

Summary

Lead Appr: W W Clerk: _____ Lead Clerk: _____ Appr: _____ Print Date: 12/12/2025

Acct ID: 529123 MTL: 081W360000100 Date: 12/25 Appr: Gene Prop Class: 550 RMV Prop Class: 451
Situs: 15075 COON HOLLOW RD SE STAYTON OR 97383 MaSaNh: 01 06 000 Unit: 42920 Year: 2026

Last Date Appraised: 01/04/2017 Appraiser: CLINT LUKE Tag: Y N Tag info: INPUT 12-12-25 Gene

Owner: K2A PROPERTIES LLC Last Sales Date: 01/02/2015 Roll Type: R

Cycle Tag Sales Verification Other: _____ Inspection level: 1 2 3 4 LCB TTO INSP AV: 220532

RMV Land: 870060 RMV Imp: 148750 RMV Total: 1018810 MAV: 111350 MSAV: 109182 SAV: 179053

Comment: OWNER CALLED IN AND SAID ALL IMPS HAVE BEEN TORN DOWN DUE TO SQUATTERS I HAD DRIVEN BY A MONTH OR SO AGO AND NOTICED THEY HAD TORN IT ALL DOWN.

Notations

RP/MS	Code	Description
RP	ZONED	FARM EFU ZONED

CWO 12/17/25 L4 farm use ok - grass seed/hay

OSDs

Count	Code	Description	RMV	Code Area	Exception
2	SAF	SA OSD - FAIR	45000	29588	0

Land

REMOVE SEPTIC LEAVE WELL SPW CL REMOVE WELL TOO

Site: 2 Code Area: 29588 Size: 1.00 Acres Use Code: 005 Zone: REST SAV Use: 011 Exception: 0
 Class: Value Source: Farm Homesite Description: RMV: 7150 Exception: Y N
 Adjustment(s): GSOIL, WASTE Fire Patrol: SA004 Description: FIRE PATROL
 Comments: Liability year - 2009 / 2960180

Site: 3 Code Area: 29588 Size: 83.17 Acres Use Code: 005 Zone: REST SAV Use: 011 Exception: 0
 Class: 4HD Value Source: Farm Use - EFU Description: FOUR HILL DRY RMV: 595070 Exception: Y N
 Adjustment(s): GSOIL, WASTE Fire Patrol: SA004 Description: FIRE PATROL
 Comments: Liability year - 1974 / 2960180: 01-02; COMBINED LAND SEGMENTS, SAME SOIL CLASS, SAME LIAB YEAR, 89.5 ACRES TOTAL /01-02; ADDED 21.87 ACRES TO 4 HILL DRY FROM R29122, CHANGED FIRE PATROL

Site: 4 Code Area: 29588 Size: 28.20 Acres Use Code: 005 Zone: REST SAV Use: 011 Exception: 0
 Class: 2HD Value Source: Farm Use - EFU Description: TWO HILL DRY RMV: 221950 Exception: Y N
 Adjustment(s): GSOIL, WASTE Fire Patrol: SA004 Description: FIRE PATROL
 Comments: Liability year - 1974

Site: 5 Code Area: 29588 Size: 4.13 Acres Use Code: 005 Zone: REST SAV Use: 011 Exception: 0
 Class: WST Value Source: Farm Use - EFU Description: Rural WASTELAND RMV: 890 Exception: Y N
 Adjustment(s): GSOIL, WASTE Fire Patrol: SA004 Description: FIRE PATROL
 Comments: Liability year - 1974 / 2960000: 01-02; CHANGED SOIL CLASS FROM PASTURE TO WASTE. WASTELAND IS DESIGNATED AS 4.13 ACRES. 21.87 ACRES ARE 4 HILL DRY AND PUT ON ACCOUNT R29123 /01-02; UPDATED MARKET VALUE

Improvements - Residence / Manufactured Structures

Bldg: 1 Code Area: 29588 Stat Class: 144 - Year Blt: 1920 Eff Year Blt: 1913 Sq.Ft: 1192 % Complete: 100.00
 Desc: Multi Story above grade with basement Dimensions: RMV: 139070
 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	792	1	FB-1	1920	1913	<u>GONE</u> FP, 1, HVAC, KIT-, ROOF, BATH - 1	Y N
Attic	4 -	Finished	400	3	0	1920	1913		Y N
Basement	4 -	Unfinished	784	0	0	1920	1913		Y N
Garage Detached	4	Unfinished	560	0	0	1920	1913	ROOF	Y N

Accessories

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

Improvements - Accessory Buildings

Bldg: 2 Code Area: 29588 Stat Class: 312 Year Blt: 1978 Eff Year Blt: 1978 Sq.Ft: 1600 % Complete: 100.00
 Desc: Loft Barn (LB) Dimensions: 50x32 RMV: 5770
 Func Obsc: 50 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
Loft Barn	5	Finished	1600	0	0	1978	1978	<u>GONE</u> FAIR	Y N

Accessories

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

Bldg: 3	Code Area: 29588	Stat Class: 353	Year Blt: 1988	Eff Year Blt: 1988	Sq.Ft: 1300	% Complete: 100.00		
Desc: Machine Shed (MS)			Dimensions: 50x26		RMV: 3910			
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
Machine Shed	4	Finished	1300	0	0	1988	1988	EMV
								Exception: Y N
Accessories								
Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity			
No accessory data available								

A couple very small PH'S Roman NU-101

SKETCH/AREA TABLE ADDENDUM

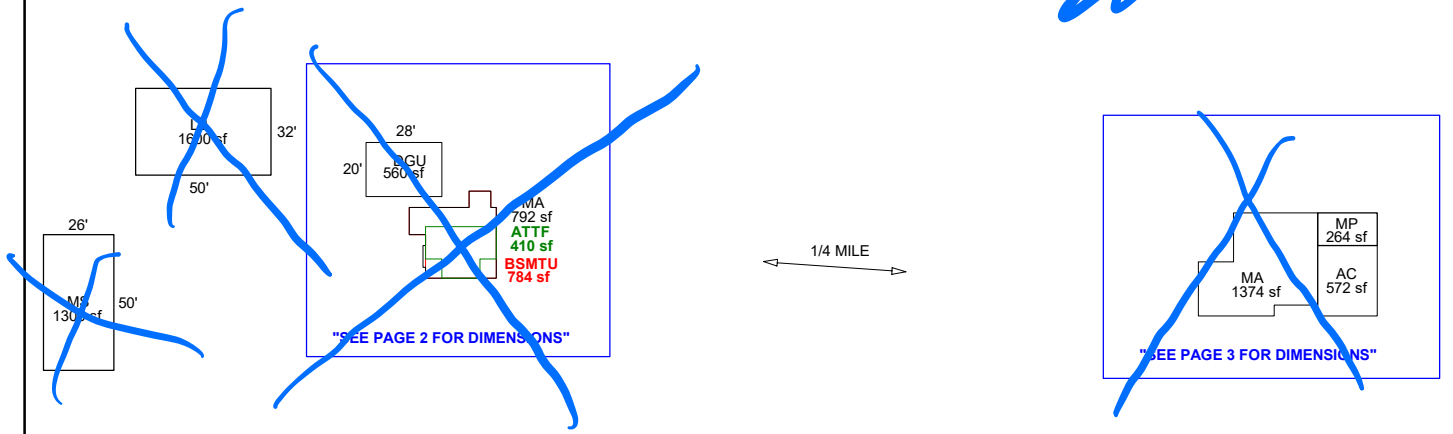
SUBJECT INFO

File No.: R29123 Parcel No.: 081W36 00100
 Property Address: 15075 COON HOLLOW RD SE
 City: STAYTON County: State: OR ZipCode: 97383
 Owner:
 Client: Client Address:
 Appraiser Name: Inspection Date:

SKETCH

081W36 00100
 R29123
 SCALE=1:70


12-11-25
 AN GORE
 AFTER 11-25
 BEFORE 12-31-25
 [Signature]



Sketch by ApexSketch

AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GBA1	MP	1.0	264.0	68.0	
	LB	1.0	1600.0	164.0	
	MS	1.0	1300.0	152.0	3164.0
GLA1	MA	1.0	1374.0	164.0	
	MA	1.0	792.0	130.0	2166.0
GLA2	ATTF	1.0	410.0	90.0	410.0
BSMT	BSMTU	1.0	784.0	128.0	784.0
GAR	AC	1.0	572.0	96.0	
	DGU	1.0	560.0	96.0	1132.0
	Net LIVABLE	cnt	2 (rounded)		3,708
	Net BUILDING	cnt	0 (rounded)		3,164

COMMENT TABLE 1

APEXED BY NRC 05/11/2009

COMMENT TABLE 2

COMMENT TABLE 3

SKETCH/AREA TABLE ADDENDUM

SUBJECT INFO

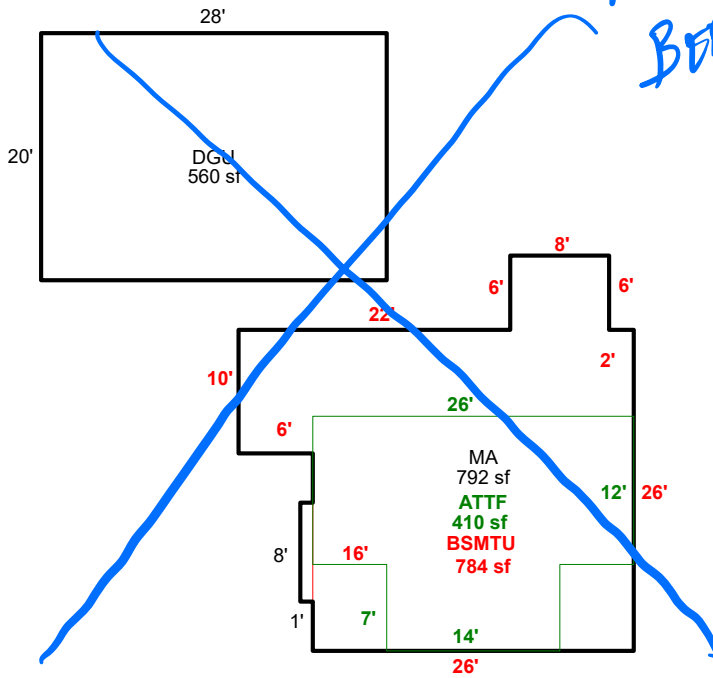
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 Property Address: 15075 COON HOLLOW RD SE
 City: STAYTON County: State: OR ZipCode: 97383
 Owner:
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SKETCH

081W36 00100
R29123
 "SEE PAGE ONE FOR ALL BUILDINGS"

12-11-25

*ALL
GONE
AFTER 1-1-25
BEFORE 12-1-25
Gone*



Sketch by ApexSketch

AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GLA1	MA	1.0	792.0	130.0	792.0
GLA2	ATTF	1.0	410.0	90.0	410.0
BSMT	BSMTU	1.0	784.0	128.0	784.0
GAR	DGU	1.0	560.0	96.0	560.0

COMMENT TABLE 1

APEXED BY NRC 05/11/2009

COMMENT TABLE 2

COMMENT TABLE 3

Net LIVABLE cnt 1 (rounded) 1,762

SKETCH/AREA TABLE ADDENDUM

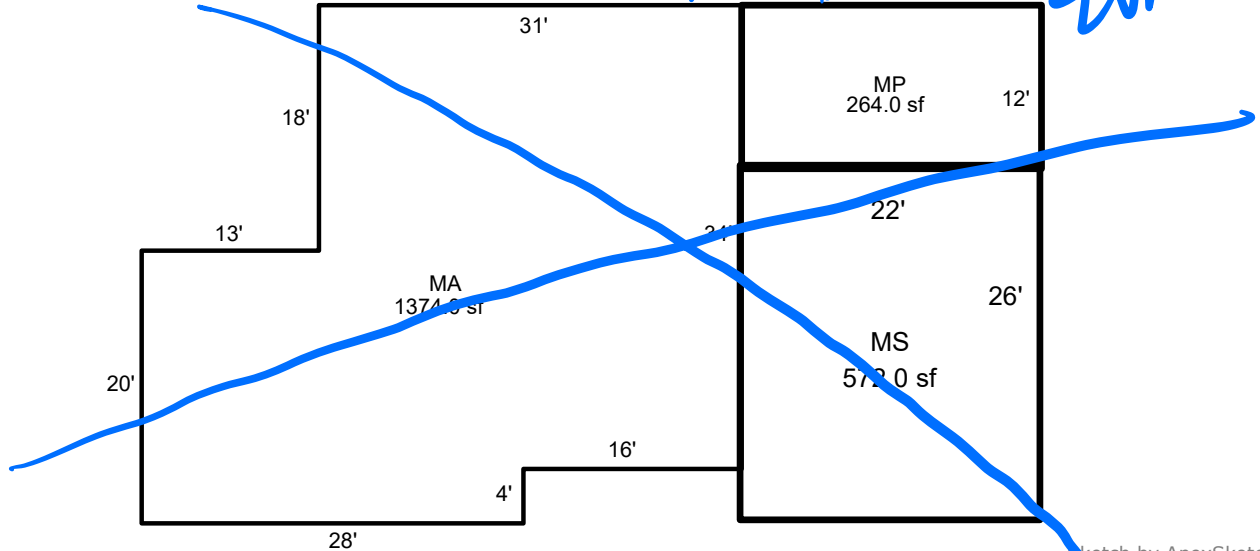
SUBJECT INFO

File No.: R29123 Parcel No.: 081W36 00100
 Property Address: 15075 COON HOLLOW RD SE
 City: STAYTON County: State: OR ZipCode: 97383
 Owner:
 Client: Client Address:
 Appraiser Name: Inspection Date:

SKETCH

**081W36 00100
R29123**

"SEE PAGE ONE FOR ALL BUILDINGS"



Sketch by ApexSketch

AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GBA1	MP	1.0	264.0	68.0	
	MS	1.0	572.0	96.0	836.0
GLA1	MA	1.0	1374.0	164.0	1374.0

COMMENT TABLE 1

APEXED BY NRC 05/11/2009

COMMENT TABLE 2

COMMENT TABLE 3

Net LIVABLE	cnt	0	(rounded)		1,374
Net BUILDING	cnt	0	(rounded)		836