp: Adj:
Class: Roof Style:
Area: 32 Eff: 32 Flooring:
Dimens: 4 x 8 Plumbing: Electrical: % Comp:
Found: Heat/AC: Bedrooms: Adj:
Ex Wall: Fireplace: Year: 2019 Eff: 2019 RMV: 940
AddFactor1: AddFactor2: AddFactor3:
Exc Code: Comment/Adj: L/S:

Seg: 1.7 CD RESIDENTIAL
Method: R05 Roof Cover: Int Comp: Adj:
Class: Roof Style:
Area: 480 Eff: 480 Flooring:
Dimens: 20 x 24 Plumbing: Electrical: % Comp:
Found: Heat/AC: Bedrooms: Adj:
Ex Wall: Fireplace: Year: 2019 Eff: 2019 RMV: 2,670
AddFactor1: AddFactor2: AddFactor3:
Exc Code: Comment/Adj: L/S:

Out Buildings

R28669 081W31C 02001

Prop Class: 541 Prop Code: A85 Fran: 10

Appr #: _____ Date: _____

Situs Address

TTO LCB Insp: 1 2 3 4 Cycle Tags Farm Forest

Owner MAIN, JESSE &

Pictom

Sales Verif Other: _____

RMV Land: 206,050

RMV Imps: 246,130

RMV Total: 452,180

M50 Total: 300,530

For: 2021-2022

Notes: _____

Review
for #10

R28669 081W31C 02001 Prop Class: 540 Prop Code: A90 Fran: 10 Appr #: 10 Date: 1-24-19

Situs Address 8829 HOLMQUIST RD SE TTO LCB Insp Cycle Tags Farm Forest Sales Verif

Owner MAIN, JESSE & Pictom Other: _____

RMV Land: 151,720 RMV Imps: 0 RMV Total: 151,720 M50 Total: 29,410 For: 2019-2020

Notes: Not Started by 1-1-19 Rate 1-1-20

Accessory Improvements

Out Buildings

R28669 081W31C 02001

Prop Class: 540⁵⁴¹ Prop Code: A90¹⁸⁵ Fran: 10

Appr #: 10 Date: 12-16-19
~~10-24-19~~

Situs Address

TTO LCB Insp Cycle Tags Farm Forest Sales Verif

Owner MAIN, JESSE &

Pictom Other: _____

RMV Land: 182,050

RMV Imps: 0

RMV Total: 182,050

M50 Total: 29,520

For: 2020-2021

Notes: ADD NEW INVENTORY RETAG FOR COMPLETION 1-1-21

Accessory Improvements

Out Buildings

ID # R28669
 MTL 081W3K 02001
 APP # 10 DATE 12-16-19

PROP CLASS 541
 PROP CODE ABS
 SITUS 8829 Holmquist Rd SE 97325

Segment MA Class 5 Area 2428
 Eff. Area _____
 Roof Cover arcmp bltup comp i/shake metal
 roll shake t/clay t/conc wood
 Plumbing Bath 2 Jettub Grdntub
 Heat AC BB Ceil FA H-wtr HP SC ST Zonal
 Fireplace Dbl e/p Hrth e/p Prefb e/p
 Sgl e/p Zerocl
 Inter Comp Cktp e/p Dsp DW H&F Micro
 Rng Oven d/s Crng Trash
 Bedrooms 3
 Yr blt 2019 Eff yr 2020
 Condition P F A G E %Good _____ Qty 5
 %Comp 75 Func _____ Econ _____
 Except Code NEW Lump Sum _____
 Comments _____

Segment _____ Class _____ Area _____
 Eff. Area _____
 Roof Cover _____ arcmp bltup comp i/shake metal
 roll shake t/clay t/conc wood
 Plumbing _____ Jettub Grdntub
 Heat AC BB Ceil FA H-wtr HP SC ST Zonal
 Fireplace Dbl e/p Hrth e/p Prefb e/p
 Sgl e/p Zerocl
 Inter Comp Cktp e/p Dsp DW H&F Micro
 Rng Oven d/s Crng Trash
 Bedrooms _____
 Yr blt _____ Eff yr _____
 Condition P F A G E %Good _____ Qty _____
 %Comp _____ Func _____ Econ _____
 Except Code _____ Lump Sum _____
 Comments _____

Segment _____ Class _____ Area _____
 Eff. Area _____
 Roof Cover _____ arcmp bltup comp i/shake metal
 roll shake t/clay t/conc wood
 Plumbing _____ Jettub Grdntub
 Heat AC BB Ceil FA H-wtr HP SC ST Zonal
 Fireplace Dbl e/p Hrth e/p Prefb e/p
 Sgl e/p Zerocl
 Inter Comp Cktp e/p Dsp DW H&F Micro
 Rng Oven d/s Crng Trash
 Bedrooms _____
 Yr blt _____ Eff yr _____
 Condition P F A G E %Good _____ Qty _____
 %Comp _____ Func _____ Econ _____
 Except Code _____ Lump Sum _____
 Comment _____

Segment _____ Class _____ Area _____
 Eff. Area _____
 Roof Cover _____ arcmp bltup comp i/shake metal
 roll shake t/clay t/conc wood
 Plumbing _____ Jettub Grdntub
 Heat AC BB Ceil FA H-wtr HP SC ST Zonal
 Fireplace Dbl e/p Hrth e/p Prefb e/p
 Sgl e/p Zerocl
 Inter Comp Cktp e/p Dsp DW H&F Micro
 Rng Oven d/s Crng Trash
 Bedrooms _____
 Yr blt _____ Eff yr _____
 Condition P F A G E %Good _____ Qty _____
 %Comp _____ Func _____ Econ _____
 Except Code _____ Lump Sum _____
 Comments _____

Segment	AGF	PC	PRA	CD		LAND
Class	5	①				CSDN.
Dim/Size	24x24 2x12 / 600	12x18 216	4x8 32	20x24 480		PUR
Foundation						
Exter Wall		② 12x24 288				
Inter Finish						
Roof Cover	ARCMP	③ 8x20 160				
Roof Style	ONBLE	6x12 72				
Flooring		232				
Plumbing						
Electric						
Misc.						
Yr Blt	2019	2019	2019	2019		
Eff Yr						
Cond.						
% Good	-					
% Comp	75	100	100	100		
Lump Sum						
Excep. Code	NEW	NEW	NEW	NEW		

WIC

Vaulted Study, Great Room, Master Bedroom,

540

N #36

Assessor Monthly Issued Permit Report

For 7/1/2017 to 7/31/2017

PERMIT#: 555-17-004591-DWL STATUS: Permit Issued
 PERMIT TYPE: Residential APPLIED: 6/16/2017
 SUB-TYPE: 1 & 2 Fam Dwelling (New Only) ISSUED: 7/31/2017
 CATEGORY: Comprehensive EXPIRES: 1/26/2018

OFFICE: MC
 PARCEL#: 081W31C 02001 R28669
 ACRES: 3.55
 SUBDIV:
 LOT/BLOCK: /
 ADDRESS: 8829 HOLMQUIST RD SE AUMSVILLE, OR 97325

RELATIONSHIP	NAME	ADDRESS	PHONE
APPLICANT	COMPASS CONSTRUCTION LLC	PO BOX 462 AUMSVILLE, OR 97325	5035723850
CCB	COMPASS CONSTRUCTION LLC	PO BOX 462 AUMSVILLE, OR 97325	5035723850
OWNER	MAIN, JESSE		
PRIMARY CONTACT	COMPASS CONSTRUCTION LLC	PO BOX 462 AUMSVILLE, OR 97325	5035723850

CONST CAT: Single Family Dwelling
 WORK TYPE: New
 WORK DESC: NSFD 3 BED, 2 BATH, 1 KITCHEN
 VALUATION: \$320,265.31
 STORIES: 1
 BATHS: 2 KITCHENS: 1

*Foundation Started -
 0% 1/1/18
 Retain 1/1/19*

SQUARE FEET

HABITABLE: 2557
 EXISTING:
 NEW:

TOTAL SQ. FT.: 3221

OCCUPANCY	CONSTRUCTION TYPE	SQ FT or # OF SPACES
R-3 1 & 2 family	VB	2557 Sq Ft
U Utility, misc.	VB	629 Sq Ft
U Utility, misc. - half rate	VB	35 Sq Ft

R28669 081W31C 02001 Prop Class: 400 ~~540~~ Prop Code: F00 ~~A90~~ Fran: 36 Appr #: 102 Date: 1/9/18
Situs Address 8829 Holmgvist, Aams TTO LCB Insp Cycle Tags Farm Forest Sales Verif
Owner MAIN, JESSE & Pictom Other: _____

RMV Land: 135,460 RMV Imps: 0 RMV Total: 135,460 M50 Total: 2,490 For: 2017-2018

Notes: Foundation Laid, 4/1/18, MA Not Started, Retain for
Res and OSDs 1/1/19 update Prop Codes, Revise land school.

2/5/18
2/7/18

Note:
~~Prop Class / Code will not change~~
~~until Improvements are developed~~
(currently 0% complete but
homesite & OSDs are installed)

Accessory Improvements

Out Buildings

R28669 081W31C 02001

Prop Class: 540 Prop Code: A90 Fran: 36

Appr #: _____ Date: _____

Situs Address

TTO LCB Insp Cycle Tags Farm Forest Sales Verif

Owner MAIN, JESSE &

Pictom

Other: _____

RMV Land: 135,460

RMV Imps: 0

RMV Total: 135,460

M50 Total: 2,490

For: 2017-2018

Notes: _____

Segment							Land
Class							008S
Dim/Size							
Foundation							
Exter Wall							
Wall Height							
Inter Finish							
Roof Cover							
Roof Style							
Flooring							
Plumbing							
Electric							
Misc.							
Yr Blt							2007
Eff Yr							2007
Cond.							100
% Good							
% Comp							
Lump Sum							
Except.Code							100

Land Segments

Seg. No	Description	Schedule	Acres	Adjustment Codes	Exception Code
1	FOUR BENCH DRY Rural at market	008S	3.55		Disqual from Farm SA per MH

Eff Acres Companion Accounts

Zone: AR

Date: 2/8 Clerk: Army

Routing Slip

Clerk Comments: Conflicting info on OSD's - Not Adding OSD's on new const. until 25% Compl per MW
T. Amick

Appraiser Response: _____

Return to appraiser after input

Review by lead appraiser 2/7/18 (31)

Percent Complete Form

Account # 12 28669

Additions

New Homes

No Basement

Basement

% Item		% Sum		% Item		% Sum		% Item		% Sum		
3%				3%				3%				
2%	0%			2%	0%			4%	0%			
3%				3%						10%		
35%		45%				14%	20%				16%	35%
8%	50%			7%	30%			7%	40%			
7%	60%			7%	35%			7%	45%			
7%	65%			7%	45%			6%	55%			
5%	70%			5%	50%			5%	60%			
4%	75%			4%				3%				
3%				3%		55%		2%				
2%	80%			2%				1%	65%			
					1%	60%		1%				
3%					3%					2%		
5%	85%			5%	65%			4%	70%			
2%	90%			2%	70%			2%	75%			
2%				2%				2%				
				6%	75%			5%	80%			
2%	95%			3%	80%			2%				
2%					4%	85%			3%	85%		
3%	100%			7%	90%			6%	90%			
2%				7%	95%			6%	95%			
					2%	100%			2%	100%		
					1%				1%			

APPR 10 Date 12-16-19 YR For 2020-21 % COMP 75

APPR 10 Date 12-8-2020 YR For 2021-2022 % COMP 100

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 _____

APPR _____ Date _____ YR For _____ % COMP _____

APPR _____ Date _____ YR For _____ % COMP _____

APPR _____ Date _____ YR For _____ % COMP _____

Specially Assessed Land Appraisal Card

Account: R28669 Map Tax Lot: 081W31C 02001 Acres: 3.55 Franchise: 10 Zone: AR

Related:

Name: MAIN, JESSE &

Situs Address:

LSU									
Year	Mthd	Lsu Code	LSU Description	Acres	Schedule	RMV	SAV	MSAV	Adj Codes
Y10	ASU	3270	FOUR BENCH DRY	2.55	008S	108,980	7,050	1,840	
N			RURAL AT MKT	1.00	008S	42,740			

Inspection Date: 6/12/19 Appraiser Initials: S.R.#94

Remarks: Farm use O.K. Tagged for completion of MA 1/1/20. Check for survival of Christmas trees at that time.

12/16/2019 NOT FULLY STOCKED, BIG OPEN AREAS NOT PLANTED AT ALL

2/27/2020 NC - EXISTING TREES NOT WELL + LAND IS STILL NOT FULLY STOCKED

5/5/2020 NC - SEND DISQ LETTER

Specially Assessed Land Appraisal Card

Account: R28669 Map Tax Lot: 081W31C 02001 Acres: 3.55 Franchise: 10 Zone: AR

Related:
Name: MAIN, JESSE &
Situs Address:

Event Code	Date	Comment
2019FARM	12/6/2018	
2018FARM	2/8/2018	18-19: #10 ONSITE 5-15-18, DISQ 1.0 ACRE W/ADD TAX (FOR NEW HOMESITE, FOUNDATION OBSERVED). THE REST IS PLANTED IN XMAS TREES. RECHECK 4-1-19 FOR FOLLOWUP ON SURVIVAL OF TREES. /AK/ 18-19: #102 & #31 ONSITE 2-13-18, APPROX 1/2 ACRE PLANTED WITH 300+/- XMAS TREES, OWNER SAID MORE SEEDLINGS ON ORDER, WILL BE IN GROUND SOON. SOIL HAS HIGH VOLUME OF RIVER ROCK MAKING LOWER VOLUME OF TREES PER ACRE ALLOWABLE. RECHECK 4-1-18 FOR ANOTHER 1/2 ACRE TO BE PLANTED. BALANCE WILL NEED TO BE DISQUAL. /AK/ 18-19: #102 ONSITE 1-9-18, NO FARM ACTIVITY, XMAS TREES REMOVED IN 2016. NEW HOME BEING BUILT. SENDING INTENT LETTER 2-9-18. ONE ACRE WILL BE DISQUAL W/ADD TAX FOR CHANGE OF USE; BALANCE WILL BE DISQUAL W/PAT LIAB.
FARMSALE	1/17/2018	JAN 2018: THIS FARM PROPERTY CHANGED HANDS OVER A YEAR AGO, PLEASE CHECK FOR CURRENT FARM USE IN APRIL 2018
2017FARM	5/15/2017	MAY 2017 - SENT NEW OWNER SALES COURTESY LETTER & FLYERS



Marion County
OREGON
ASSESSOR'S OFFICE

Tom Rohlffing, Assessor
Steve Miner, Chief Deputy Assessor
555 Court Street NE, Suite 2233 Salem, OR 97301
PO Box 14500, Salem, OR 97309
Telephone: (503) 588-5144
Fax: (503) 588-7985
www.co.marion.or.us/ao

February 9, 2018

MAIN, JESSE &
MAIN, PAMELA
PO BOX 462
AUMSVILLE, OR 97325

Mar 9

RE: Account Number(s) - R28669
Location - 8829 Holmquist Rd. SE, Aumsville

Dear Property Owner(s):

All or part of your property, as identified above, is receiving special assessment status for farm use. Based upon my inspection on January 9, 2018, I have determined that 3.55 acres of this property do not currently meet the requirements necessary to receive special assessment. I observed no farming and a change of use to residential due to the construction of a new house.

Only portions of the property actively engaged in a farm practice, with intent to make a profit in money, qualify to be specially assessed. Enclosed is a flyer that describes the requirements of the special assessment program. If you have any additional information about the recent history of use for this property, please provide it at this time.

It will be necessary to disqualify the non-compliant acres of your land from farm use special assessment for the 2018-2019 tax year, including the homesite and onsite developments if applicable, unless within **30 days** from the date of this letter you can show cause why this land should not be disqualified. You may appear in person, call (503) 373-4311, e-mail rtucker@co.marion.or.us or write a letter to the address above within this time period and we will consider your explanation as to why the portion of the subject property in question should remain specially assessed.

Respectfully,

Randy Tucker
Rural Property Appraiser
RT:ak

[Enclosure]

* - - Property Data Selection Menu - -
 Owner: MAIN, JESSE &
 Prop ID : R28669 (Real Estate) (648167) MAIN, PAMELA
 Map Tax Lot: 081W31C 02001 PO BOX 462
 Legal : ACRES 3.55 AUMSVILLE, OR 97325

Situs : Year Built : 2019
 Living Area: 2428
 Name(s) : 2019 Roll Values
 Area : 00550050 RMV Land Non-LSU \$ 51,280 (+)
 Sale Info : 02/14/17 \$97,000 RMV Land LSU \$ 130,770 (+)
 Deed Type : WD RMV Improvements \$ 0 (+)
 Instrument: 39120053 RMV Total \$ 182,050 (=)
 2019 Tax Status * No Taxes Due * Land LSU \$ 1,900
 Current Levied Taxes : 358.42 Total Exemptions \$ 0
 Special Assessments : M5 Net Value \$ 57,330
 M50 Assd Value \$ 29,520

(AD) Alt Disp (G)en Appr	(Y) primary (O)wnership	(SE)condary (H)istory	(L)and/Impr (.) More
-----------------------------	----------------------------	--------------------------	-------------------------

Enter Option from Above or <RET> to Exit: __

SCOT, I'VE HAD THIS ACCT ON MY DESK SINCE TAGS!
 BEEN MEANING TO GET TOGETHER WITH YOU ON IT.
 LAST TIME I WAS ON THIS ACCT THEY HAD NOT
 FINISHED PLANTING THE XMAS TREES. THEY HAD
 BEEN TRYING TO SELL THE PROPERTY WITH THE HOUSE
 UNFINISHED, SO I DON'T THINK THEY HAD PLANNED ON
 FINISHING THE PLANTING. NOW THE LISTING HAS BEEN
 TERMINATED. I THINK WE SHOULD LOOK AT THIS
 AGAIN AS SOON AS WE CAN AND PROBABLY DISQ
 THOUGHTS? THANKS,
 Clint 5-5-2020

Special Assessment Field Sheet

Acct #(s) R28669 Date 2/13/18 Appr # & initials 102

LAND USE QUESTIONABLE OR NOT IN COMPLIANCE:

Farm 1.55 # acres

DFL/STF _____ # acres

Other _____ # acres

Farm Use Issues (check and/or circle all that apply) | **Forest Use Issues** (check all that apply)

- | | |
|---|--|
| <ul style="list-style-type: none"> <input type="checkbox"/> No evidence of ANY farming activity <input type="checkbox"/> Unable to determine type of farming <input type="checkbox"/> Field full of: tall grass / weeds / blackberries / Scotch broom <input type="checkbox"/> Crop not harvested: left in field / un-harvestable <input type="checkbox"/> No SALES of farm products or services <input type="checkbox"/> Not "accepted farming practices" (describe at bottom) <input type="checkbox"/> Personal-use garden <input type="checkbox"/> Landscaping or recreational use: _____ <input type="checkbox"/> Debris in field (type?): _____ <input type="checkbox"/> Woodlot or Wasteland, owning no other farmland <input type="checkbox"/> Pleasure horses or other "pet" animals <input type="checkbox"/> Fencing: none / partial / broken / non-functional gates <input type="checkbox"/> Insufficient livestock -- # & type observed: _____ <input type="checkbox"/> Orchard / vineyard issues: untended / unsprayed / overgrown / other: _____ <input type="checkbox"/> Woodlot issue(s): _____ <input checked="" type="checkbox"/> Xmas tree issues: uncultured <u>understocked</u> weedy / grassy / brushy / full of briars / dead or diseased / too large to be classified as Xmas trees / other: _____ <input type="checkbox"/> Use has changed to: Residential / Commercial / Industrial (describe): _____ <input type="checkbox"/> Other issue(s): _____ | <ul style="list-style-type: none"> <input type="checkbox"/> Does not meet stocking requirements <input type="checkbox"/> Less than required minimum acreage <input type="checkbox"/> Trees not "free to grow" <input type="checkbox"/> Timber harvested & not replanted <input type="checkbox"/> Not adhering to Planting Plan <input type="checkbox"/> H&B Forestland no longer VACANT <input type="checkbox"/> Grown, harvested & sold as XMAS trees <input type="checkbox"/> Predominant use not Forestry <input type="checkbox"/> Other issue(s): _____ <input type="checkbox"/> Illness of farmer - send request for "Doctor's Statement" <input type="checkbox"/> Death of farmer _____ |
|---|--|

Action Items / Follow-up (check all that apply)

- Note above findings on Event & **RETAG** for (date?): 4/1/18
- Send **INQUIRY** letter w/these flyers: _____
- Send **ROLLOVER** letter (specify) w/these flyers: _____
- Send **WARNING/APR 1** (effective for a disqual next tax year) w/these flyers: _____
- Send **INTENT TO DISQUALIFY** letter (effective for the current tax year) [PAT LIAB or ADD TAX]
- Send **PRELIMINARY QUALIFICATION** letter w/these flyers: _____
- Soil class changes needed *** see attached screen print(s) ***
- Homesite: add _____ @ **mkt** / add _____ @ **spec asd** / delete (gone) / chg to **mkt** / chg to **spec asd**
- OSD: add _____ @ **mkt** / add _____ @ **spec asd** / delete (gone) / chg to **mkt** / chg to **spec asd**
- Pictures have been taken Tag Building Permit screen for: _____

Appraiser's notes: Mr ^{new} Owner planted just ~~600~~³⁰⁰ trees in Feb 2018 over approximately 1/2 Acre. Soil has high volume of river-rock making lower volume of trees per acre an allowable deviation. Other 1.55 acres may need to be disqual'd. (1 Acre Home Site) 1 Acre Christmas Trees, 1.55 Acre Market.

*** TAG for Farm Check 4/1/18 - 2/14/17 (31)**

FOLLOWUP

Date 5-15-18 Appr # & initials T10 G Contact: Onsite / Telephone / Email / In Office / None

Conversation or Observations: ALL BUT 1 AC HOMESITE PLUMBED EXCEPT
ABOUT 1 AC WHERE NEW HOMESITE (AFTER 1-1-18) IS LOCATED
RETAG 1-1-19 FOR FOLLOW UP ON SURVIVAL OF TREES

- Pictures have been taken
 - Note above findings on Event & RETAG for (date?): 4-1-19
 - Send letter (specify type -- see front for choices): _____
 - Other action items for Clerk (please describe): _____
- 5/21/18
mt (31)

Date _____ Appr # & initials _____ Contact: Onsite / Telephone / Email / In Office / None

Conversation or Observations: _____

- Pictures have been taken
- Note above findings on Event & RETAG for (date?): _____
- Send letter (specify type -- see front for choices): _____
- Other action items for Clerk (please describe): _____

Date _____ Appr # & initials _____ Contact: Onsite / Telephone / Email / In Office / None

Conversation or Observations: _____

- Pictures have been taken
- Note above findings on Event & RETAG for (date?): _____
- Send letter (specify type -- see front for choices): _____
- Other action items for Clerk (please describe): _____

Jesse

R28669 Holmquist

503-572-3850

Call

CAPS to 8875

Holmquist

R28669



Choose an identify tool

Point Box Line Polygon Select

Buffer: 0 Feet

Layers: Taxlot

Results by layer Options

081W31C 01900 CUEVAS, MAX J

Parcel #: 081W31C 01900
 Tax Account #: R28672
 Owner Name: CUEVAS, MAX J
 Address: 8825 HOLMQUIST RD SE
 NBHD: SCEN.RUR
 Acres: 2.09
 Class: 401
 Sale Date: 2016-07-29
 stc: F41
 Area: 91616.8 Square Feet
 Perimeter: 1380.2 Feet

005 50 05 0



70 x 300
 PLANTED
 2/13/19
 = ~ 1 Ac when x2
 Planting is below
 standard 2 ft (600ft)

* - - Property Data Selection Menu - -
 Owner: MAIN, JESSE &
 Prop ID : R28669 (Real Estate) (648167) MAIN, PAMELA
 Map Tax Lot: 081W31C 02001 PO BOX 462
 Legal : ACRES 3.55, 18-19: 3.55 ACRES DISQ AUMSVILLE, OR 97325
 FARM USE, PAT LIAB & ADD TAX*

Situs : Year Built :
 Living Area:
 Name(s) : 2017 Roll Values
 Area : 00550050 RMV Land Non-LSU \$ 0 (+)
 Sale Info : 02/14/17 \$97,000 RMV Land LSU \$ 135,460 (+)
 Deed Type : WD RMV Improvements \$ 0 (+)
 Instrument: 39120053 RMV Total \$ 135,460 (=)
 2017 Tax Status * No Taxes Due * Land LSU \$ 2,490
 Current Levied Taxes : 30.49 Total Exemptions \$ 0
 Special Assessments : M5 Net Value \$ 8,720
 M50 Assd Value \$ 2,490

(AD) Alt Disp	(Y) primary	(SE) condary	(L) and/Impr
(G) en Appr	(O)wnership	(H) istory	(.) More

Enter Option from Above or <RET> to Exit:

Special Assessment Field Sheet

Acct #(s) R28669 Date 1/9/18 Appr # & initials 102

LAND USE QUESTIONABLE OR NOT IN COMPLIANCE:

- Farm 2.55 # acres 3.55
- DFL/STF _____ # acres _____
- Other _____ # acres _____

Farm Use Issues (check and/or circle all that apply) Forest Use Issues (check all that apply)

- | | |
|---|--|
| <ul style="list-style-type: none"> <input checked="" type="checkbox"/> No evidence of ANY farming activity <input type="checkbox"/> Unable to determine type of farming <input type="checkbox"/> Field full of: tall grass / weeds / blackberries / Scotch broom <input type="checkbox"/> Crop not harvested: left in field / un-harvestable <input type="checkbox"/> No SALES of farm products or services <input type="checkbox"/> Not "accepted farming practices" (describe at bottom) <input type="checkbox"/> Personal-use garden <input type="checkbox"/> Landscaping or recreational use: _____ <input type="checkbox"/> Debris in field (type?): _____ <input type="checkbox"/> Woodlot or Wasteland, owning no other farmland <input type="checkbox"/> Pleasure horses or other "pet" animals <input type="checkbox"/> Fencing: none / partial / broken / non-functional gates <input type="checkbox"/> Insufficient livestock -- # & type observed: _____ <input type="checkbox"/> Orchard / vineyard issues: untended / unsprayed / overgrown / other: _____ <input type="checkbox"/> Woodlot issue(s): _____ <input checked="" type="checkbox"/> Xmas tree issues: uncultured / understocked / weedy / grassy / brushy / full of briars / dead or diseased / too large to be classified as Xmas trees / other: <u>Removed without replanting</u> <input type="checkbox"/> Use has changed to: Residential / Commercial / Industrial (describe): _____ <input type="checkbox"/> Other issue(s): _____ | <ul style="list-style-type: none"> <input type="checkbox"/> Does not meet stocking requirements <input type="checkbox"/> Less than required minimum acreage <input type="checkbox"/> Trees not "free to grow" <input type="checkbox"/> Timber harvested & not replanted <input type="checkbox"/> Not adhering to Planting Plan <input type="checkbox"/> H&B Forestland no longer VACANT <input type="checkbox"/> Grown, harvested & sold as XMAS trees <input type="checkbox"/> Predominant use not Forestry <input type="checkbox"/> Other issue(s): _____ <input type="checkbox"/> Illness of farmer - send request for "Doctor's Statement" <input type="checkbox"/> Death of farmer _____ |
|---|--|

Action Items / Follow-up (check all that apply)

- Note above findings on Event & RETAG for (date?): _____
- Send INQUIRY letter w/these flyers: _____
- Send ROLLOVER letter (specify) w/these flyers: _____
- Send WARNING/APR 1 (effective for a disqual next tax year) w/these flyers: _____
- Send INTENT TO DISQUALIFY letter (effective for the current tax year) [PAT LIAB or ADD TAX] Per MH
- Send PRELIMINARY QUALIFICATION letter w/these flyers: _____
- Soil class changes needed *** see attached screen print(s) ***
- Homesite: add _____ @ mkt / add _____ @ spec assd / delete (gone) / chg to mkt / chg to spec assd
- OSD: add _____ @ mkt / add _____ @ spec assd / delete (gone) / chg to mkt / chg to spec assd
- Pictures have been taken Tag Building Permit screen for: _____

Appraiser's notes: New home (NSFD) started 1/1/18 no evidence of farm activity - Christmas trees removed 2016 per Picta. Home Foundation is in. AP 2055 FARM

01/01/18

FOLLOWUP

Date _____ Appr # & initials _____ Contact: Onsite / Telephone / Email / In Office / None

Conversation or Observations: _____

- Pictures have been taken
- Note above findings on Event & RETAG for (date?): _____
- Send letter (specify type -- see front for choices): _____
- Other action items for Clerk (please describe): _____

Date _____ Appr # & initials _____ Contact: Onsite / Telephone / Email / In Office / None

Conversation or Observations: _____

- Pictures have been taken
- Note above findings on Event & RETAG for (date?): _____
- Send letter (specify type -- see front for choices): _____
- Other action items for Clerk (please describe): _____

Date _____ Appr # & initials _____ Contact: Onsite / Telephone / Email / In Office / None

Conversation or Observations: _____

- Pictures have been taken
- Note above findings on Event & RETAG for (date?): _____
- Send letter (specify type -- see front for choices): _____
- Other action items for Clerk (please describe): _____



Foundation started
No farm use

R28869
01/09/18

Google Earth

2014

2016



R28669 Christmas trees removed between 2014 and 2016



Holmquist Rd SE

R28669



3

00550050

3

VERY SPARSE

PLANTED

PLANTED

03/20/2019

© 2019 Pictometry

R 28669

5-15-18

Q10

Homesite Area
Area: 1.08 Acres
Perimeter: 887.6 Feet





0% 1/1/18

R28669

01/09/2018



1/24/2019

01/24/19



10/24/2019
R28669 MA Rear-2

10/24/2019



10/24/2019

R28669 MA Rear-1

10/24/2019



10/24/2019



10/24/2019

R28669 MA Front

10/24/2019

FOR SALE
TREVOR ELLIOTT
THE ELLIOTT TEAM
503.602.1039
RE/MAX INTEGRITY

10/24/2019
R28669

10/24/2019



12/16/2019

R28669 PH

12/16/2019



12/16/2019

R28669 MA Rear-2

12/16/2019



12/16/2019

R28669 MA Rear-3

12/16/2019



12/16/2019

R28669 MA Rear S End

12/16/2019



12/16/2019

DSCF5247

12/16/2019



12/16/2019
R28669 MA Front

12/16/2019



10/24/2019

R28669 Field-xmas trees-01

10/24/2019



10/24/2019

R28669 Front of House-1

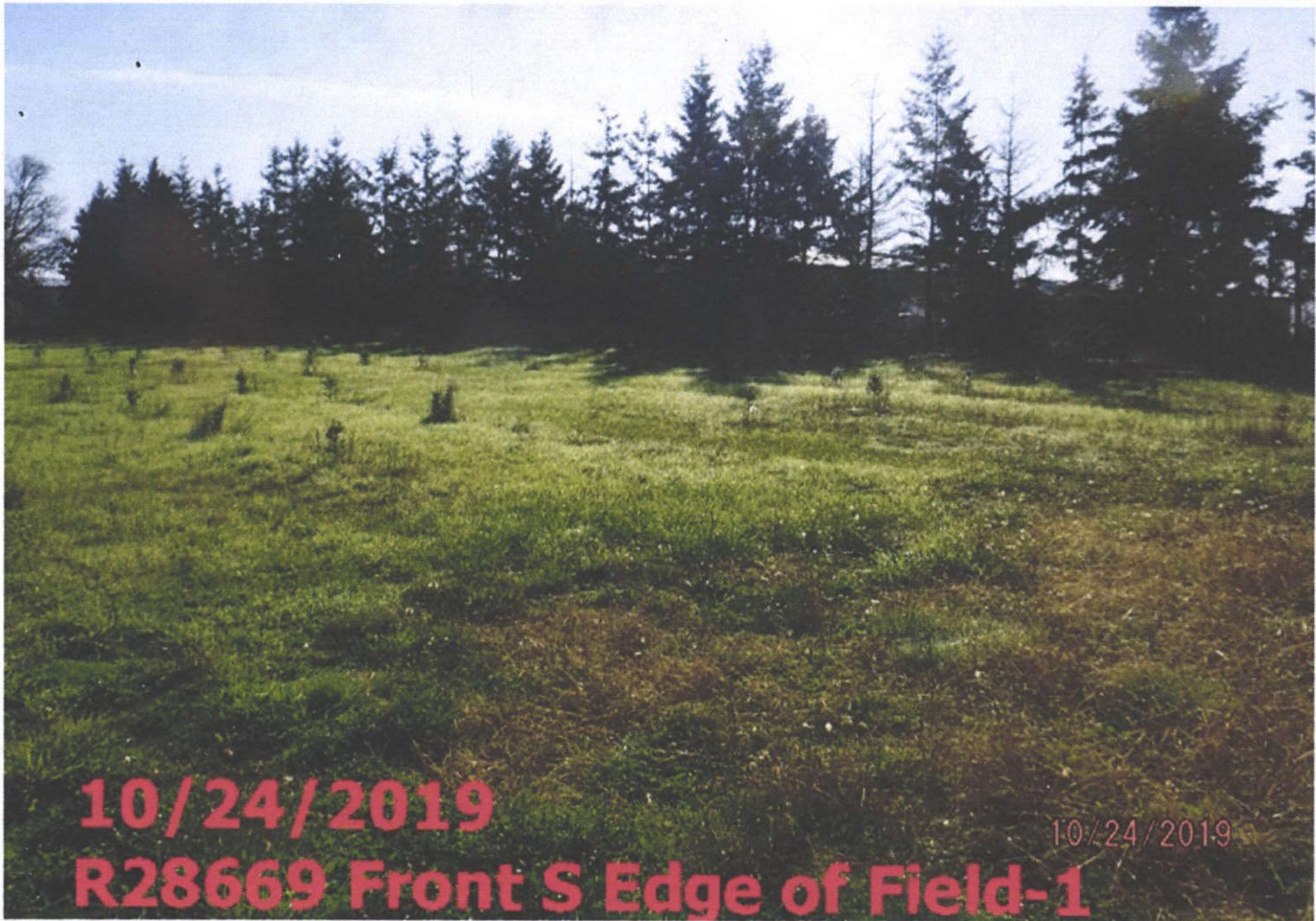
10/24/2019



10/24/2019

R28669 South Side of House-5

10/24/2019



10/24/2019

10/24/2019

R28669 Front S Edge of Field-1



10/24/2019

R28669 Middle And N Edge of Field-2

10/24/2019



10/24/2019

R28669 Field-xmas trees-03

10/24/2019



10/24/2019

R28669 Field-xmas trees-10

10/24/2019



10/24/2019

10/24/2019

R28669 Middle And N Edge of Field-1



10/24/2019

R28669 Field-xmas trees-20

10/24/2019



10/24/2019

R28669 Field-xmas trees-21

10/24/2019



10/24/2019

R28669 Field-xmas trees-02

10/24/2019



10/24/2019

10/24/2019

R28669 Front S Edge of Field-2



10/24/2019

10/24/2019

R28669 Field-xmas trees-14



10/24/2019

R28669 Field-xmas trees-13

10/24/2019



10/24/2019
R28669 Trees-1

10/24/2019



10/24/2019
R28669 Trees-2

10/24/2019



10/24/2019
R28669 Trees-3

10/24/2019



10/24/2019

10/24/2019

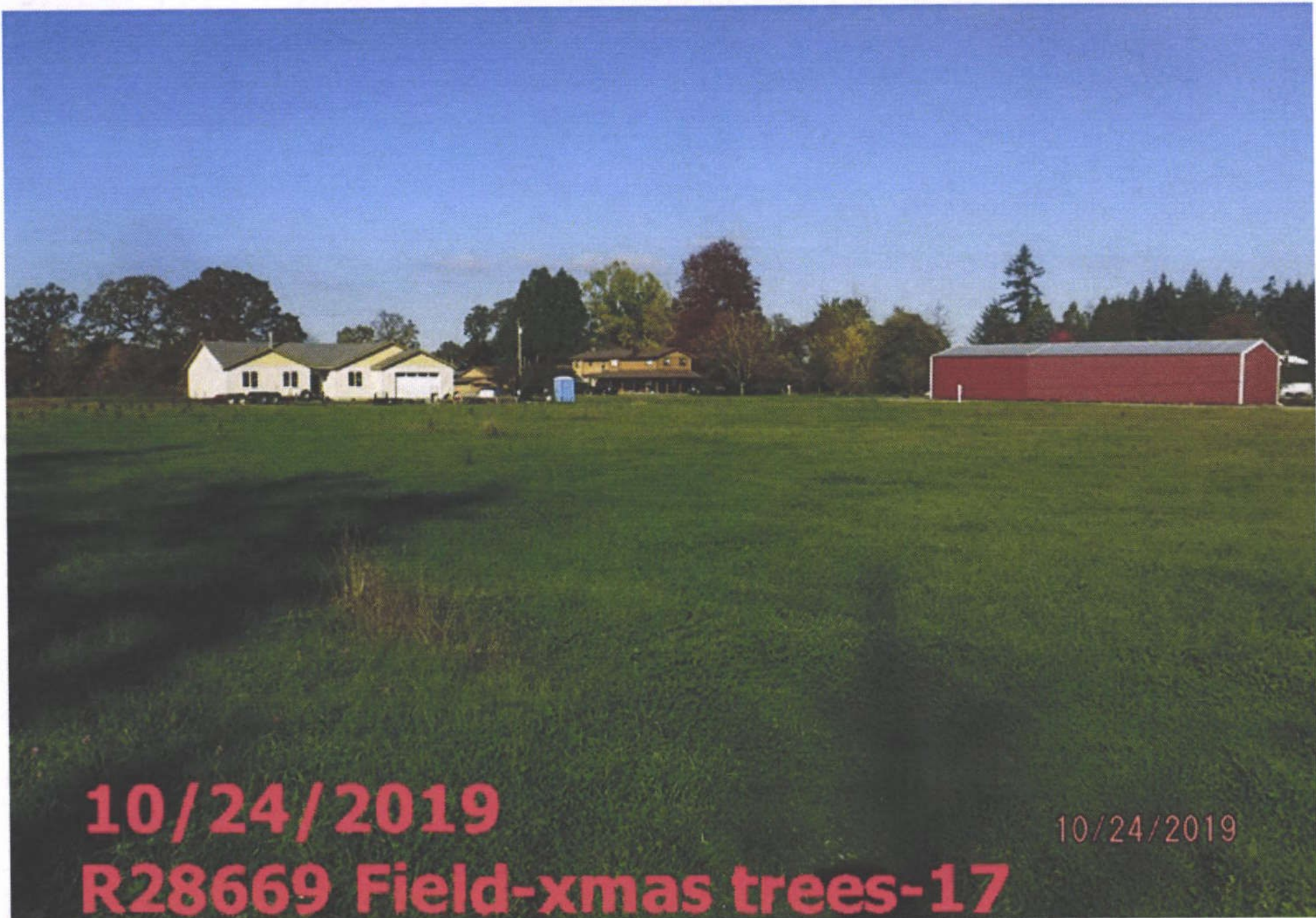
R28669 Field-xmas trees-15



10/24/2019

10/24/2019

R28669 Field-xmas trees-16



10/24/2019

10/24/2019

R28669 Field-xmas trees-17



10/24/2019

10/24/2019

R28669 Field-xmas trees-18



10/24/2019

R28669 Field-xmas trees-19

10/24/2019



02/27/2020

2/27/2020

R28669 Looking East from House-



02/27/2020

R28669 Looking East from House-

2/27/2020



02/27/2020

R28669 Looking East from House-

2/27/2020



02/27/2020

2/27/2020

R28669 Looking East from House-



02/27/2020

2/27/2020

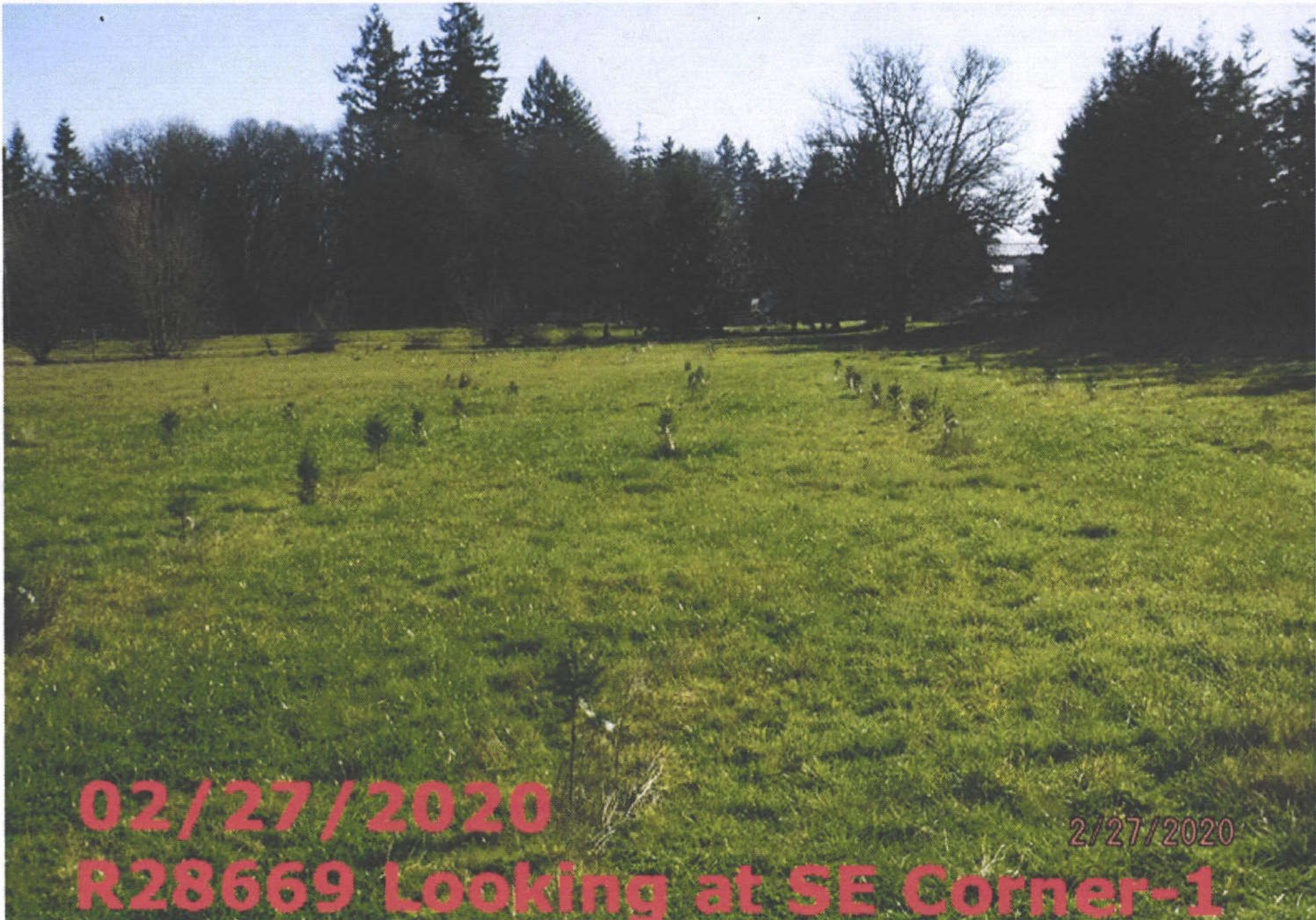
R28669 Looking East from House-



02/27/2020

2/27/2020

R28669 Looking East from House-



02/27/2020

2/27/2020

R28669 Looking at SE Corner-1



02/27/2020

R28669 Looking at SE Corner-2

2/27/2020



02/27/2020

2/27/2020

R28669 Looking at SE Corner-3



02/27/2020

R28669 SE looking North

2/27/2020



02/27/2020

2/27/2020

R28669 Looking West from East li



02/27/2020

2/27/2020

R28669 Looking West from East



02/27/2020

R28669 Looking East from House-



02/27/2020

2/27/2020

R28669 Looking East from House-



02/27/2020

2/27/2020

R28669 Looking West from East li



02/27/2020

2/27/2020

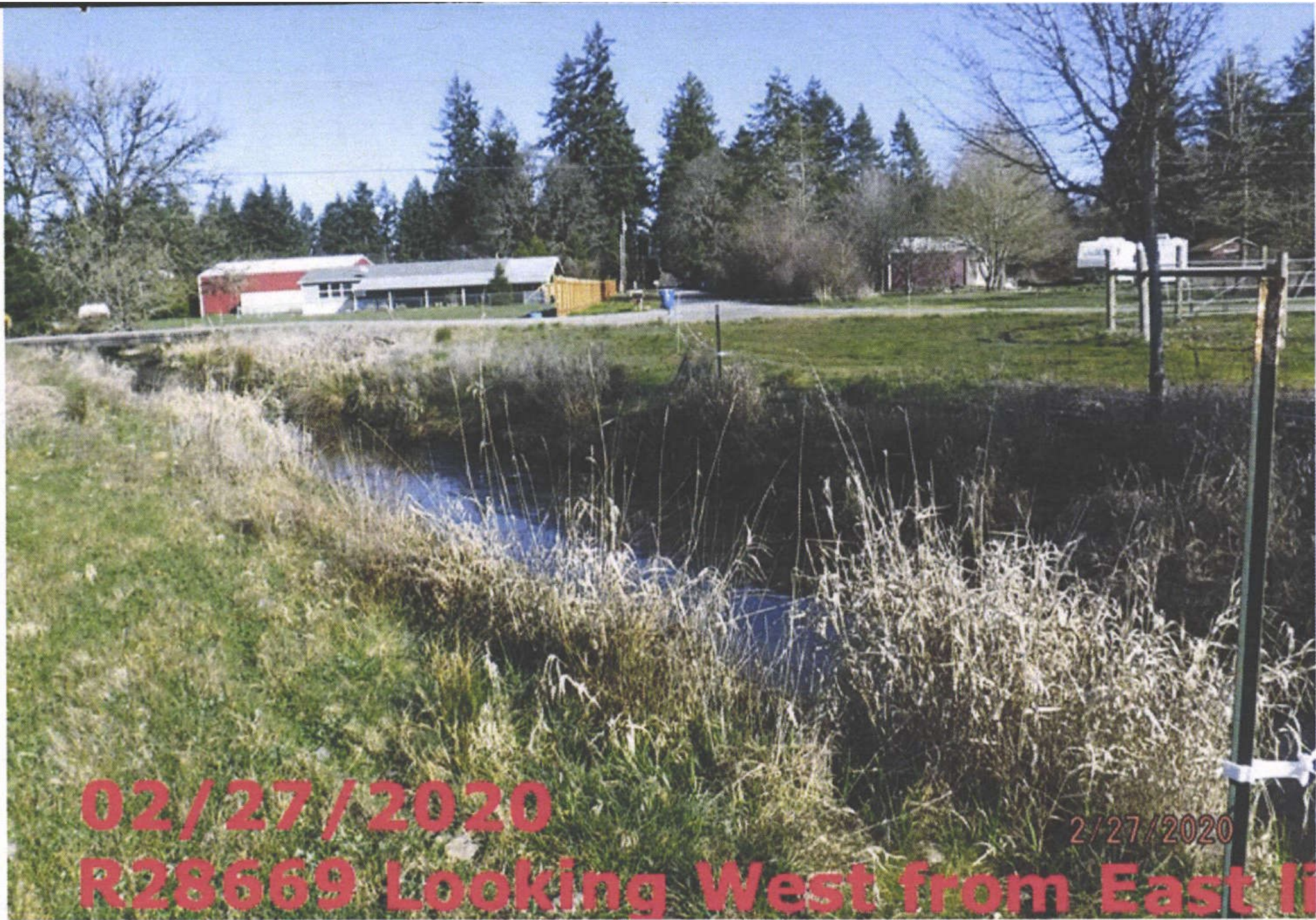
R28669 Looking West from East li



02/27/2020

2/27/2020

R28669 Looking West from East II



02/27/2020

2/27/2020

R28669 Looking West from East li