

Summary Lead Appr: **WW 12/3** Clerk: _____ Lead Clerk: _____ Appr: **MDL Inquest** Print Date: 9/26/2025

Acct ID: 535897 MTL: 092W32A000800 Date: **11/20/25** Appr: **MDL** Prop Class: 551 RMV Prop Class: 451
Situs: 14394 WEJOCUMA LN SE TURNER OR 97392 MaSaNh: 07 06 000 Unit: 36368 Year: 2025

Last Date Appraised: 11/21/2024 Appraiser: MATT LORD Tag: Y **N** Tag info: 2026 - Tags/Permit (Completion)
Owner: JAMSGARD, JENNIFER L Last Sales Date: 03/29/2019 Roll Type: R
Cycle **Tag** Sales Verification Other: _____ Inspection level: 1 **2** 3 4 LCB TTO INSP AV: 119048
RMV Land: 379920 RMV Imp: 273520 RMV Total: 653440 MAV: 88780 MSAV: 30268 SAV: 51268
Comment: 25-26: L2 MDL 11.21.24 TAG
24-25: L2 11.7.23 MDL
23-24: L2 2.24.23 CL
22-23: L2 01.07.22 ML
LEVEL 2 4.20.21 CL10//

CWO 12/5/25

Notations

26-27! Look for completion of Remodel N/K full Tag

RP/MS	Code	Description
RP	ZONED	FARM EFU ZONED

OSDs

Count	Code	Description	RMV	Code Area	Exception
1	SAN	SA OSD - NO LANDSCAPE	35000	05530	0

Land

Site: 1 Code Area: 05530 Size: 1.00 Acres Use Code: 005 Zone: REST SAV Use: 011 Exception: 0
 Class: 4HD Value Source: Farm Homesite Description: FOUR HILL DRY RMV: 34280 Exception: Y N
 Adjustment(s): Fire Patrol: Description:
 Comments: Liability year - 2009 / 20-21: PER #35 ADJ SOIL CLASS ACREAGE// 09-10: CYCLE WORK PER #49 CHG OSDA.RUR TO OSDN.RUR// 03-04: REAPPRAISAL// 06-07: INCREASE HOMESITE TO ONE ACRE, ADD EXCEPTION VALUE, NO PAT LIAB WILL BE COLLECTED.

Site: 3 Code Area: 05530 Size: 4.81 Acres Use Code: 005 Zone: REST SAV Use: 011 Exception: 0
 Class: 4HD Value Source: Farm Use - EFU Description: FOUR HILL DRY RMV: 164920 Exception: Y N
 Adjustment(s): Fire Patrol: Description:
 Comments: Liability year - 1981 / 01-02; CHANGED SOIL CLASS FROM 3 HILL DRY TO 4 HILL DRY

Site: 4 Code Area: 05530 Size: 4.25 Acres Use Code: 005 Zone: REST SAV Use: 011 Exception: 0
 Class: 4HD Value Source: Woodlot Description: FOUR HILL DRY RMV: 145720 Exception: Y N
 Adjustment(s): Fire Patrol: Description:
 Comments: Liability year - 1971 / 01-02; CHANGED SOIL CLASS FROM 3 HILL DRY TO 4 HILL DRY

Improvements - Residence / Manufactured Structures

Bldg: 1 Code Area: 05530 Stat Class: 132 Year Blt: 1948 Eff Year Blt: 1948 Sq.Ft: 2016 % Complete: 60.00
 Desc: Multi Story above grade Dimensions: RMV: 109600
 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	1736	2	FB-1	1948	1948	FP - 1, HVAC, ROOF, BATH - 1, KIT-	Y N
Attic	3	Finished	280	0	0	1948	1948	HVAC	Y N

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity
YARD IMPROVEMENTS FAIR	3	0	1948	4280	1

Bldg: 3 Code Area: 05530 Stat Class: 121 Year Blt: 1972 Eff Year Blt: 1972 Sq.Ft: 1440 % Complete: 100.00
 Desc: One Story Only Dimensions: RMV: 111020
 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	2	Finished	1440	2	FB-1	1972	1972	ROOF, HVAC, KIT-, BATH - 1	Y N

Accessories

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

Improvements - Accessory Buildings

Bldg: 2 Code Area: 05530 Stat Class: 351 Year Blt: 1964 Eff Year Blt: 1964 Sq.Ft: 720 % Complete: 100.00
 Desc: General Purpose Building (GB) Dimensions: 36x20 RMV: 2340
 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	
General Purpose Bldg	4	Finished	720	0	0	1964	1964	FAIR	Exception: Y N

Accessories

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

Bldg: 4 Code Area: 05530 Stat Class: 351 Year Blt: 2012 Eff Year Blt: 2012 Sq.Ft: 2400 % Complete: 100.00
 Desc: General Purpose Building (GB) Dimensions: 48x50 RMV: 45010
 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	
General Purpose Bldg	6	Finished	2400	0	0	2012	2012	FAIR	Exception: Y N

Accessories

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

Bldg: 6 Code Area: 05530 Stat Class: 354 Year Blt: 2012 Eff Year Blt: 2012 Sq.Ft: 1381 % Complete: 100.00
 Desc: Lean-to Light (LTL) Dimensions: RMV: 4250
 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	
Lean-to Light Duty	6	Finished	1381	0	0	2012	2012		Exception: Y N

Accessories

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

Bldg: 7 Code Area: 05530 Stat Class: 354 Year Blt: 1964 Eff Year Blt: 1964 Sq.Ft: 648 % Complete: 100.00
 Desc: Lean-to Light (LTL) Dimensions: RMV: 520
 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	
Lean-to Light Duty	4	Finished	648	0	0	1964	1964		Exception: Y N

Accessories

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

Bldg: 8 Code Area: 05530 Stat Class: 354 Year Blt: 1948 Eff Year Blt: 1948 Sq.Ft: 690 % Complete: 100.00
 Desc: Lean-to Light (LTL) Dimensions: 30x23 RMV: 560
 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	
Lean-to Light Duty	4	Finished	690	0	0	1948	1948		Exception: Y N

Accessories

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

Bldg: 9 Code Area: 05530 Stat Class: 355 Year Blt: Eff Year Blt: 1972 Sq.Ft: 160 % Complete: 100.00
 Desc: Lean-to Heavy (LTH) Dimensions: 20x8 RMV: 220
 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	
Lean-to Heavy Duty	4	Finished	160	0	0	0	1972		Exception: Y N

Accessories

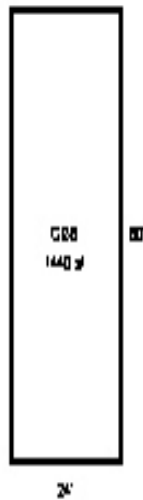
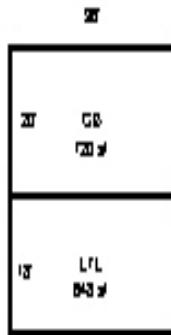
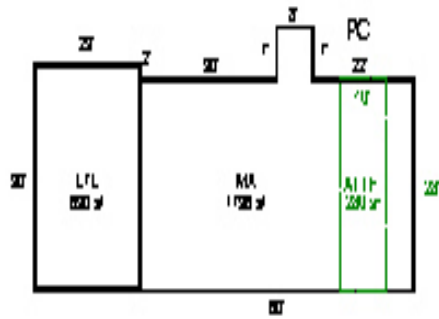
Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity
No accessory data available					

Farm Notes

2025FARM

2/5/25: Inspected by CWO L4 during tags, farm use ok - cattle

092W32A 00800
R35897
SCALE=1:16

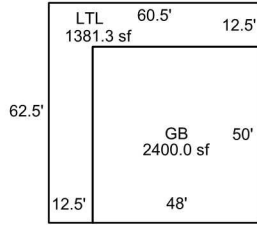


SKETCH/AREA TABLE ADDENDUM

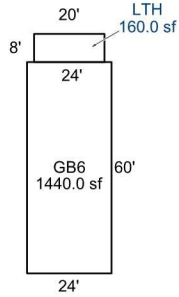
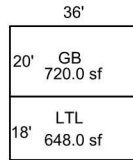
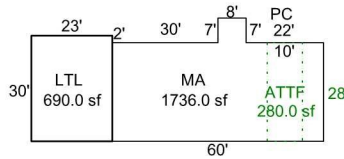
SUBJECT INFO

File No.: R35897 Parcel No.: 092W32A 00800
 Property Address: 14394 WEJOCUMA LN SE
 City: TURNER County: State: OR ZipCode: 97392
 Owner:
 Client: Client Address:
 Appraiser Name: Inspection Date:

SKETCH



R35897
092W32A 00800
 SCALE=1:50



Sketch by Apex Sketch

AREA CALCULATIONS SUMMARY

COMMENT TABLE 1

Code	Description	Factor	Net Size	Perimeter	Net Totals
GBA1	GB6	1.0	1440.0	168.0	
	LTL	1.0	690.0	106.0	
	GB	1.0	720.0	112.0	
	LTL	1.0	648.0	108.0	
	GB	1.0	2400.0	196.0	
	LTL	1.0	1381.3	246.0	
	LTH	1.0	160.0	56.0	7439.3
GLA1	MA	1.0	1736.0	190.0	1736.0
GLA2	ATTF	1.0	280.0	76.0	280.0
	Net LIVABLE	cnt	2 (rounded)		2,016
	Net BUILDING	cnt	7 (rounded)		7,439

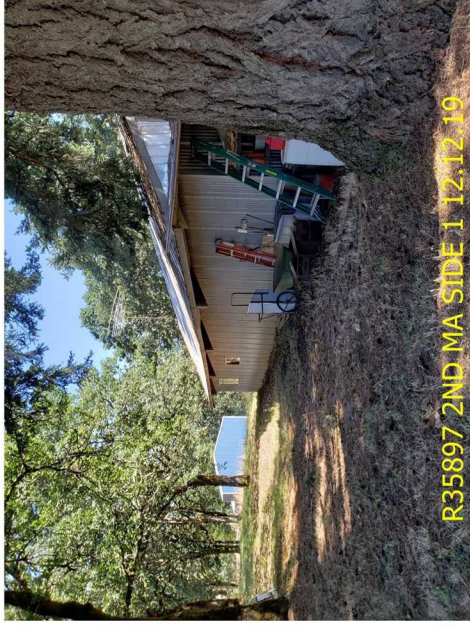
UPD BY PH 03.05.20

COMMENT TABLE 2

COMMENT TABLE 3



R35897 2ND MA FRONT 12.12.19



R35897 2ND MA SIDE 1 12.12.19



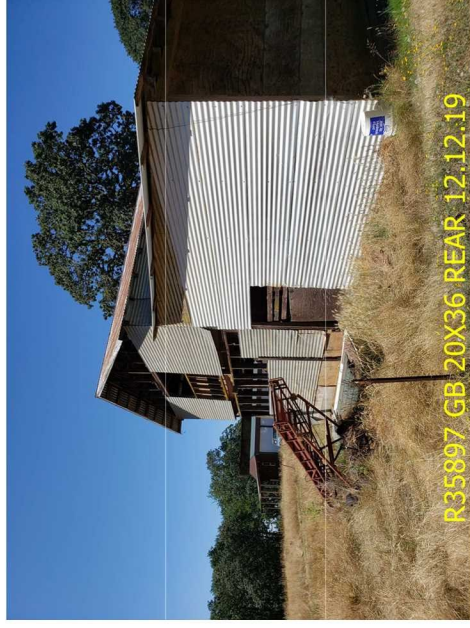
R35897 2ND MA SIDE 2 12.12.19



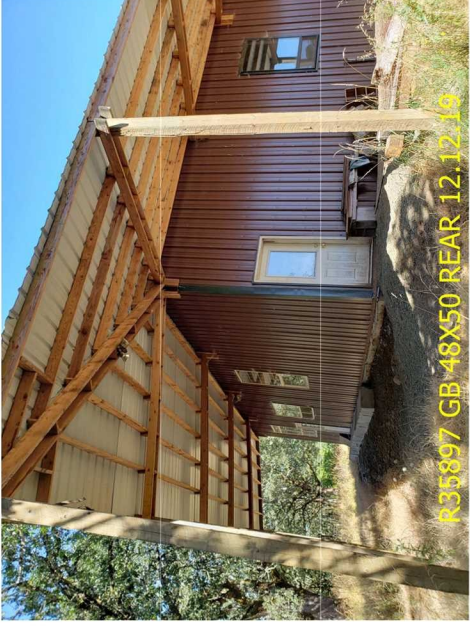
R35897 2ND MA 12.12.19



R35897 GB 20X36 LTL 12.12.19



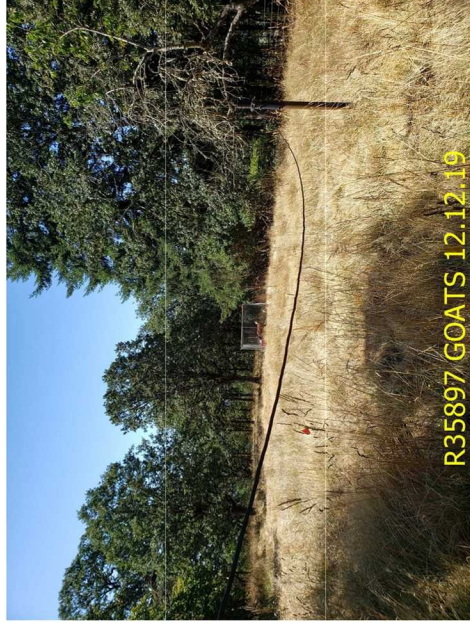
R35897 GB 20X36 REAR 12.12.19



R35897 GB 48X50 REAR 12.12.19



R35897 GB 48X50 SIDE 12.12.19



R35897 GOATS 12.12.19



R35897 MA REAR 12.12.19



R35897 MA SIDE 12.12.19



R35897 GUTTING 12.12.19



R35897 PRF PC 12.12.19



R35897 LTL CARPORT 12.12.19



092W32A 00800
551 01E A23
00500130

R35897

MCDUFFY, VERN & KATHY
4.59 Acres
14394 WEJOCUMA LN SE

1/30/02

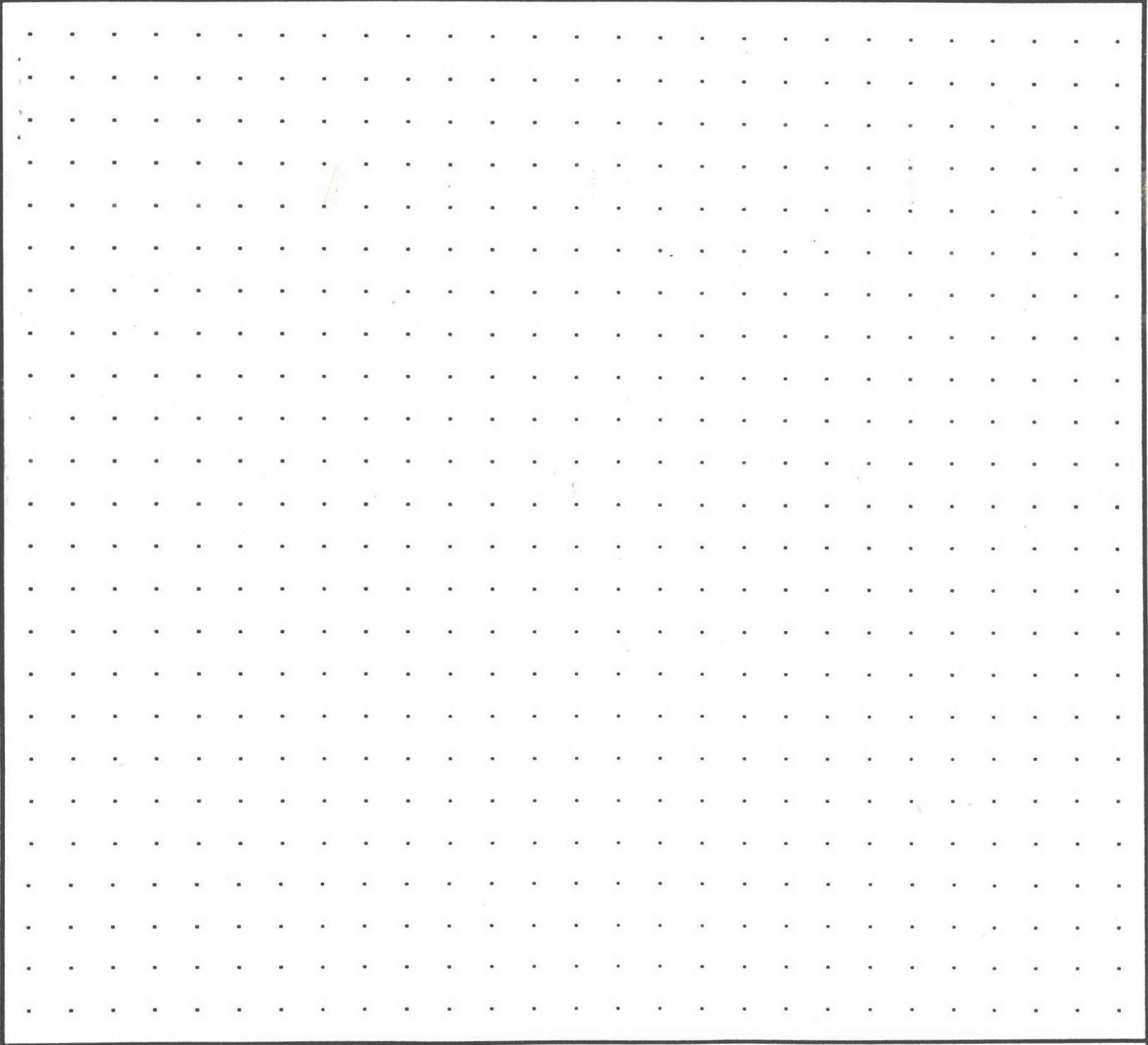
BUILDING DIAGRAM AND OUTBUILDINGS

235897

ACCT NO: 62107-000

MAP NO: 92W-32A

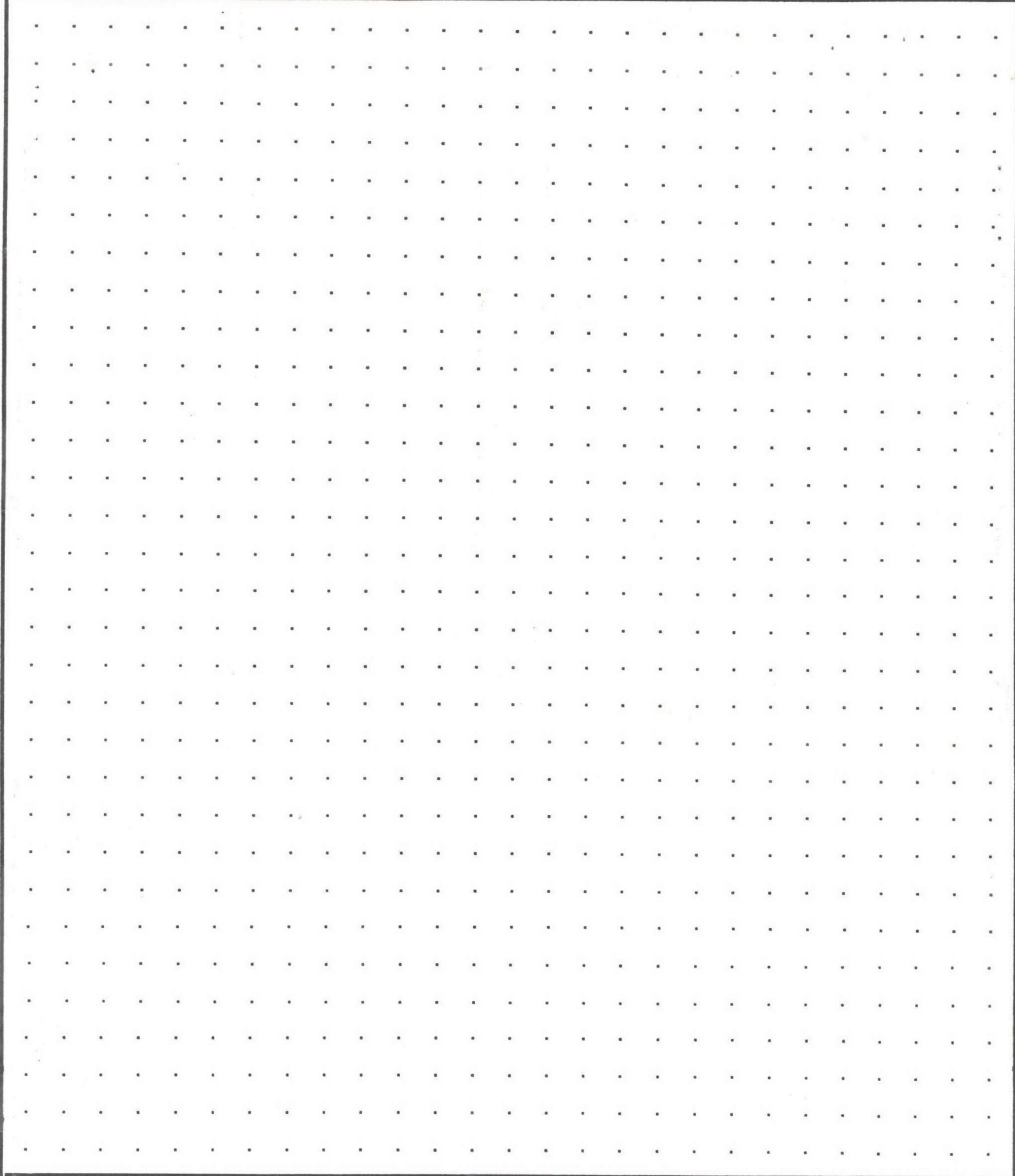
TAX LOT: 00800



CALCULATIONS:

SCALE: 1" = 20'

MEASUREMENT VERIFIED		YR BLT:	ADDRESS:	SALES	
DATE	BY	REMARKS:	BUILDER:	Date	Amt.



CALCULATIONS:

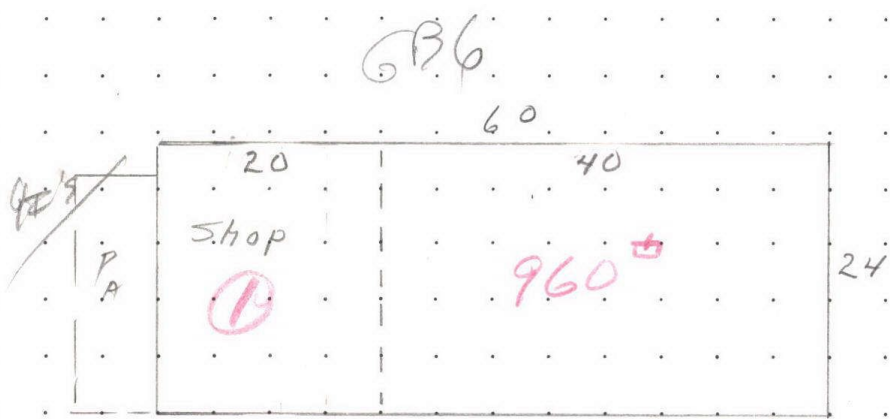
SCALE: 1" = 20'

1-09-2-32-0-4104-4096-00
BUILDING DIAGRAM AND OUTBUILDINGS

ACCT. NO. 20571-001

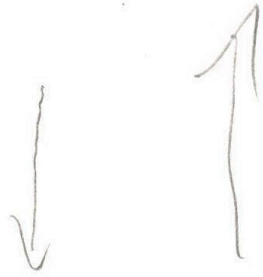
MAP NO. 32-9-2W

2 of 2



RT 1 Box 208E Turner

MEASUREMENT VERIFIED		REMARKS:
DATE	BY	
1-16-75	Gossmann	24x40 = 960 ^{sq}
11-6-84	Allen	

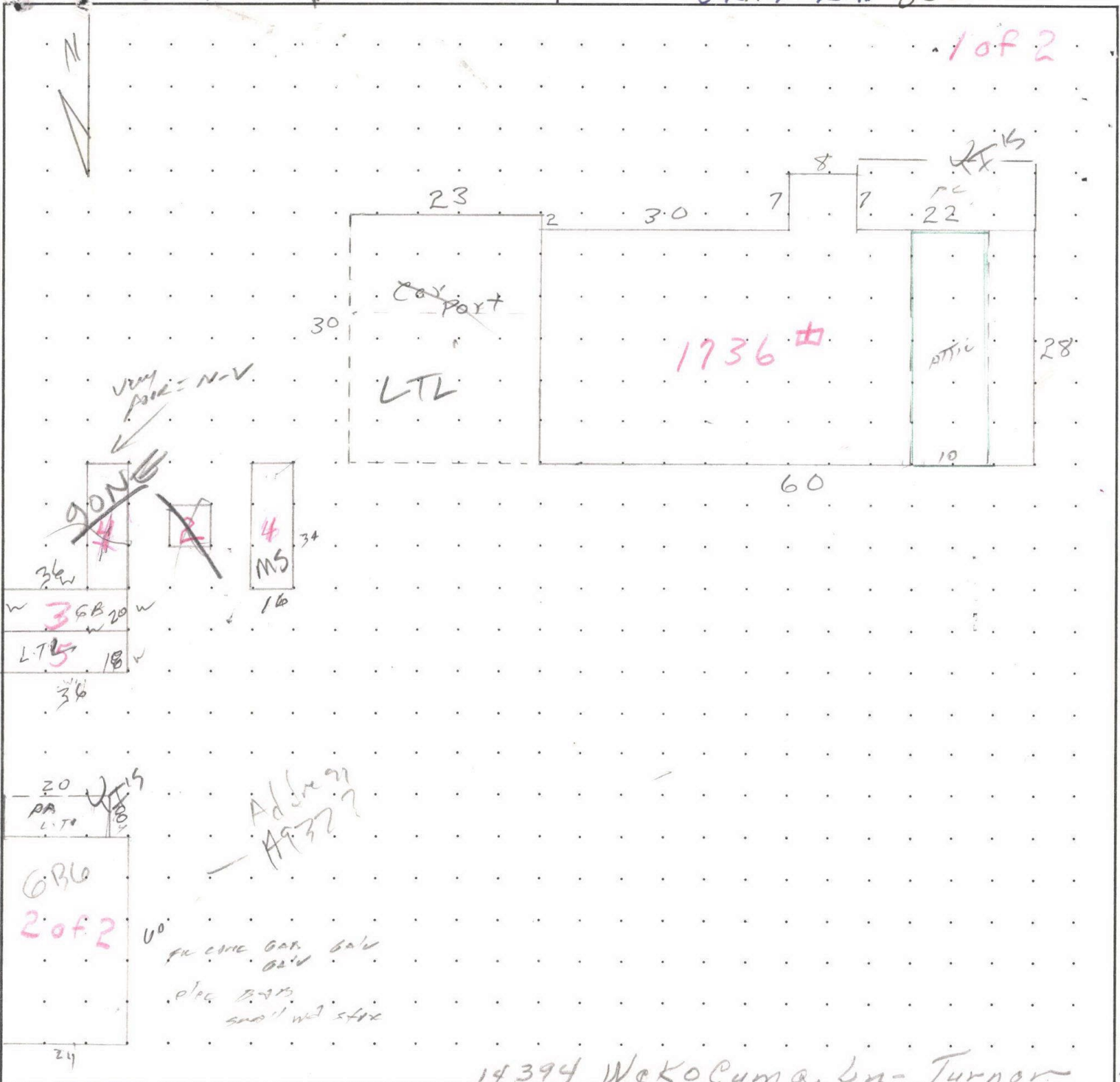


62107-000

20571-000

ADCT. N.

MAP NO. 32A9-2W 800



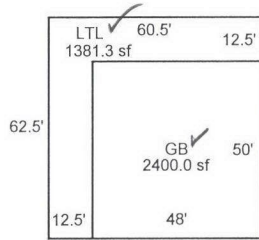
MEASUREMENT VERIFIED		REMARKS:
DATE	BY	
7-30-75	Gossman	1st fl $(28 \times 60) + (7 \times 8) = 1736$
11-6-84	Allan	ATTIC $(14 \times 28) = 288$
6.1.92	Royer	
8.9.02	Royer	

SKETCH/AREA TABLE ADDENDUM

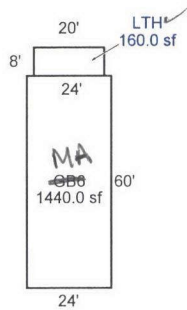
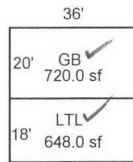
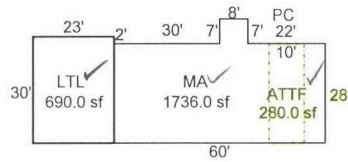
SUBJECT INFO

File No.: R35897 Parcel No.: 092W32A 00800
 Property Address: 14394 WEJOCUMA LN SE
 City: TURNER County: State: OR ZipCode: 97392
 Owner:
 Client: Client Address:
 Appraiser Name: Inspection Date:

SKETCH



R35897
 092W32A 00800
 SCALE=1:50



Sketch by Apex Sketch

AREA CALCULATIONS SUMMARY

COMMENT TABLE 1

Code	Description	Factor	Net Size	Perimeter	Net Totals
GBA1	GB6	1.0	1440.0	168.0	
	LTL	1.0	690.0	106.0	
	GB	1.0	720.0	112.0	
	LTL	1.0	648.0	108.0	
	GB	1.0	2400.0	196.0	
	LTL	1.0	1381.3	246.0	
	LTH	1.0	160.0	56.0	7439.3
GLA1	MA	1.0	1736.0	190.0	1736.0
GLA2	ATTF	1.0	280.0	76.0	280.0

UPD BY PH 03.05.20

COMMENT TABLE 2

1/7/22 #40

COMMENT TABLE 3

TAL

Net LIVABLE	cnt	2	(rounded)	2,016
Net BUILDING	cnt	7	(rounded)	7,439

R35897 092W32A 00800 Prop Class: 551 Prop Code: A93 Fran: 42 Appr #: 40 Date: 1/7/22

Situs Address 14394 WEJOCUMA LN SE TTO LCB Insp: 1 (2) 3 4 Cycle Tags Farm Forest
Owner JAMSGARD, ROBERT A & Pictom Sales Verif Other: _____

RMV Land: 284,330 RMV Imps: 235,060 RMV Total: 519,390 M50 Total: 104,580 For: 2022-2023

Notes: _____
NO change Interior gutted
1/11/23 No permit

✓ Seg: 1.1 MA RESIDENTIAL
Method: R05 Roof Cover: COMP Int Comp: Adj: RLCM3;COMPL 60%
Class: 3 Roof Style:
Area: 1736 Eff 1736 Flooring:
Dimens: x Plumbing: BATH1 Electrical: Qty: _____
Found: Heat/AC: FA Bedrooms: 2 % Comp: _____
Ex Wall: Fireplace: SGL-P Year: 1948 Eff: 1948 Adj: _____
AddFactor1: AddFactor2: AddFactor3: RMV: 67,370
Exc Code: N/C Comment/Adj: L/S: _____

✓ Seg: 1.2 ATTF RESIDENTIAL
Method: R05 Roof Cover: Int Comp: Adj: RLCM3;COMPL 60%
Class: 3 Roof Style:
Area: 280 Eff 280 Flooring:
Dimens: x Plumbing: Electrical: Qty: _____
Found: Heat/AC: Bedrooms: 2 % Comp: _____
Ex Wall: Fireplace: Year: 1948 Eff: 1948 Adj: _____
AddFactor1: AddFactor2: AddFactor3: RMV: 10,750
Exc Code: N/C Comment/Adj: L/S: _____

✓ Seg: 3.1 MA RES, LTH
Method: R05 Roof Cover: METAL Int Comp: Adj: RLCM2
Class: 2 Roof Style: GABLE
Area: 1440 Eff 1440 Flooring: CONC
Dimens: 60 x 24 Plumbing: BATH1 Electrical: Qty: _____
Found: POST Heat/AC: ST Bedrooms: 2 % Comp: _____
Ex Wall: METAL Fireplace: Year: 1972 Eff: 1972 Adj: _____
AddFactor1: AddFactor2: AddFactor3: RMV: 84,720
Exc Code: N/C Comment/Adj: L/S: _____

Accessory Improvements

✓ Seg: 1.4 CD RESIDENTIAL
Method: R05 Roof Cover: Int Comp: Adj:
Class: Roof Style:
Area: 690 Eff: 690 Flooring:
Dimens: 23 x 30 Plumbing: Electrical: % Comp: _____
Found: Heat/AC: Bedrooms: Adj: _____
Ex Wall: Fireplace: Year: Eff: 1948 RMV: 2,670
AddFactor1: AddFactor2: AddFactor3:
Exc Code: N/C Comment/Adj: L/S: _____

✗ Seg: 5.1 AD ASPHALT DRIVE
Method: R05 Roof Cover: Int Comp: Adj:
Class: Roof Style:
Area: 10790 Eff: 10790 Flooring:
Dimens: x Plumbing: Electrical: % Comp: _____
Found: Heat/AC: Bedrooms: Adj: _____
Ex Wall: Fireplace: Year: Eff: 2003 RMV: 21,830
AddFactor1: AddFactor2: AddFactor3:
Exc Code: N/C Comment/Adj: L/S: _____

Out Buildings

✗ Seg: 1.3 LTL RESIDENTIAL
Method: F09 Roof Cover: ARCMP Int Comp: Adj: FLCM
Class: Roof Style: SHED
Area: 690 Eff: 690 Flooring: DIRT
Dimens: 30 x 23 Plumbing: Electrical: % Comp: _____
Found: FRAME Heat/AC: Bedrooms: Func: _____
Ex Wall: Fireplace: Year: 1948 Eff: 1948 Value: 510
AddFactor1: AddFactor2: AddFactor3:
Exc Code: N/C Comment/Adj: L/S: _____

✗ Seg: 2.1 GB GB4, LTL
Method: F09 Roof Cover: METAL Int Comp: Adj: FLCMMP
Class: 4 Roof Style: GABLE
Area: 720 Eff: 720 Flooring: DIRT
Dimens: 36 x 20 Plumbing: Electrical: % Comp: _____
Found: CONC Heat/AC: Bedrooms: Func: _____
Ex Wall: 14FT;METAL Fireplace: Year: Eff: 1964 Value: 1,670
AddFactor1: AddFactor2: AddFactor3:
Exc Code: N/C Comment/Adj: L/S: _____

R35897 092W32A 00800 Prop Class: 551 Prop Code: A93 Fran: 42 Appr #: _____ Date: _____

Situs Address 14394 WEJOCUMA LN SE TTO LCB Insp: 1 2 3 4 Cycle Tags Farm Forest

Owner JAMSGARD,ROBERT A & Pictom Sales Verif Other: _____

RMV Land: 284,330 RMV Imps: 235,060 RMV Total: 519,390 M50 Total: 104,580 For: 2022-2023

Notes: _____

Seg: 2.2 LTL GB4, LTL

Method: F09 Roof Cover: METAL Int Comp: Adj: FLCM

Class: Roof Style: SHED

Area: 648 Eff: 648 Flooring: DIRT

Dimens: 36 x 18 Plumbing: Electrical: % Comp: _____

Found: POST Heat/AC: Bedrooms: Func: _____

Ex. Wall METAL Fireplace: Year: Eff: 1964 Value: 480

AddFactor1: AddFactor2: AddFactor3:

Exc Code: NK Comment/Adj: _____ L/S: _____

Seg: 3.2 LTH RES, LTH

Method: F09 Roof Cover: Int Comp: Adj: FLCM

Class: Roof Style:

Area: 160 Eff: 160 Flooring: Electrical: % Comp: _____

Dimens: 8 x 20 Plumbing: Bedrooms: Func: _____

Found: Heat/AC: Year: Eff: 1972 Value: 200

Ex. Wall Fireplace: AddFactor3:

AddFactor1: AddFactor2:

Exc Code: NK Comment/Adj: _____ L/S: _____

Seg: 4.1 GB GB6, LTL

Method: F09 Roof Cover: BKENAM Int Comp: Adj: FLCMMP

Class: 6 Roof Style: GABLE

Area: 2400 Eff: 2400 Flooring: CONC

Dimens: 48 x 50 Plumbing: Y Electrical: 220V % Comp: _____

Found: FRAME Heat/AC: Bedrooms: Func: _____

Ex. Wall BKENAM Fireplace: Year: 2012 Eff: 2012 Value: 41,070

AddFactor1: AddFactor2: AddFactor3:

Exc Code: NK Comment/Adj: _____ L/S: _____

Seg: 4.2 LTL GB6, LTL

Method: F09 Roof Cover: BKENAM Int Comp: Adj: FLCM

Class: ¹³⁸¹ Roof Style: SHED

Area: ~~1225~~ ¹³⁸¹ Eff: ~~1225~~ Flooring: DIRT

Dimens: x Plumbing: Electrical: % Comp: _____

Found: Heat/AC: Bedrooms: Func: _____

Ex. Wall Fireplace: Year: 2012 Eff: 2012 Value: 3,790

AddFactor1: AddFactor2: AddFactor3:

Exc Code: NK Comment/Adj: _____ L/S: _____

R35897 092W32A 00800 Prop Class: 551 Prop Code: A93 Fran: 35 Appr #: 10 Date: 4-20-2021
 Situs Address 14394 WEJOCUMA LN SE TTO LCB Insp: 1 2 3 4 Cycle Tags Farm Forest
 Owner JAMSGARD,ROBERT A & Pictom Sales Verif Other: _____

RMV Land: 284,330 RMV Imps: 218,960 RMV Total: 503,290 M50 Total: 101,670 For: 2021-2022

Notes: NO CHANGE, RETAG 1-1-2022

Seg: 1.1 MA RESIDENTIAL
 Method: R05 Roof Cover: COMP Int Comp: Adj: RLCM3;COMPL
 Class: 3 Roof Style:
 Area: 1736 Eff 1736 Flooring:
 Dimens: x Plumbing: BATH1 Electrical: Qty: _____
 Found: Heat/AC: FA Bedrooms: 2 % Comp: _____
 Ex Wall: Fireplace: SGL-P Year: 1948 Eff: 1948 Adj: _____
 AddFactor1: AddFactor2: AddFactor3: RMV: 60,740
 Exc Code: _____ Comment/Adj: _____ L/S: _____

Seg: 1.2 ATTF RESIDENTIAL
 Method: R05 Roof Cover: Int Comp: Adj: RLCM3;COMPL
 Class: 3 Roof Style:
 Area: 280 Eff 280 Flooring:
 Dimens: x Plumbing: Electrical: Qty: _____
 Found: Heat/AC: Bedrooms: 2 % Comp: _____
 Ex Wall: Fireplace: Year: 1948 Eff: 1948 Adj: _____
 AddFactor1: AddFactor2: AddFactor3: RMV: 9,690
 Exc Code: _____ Comment/Adj: _____ L/S: _____

Seg: 3.1 MA RES, LTH
 Method: R05 Roof Cover: METAL Int Comp: Adj: RLCM2
 Class: 2 Roof Style: GABLE
 Area: 1440 Eff 1440 Flooring: CONC
 Dimens: 60 x 24 Plumbing: BATH1 Electrical: Qty: _____
 Found: POST Heat/AC: ST Bedrooms: 2 % Comp: _____
 Ex Wall: METAL Fireplace: Year: 1972 Eff: 1972 Adj: _____
 AddFactor1: AddFactor2: AddFactor3: RMV: 77,410
 Exc Code: _____ Comment/Adj: _____ L/S: _____

Accessory Improvements

Seg: 1.4 CD RESIDENTIAL
 Method: R05 Roof Cover: Int Comp: Adj:
 Class: Roof Style:
 Area: 690 Eff: 690 Flooring:
 Dimens: 23 x 30 Plumbing: Electrical: % Comp: _____
 Found: Heat/AC: Bedrooms: Adj: _____
 Ex Wall: Fireplace: Year: Eff: 1948 RMV: 2,570
 AddFactor1: AddFactor2: AddFactor3:
 Exc Code: _____ Comment/Adj: _____ L/S: _____

Seg: 5.1 AD ASPHALT DRIVE
 Method: R05 Roof Cover: Int Comp: Adj:
 Class: Roof Style:
 Area: 10790 Eff: 10790 Flooring:
 Dimens: x Plumbing: Electrical: % Comp: _____
 Found: Heat/AC: Bedrooms: Adj: _____
 Ex Wall: Fireplace: Year: Eff: 2003 RMV: 21,640
 AddFactor1: AddFactor2: AddFactor3:
 Exc Code: _____ Comment/Adj: _____ L/S: _____

Out Buildings

Seg: 1.3 LTL RESIDENTIAL
 Method: F09 Roof Cover: ARCMP Int Comp: Adj: FLCM
 Class: Roof Style: SHED
 Area: 690 Eff: 690 Flooring: DIRT
 Dimens: 30 x 23 Plumbing: Electrical: % Comp: _____
 Found: FRAME Heat/AC: Bedrooms: Func: _____
 Ex Wall: Fireplace: Year: 1948 Eff: 1948 Value: 490
 AddFactor1: AddFactor2: AddFactor3:
 Exc Code: _____ Comment/Adj: _____ L/S: _____

Seg: 2.1 GB GB4, LTL
 Method: F09 Roof Cover: METAL Int Comp: Adj: FLCMMP
 Class: 4 Roof Style: GABLE
 Area: 720 Eff: 720 Flooring: DIRT
 Dimens: 36 x 20 Plumbing: Electrical: % Comp: _____
 Found: CONC Heat/AC: Bedrooms: Func: _____
 Ex Wall: 14FT;METAL Fireplace: Year: Eff: 1964 Value: 1,600
 AddFactor1: AddFactor2: AddFactor3:
 Exc Code: _____ Comment/Adj: _____ L/S: _____

Situs Address 14394 WEJOCUMA LN SE TTO LCB Insp: 1 2 3 4 Cycle Tags Farm Forest

Owner JAMSGARD,ROBERT A & Pictom Sales Verif Other: _____

RMV Land: 284,330 RMV Imps: 218,960 RMV Total: 503,290 M50 Total: 101,670 For: 2021-2022

Notes: _____

Seg: 2.2 LTL GB4, LTL
 Method: F09 Roof Cover: METAL Int Comp: Adj: FLCM
 Class: Roof Style: SHED
 Area: 648 Eff: 648 Flooring: DIRT
 Dimens: 36 x 18 Plumbing: Electrical: % Comp: _____
 Found: POST Heat/AC: Bedrooms: Func: _____
 Ex. Wall METAL Fireplace: Year: Eff: 1964 Value: 460
 AddFactor1: AddFactor2: AddFactor3:
 Exc Code: _____ Comment/Adj: _____ L/S: _____

Seg: 3.2 LTH RES, LTH
 Method: F09 Roof Cover: Int Comp: Adj: FLCM
 Class: Roof Style:
 Area: 160 Eff: 160 Flooring:
 Dimens: 8 x 20 Plumbing: Electrical: % Comp: _____
 Found: Heat/AC: Bedrooms: Func: _____
 Ex. Wall Fireplace: Year: Eff: 1972 Value: 190
 AddFactor1: AddFactor2: AddFactor3:
 Exc Code: _____ Comment/Adj: _____ L/S: _____

Seg: 4.1 GB GB6, LTL
 Method: F09 Roof Cover: BKENAM Int Comp: Adj: FLCMMP
 Class: 6 Roof Style: GABLE
 Area: 2400 Eff: 2400 Flooring: CONC
 Dimens: 48 x 50 Plumbing: Y Electrical: 220V % Comp: _____
 Found: FRAME Heat/AC: Bedrooms: Func: _____
 Ex. Wall BKENAM Fireplace: Year: 2012 Eff: 2012 Value: 40,440
 AddFactor1: AddFactor2: AddFactor3:
 Exc Code: _____ Comment/Adj: _____ L/S: _____

Seg: 4.2 LTL GB6, LTL
 Method: F09 Roof Cover: BKENAM Int Comp: Adj: FLCM
 Class: Roof Style: SHED
 Area: 1225 Eff: 1225 Flooring: DiRT
 Dimens: x Plumbing: Electrical: % Comp: _____
 Found: Heat/AC: Bedrooms: Func: _____
 Ex. Wall Fireplace: Year: 2012 Eff: 2012 Value: 3,730
 AddFactor1: AddFactor2: AddFactor3:
 Exc Code: _____ Comment/Adj: _____ L/S: _____

R35897 092W32A 00800 Prop Class: 551 Prop Code: A93 Fran: 35 Appr #: 35 Date: 12/12/19
 Situs Address 14394 WEJOCUMA LN SE TTO LCB Insp Cycle Tags Farm Forest Sales Verif
 Owner JAMSGARD, ROBERT A & Pictom Other: _____

RMV Land: 284,330 RMV Imps: 128,620 RMV Total: 412,950 M50 Total: 98,570 For: 2020-2021
 Notes: Update/Add Segs & Land Re-tag 01/21

Seg: 1.1 MA RESIDENTIAL
 Method: R05 Roof Cover: COMP Int Comp: Adj: RLCM3
 Class: 3 Roof: _____
 Area: 1736 Eff 1736 Flooring: _____
 Dimens: x Plumbing: BATH1 Electrical: Qty: _____
 Found: Heat/AC: FA Bedrooms: 2 % Comp: 60
 Ex Wall: Fireplace: SGL-P Year: 1948 Eff: 1948 Adj: _____
 AddFactor1: 1/0 AddFactor2: down to the studs AddFactor3: RMV: 96,650
 Exc Code: _____ Comment/Adj: _____ L/S: _____

Seg: 1.2 ATTF RESIDENTIAL
 Method: R05 Roof Cover: Int Comp: Adj: RLCM3
 Class: 3 Roof: _____
 Area: 280 Eff 280 Flooring: _____
 Dimens: x Plumbing: Electrical: Qty: _____
 Found: Heat/AC: Bedrooms: 2 % Comp: 60
 Ex Wall: Fireplace: Year: 1948 Eff: 1948 Adj: _____
 AddFactor1: 1/0 AddFactor2: down to the studs AddFactor3: RMV: 15,420
 Exc Code: _____ Comment/Adj: _____ L/S: _____

Accessory Improvements

Seg: 1.4 Y13A RESIDENTIAL
 Method: R05 Roof Cover: Int Comp: Adj: _____
 Class: Roof Style: _____
 Area: 1 Eff: 1 Flooring: _____
 Dimens: x Plumbing: Electrical: % Comp: _____
 Found: Heat/AC: Bedrooms: Adj: _____
 Ex Wall: Fireplace: Year: Eff: RMV: 8,550
 AddFactor1: AddFactor2: AddFactor3: _____
 Exc Code: _____ Comment/Adj: _____ L/S: _____

Out Buildings

Seg: 1.3 LTL RESIDENTIAL
 Method: F09 Roof Cover: METAL arcamp Int Comp: Adj: FLCM
 Class: Roof Style: FLAT shed
 Area: 690 Eff: 690 Flooring: DIRT
 Dimens: 30 x 23 Plumbing: Electrical: % Comp: _____
 Found: FRAME Heat/AC: Bedrooms: Func: _____
 Ex Wall: Fireplace: Year: 1948 Eff: 1948 Value: 420
 AddFactor1: 1/0 AddFactor2: AddFactor3: _____
 Exc Code: _____ Comment/Adj: CD under L/S: _____

Seg: 2.1 GB GENERAL PURPOSE BUILDING
 Method: F09 Roof Cover: METAL Int Comp: Adj: FLCM
 Class: 4 Roof Style: GABLE
 Area: 720 Eff: 720 Flooring: DIRT
 Dimens: 36 x 20 Plumbing: Electrical: % Comp: _____
 Found: CONC Heat/AC: Bedrooms: Func: _____
 Ex Wall: 14FT;METAL Fireplace: Year: Eff: 1964 Value: 1,400
 AddFactor1: 1/0 AddFactor2: AddFactor3: _____
 Exc Code: _____ Comment/Adj: w/4.1 L/S: _____

Seg: 3.1 MS MACHINE SHED
 Method: F;N Roof Cover: METAL Int Comp: Adj: FLCM
 Class: 4 Roof Style: GABLE
 Area: 544 Eff: 544 Flooring: WOOD
 Dimens: 34 x 16 Plumbing: Electrical: % Comp: _____
 Found: FRAME Heat/AC: Bedrooms: Func: _____
 Ex Wall: 10FT;METAL Fireplace: Year: Eff: 1964 Value: 0
 AddFactor1: delete AddFactor2: AddFactor3: _____
 Exc Code: _____ Comment/Adj: _____ L/S: _____

Seg: 4.1 LTL LEAN-TO
 Method: F09 Roof Cover: METAL Int Comp: Adj: FLCM
 Class: Roof Style: SHED
 Area: 648 Eff: 648 Flooring: DIRT
 Dimens: 36 x 18 Plumbing: Electrical: % Comp: _____
 Found: POST Heat/AC: Bedrooms: Func: _____
 Ex Wall: METAL Fireplace: Year: Eff: 1964 Value: 390
 AddFactor1: 1/0 AddFactor2: AddFactor3: _____
 Exc Code: _____ Comment/Adj: w/2.1 L/S: _____

R35897 092W32A 00800 Prop Class: 551 Prop Code: A93 Fran: 35 Appr #: _____ Date: _____

Situs Address 14394 WEJOCUMA LN SE TTO LCB Insp Cycle Tags Farm Forest Sales Verif

Owner JAMSGARD,ROBERT A & Pictom Other: _____

RMV Land: 284,330 RMV Imps: 128,620 RMV Total: 412,950 M50 Total: 98,570 For: 2020-2021

Notes: _____

Seg: 5.1 ~~GB~~ **MA** GENERAL PURPOSE BDLG
 Method: F09 Roof Cover: METAL Int Comp: Adj: FLCM
 Class: ~~6~~ **2** Roof Style: GABLE
 Area: 1440 Eff: 1440 Flooring: CONC
 Dimens: 60 x 24 Plumbing: BATH1 Electrical: % Comp: _____
 Found: POST Heat/AC: ST Bedrooms: 2 Func: _____
 Ex. Wall METAL Fireplace: ST Year: 1972 Eff: 1972 Value: 5,370
 AddFactor1: _____ AddFactor2: _____ AddFactor3: _____
 Exc Code: 110 Comment/Adj: _____ L/S: _____

Seg: 6.1 LTL LEAN-TO LIGHT
 Method: F09 Roof Cover: ARCMP Int Comp: Adj: FLCM
 Class: _____ Roof Style: SHED
 Area: 690 Eff: 690 Flooring: CONC
 Dimens: 23 x 30 Plumbing: _____ Electrical: % Comp: _____
 Found: _____ Heat/AC: _____ Bedrooms: _____ Func: _____
 Ex. Wall _____ Fireplace: _____ Year: _____ Eff: 1970 Value: 420
 AddFactor1: delete AddFactor2: _____ AddFactor3: _____
 Exc Code: delete Comment/Adj: duplicate of 1.3 L/S: _____

R35897 092W32A 00800 Prop Class: 551 Prop Code: A93 Fran: 35 Appr #: _____ Date: _____

Situs Address 14394 WEJOCUMA LN SE TTO LCB Insp Cycle Tags Farm Forest Sales Verif
 Owner JAMSGARD, ROBERT A & Pictom Other: _____

RMV Land: 284,330 RMV Imps: 128,620 RMV Total: 412,950 M50 Total: 98,570 For: 2020-2021

Notes: _____

Segment	GB	LTL	CD	LTH		AD	Land
Class	6						
Dim/Size	48x50	1225#	23x30	8x20		10,790#	
Foundation	frame						
Exter Wall	BKENAM						
Wall Height							
Inter Finish							
Roof Cover	BKENAM	BKENAM					
Roof Style	GABLE	SHED					
Flooring	CONC	DIRT					
Plumbing	Y						
Electric	220V						
Misc.							
Yr Blt	2012	2012					
Eff Yr	2012	2012	1948	1972		2003	
Cond.							
% Good							
% Comp							
Lump Sum							
Except.Code	1/0	1/0	1/0	1/0		1/0	

w/LTL 1.3 w/MA 5.1

Land Segments

Seg. No	Description	Schedule	Acres	Adjustment Codes	Exception Code
1	FARM OSD	OSDN.RUR	0.00		
2	FARM HOMESITE	008S	1.00		
3	FOUR HILL DRY	008S	4.09 4.81		
4	WOODLOT-M	008S	4.97 4.25	#35 (circled)	01/02/2020
Eff Acres	10.06	Companion Accounts	R35895	092W32A 00900	

Zone: SA

Routing Slip

Date: 1/24/20 Clerk: Chuu Clerk Comments: _____

Appraiser Response: 3.1 needs deleting #35 NMM *OK* #35 NMM

Return to appraiser after input Review by lead appraiser _____

R35897 092W32A 00800 Appr #: 49 Date 4/1/09 Prop Class 551 Prop Code A23
 Situs Address 14394 WEJOCUMA LN SE Franchise Code 49 Year For: 2009-2010
 Owner MCDUFFY,VERN

Notes: OSDA -> N
 Tags _____ Cycle _____ Sales Verification _____ Other: _____

RMV Land: 139,050 RMV Imp: 135,170 RMV Total: 274,220 M50 Total: 72,820
 Seg.Type MA Seg. #1.1 Method: R05 Class 3 Area 1736 Eff Area 1736
 Length _____ Width _____ Roof Cover COMP Plumbing BATH1 Heat FA
 Fireplace SGL-P Inter. Comp: _____ Bedrooms 2
 Year Built 1948 Eff. Year Built 1948 Cond. P F A G E
 Adj Codes RLCM3 Qty _____ % Comp _____ Func _____ Econ _____ RMV: 67,730
 Lump Sum _____ Except Code/Year _____ Comments _____

Seg.Type ATTF Seg. #1.2 Method: R05 Class 3 Area 280 Eff Area 280
 Length _____ Width _____ Roof Cover _____ Plumbing _____ Heat _____
 Fireplace _____ Inter. Comp: _____ Bedrooms _____
 Year Built 1948 Eff. Year Built 1948 Cond. P F A G E
 Adj Codes RLCM3 Qty _____ % Comp _____ Func _____ Econ _____ RMV: 10,690
 Lump Sum _____ Except Code/Year _____ Comments _____

Seg.Type MA Seg. #5.1 Method: R05 Class 2/6 Area 960 Eff Area 960
 Length 60 Width 24 Roof Cover METAL Plumbing BATH1 Heat ST 1440
 Fireplace _____ Inter. Comp: _____ Bedrooms 2
 Year Built 1972 Eff. Year Built 1972 Cond. P F A G E
 Adj Codes RLCM2 Qty 6 % Comp 100 Func _____ Econ _____ RMV: 39,380
 Lump Sum _____ Except Code/Year A.J. Comments Floor - Conc, Foundation - Post, Ex wall - METAL
Roof style - Gable

Accessory Improvements

Seg.Type YI3A Seg. # 1.4 Method: R05 Class _____ Area 1 Eff Area 1
 Length _____ Width _____
 Year Built _____ Eff. Year Built: _____ Cond. P F A G E % Comp _____ Econ _____ RMV: 4,000
 Lump Sum _____ Except Code/Year _____ Comments _____

Out Buildings

Seg.Type AC Seg. #1.3 Method: R05 Class 3 Area 690 Eff Area 690
 Length 30 Width 23 Foundation FRAME Ex. Wall _____ Roof Cover METAL
 Roof Style FLAT Floor DIRT Plumbing _____
 Heat _____ Int. Comp. _____ Elect. _____ Yr. Blt. 1948 Eff. Yr. Blt: 1948
 Cond. P F A G E Adj. Codes RLCM3 % Comp 100 Func _____ Econ _____ RMV: 10,670
 Lump Sum _____ Except Code/Year A.J. Comments carport, LTR value

Seg.Type GB Seg. #2.1 Method: F98 Class 4 Area 720 Eff Area 720
 Length 36 Width 20 Foundation CONC Ex. Wall 14FT;METAL Roof Cover METAL
 Roof Style GABLE Floor DIRT Plumbing _____
 Heat _____ Int. Comp. _____ Elect. _____ Yr. Blt. _____ Eff. Yr. Blt: 1964
 Cond. P F A G E Adj. Codes FLCM % Comp _____ Func _____ Econ _____ RMV: 1,410
 Lump Sum _____ Except Code/Year _____ Comments _____

Seg.Type MS Seg. #3.1 Method: F98 Class 4 Area 544 Eff Area 544
 Length 34 Width 16 Foundation FRAME Ex. Wall 10FT;METAL Roof Cover METAL
 Roof Style GABLE Floor WOOD Plumbing _____
 Heat _____ Int. Comp. _____ Elect. _____ Yr. Blt. _____ Eff. Yr. Blt: 1964
 Cond. P F A G E Adj. Codes FLCM % Comp 100 Func _____ Econ _____ RMV: 890
 Lump Sum _____ Except Code/Year A.J. Comments PV

Seg.Type LTL Seg. #4.1 Method: F98 Class _____ Area 648 Eff Area 648
 Length 36 Width 18 Foundation POST Ex. Wall METAL Roof Cover METAL
 Roof Style SHED Floor DIRT Plumbing _____
 Heat _____ Int. Comp. _____ Elect. _____ Yr. Blt. _____ Eff. Yr. Blt: 1964
 Cond. P F A G E Adj. Codes FLCM % Comp _____ Func _____ Econ _____ RMV: 400
 Lump Sum _____ Except Code/Year _____ Comments _____

R35897 092W32A 00800 Appr #: 49 Date 4/10/09 Prop Class 551 Prop Code A23
 Situs Address 14394 WEJOCUMA LN SE Franchise Code 49 Year For: 2009-2010
 Owner MCDUFFY, VERN

Tags Cycle Sales Verification Other: _____

Notes: _____

RMV Land: 139,050 RMV Imp: 135,170 RMV Total: 274,220 M50 Total: 72,820

Segment	LTL							Land
Class								
Dim/Size	23x30							
Foundation								
Exter Wall								
Wall Height								
Inter Finish								
Roof Cover	ALUMB							
Roof Style	SHED							
Flooring	CONC							
Plumbing								
Electric								
Misc.								
Yr Blt								
Eff Yr	1970							
Cond.	F							
% Good								
% Comp	100							
Lump Sum								
Except. Code	INV CORR							

Land Segments

Seg. No	Description	Schedule	Acres	Adjustment Codes	Exception Code
1	FARM OSD	OSDA.RUR	0.00	OSDA.RUR	Act
2	FARM HOMESITE	008S	1.00		
3	FOUR HILL DRY	008S	3.00		
4	FOUR HILL DRY	008S	0.59		

Eff Acres 10.06 Companion Accounts R35895 092W32A 00900

Date 4/10/09 Clerk Chns **ROUTING SLIP**

Work Needed: (Please make necessary comments, sign and pass to the next appropriate person.)

Data entry reviewed by/comments _____

APEX: Please review and return appraisal jacket to clerical staff for Apex attachment to TSG.

Appraiser response ok, CN 49 4/13/09

Reviewed by lead appraiser/comments _____

R35895 092W32A 00900 Appr #: 49 Date 4/4/09 Prop Class 551 Prop Code A20
Situs Address Franchise Code 49 Year For: 2009-2010
Owner MCDUFFY, VERN
Tags Cycle Sales Verification Other: _____
Notes: _____
RMV Land: 125,180 RMV Imp: 0 RMV Total: 125,180 M50 Total: 2,810

Accessory Improvements

Out Buildings

R35895 092W32A 00900 Appr #: _____ Date _____ Prop Class 551 Prop Code A20
 Situs Address Franchise Code 49 Year For: 2009-2010
 Owner MCDUFFY,VERN

Tags Cycle Sales Verification Other: _____

Notes: _____

RMV Land: 125,180 RMV Imp: 0 RMV Total: 125,180 M50 Total: 2,810

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

Land Segments

Seg. No	Description	Schedule	Acres	Adjustment Codes	Exception Code
1	FOUR HILL DRY	008S	2.00		
2	FOUR HILL DRY	008S	3.47		

Eff Acres 10.06 Companion Accounts R35897 092W32A 00800

ROUTING SLIP

Date _____ Clerk _____

Work Needed: (Please make necessary comments, sign and pass to the next appropriate person.)

Data entry reviewed by/comments _____

APEX: Please review and return appraisal jacket to clerical staff for Apex attachment to TSG.

Appraiser response _____

Reviewed by lead appraiser/comments _____

Percent Complete Form

Account # R35897

Additions

New Homes

<u>Additions</u>		<u>New Homes</u>				
<u>% Item</u>	<u>% Sum</u>	<u>No Basement</u>		<u>Basement</u>		
		<u>% Item</u>	<u>% Sum</u>	<u>% Item</u>	<u>% Sum</u>	
3%	0%	Plans/Survey	3%	0%	3%	
2%		Excavation	2%		4%	0%
3%		Foundation	3%		10%	
35%	45%	Framing	14%	20%	16%	35%
8%	50%	Trusses	7%	30%	7%	40%
7%	60%	Roofing	7%	35%	7%	45%
7%	65%	Windows/Ext Doors	7%	45%	6%	55%
5%	70%	Siding	5%	50%	5%	60%
4%	75%	Plumbing Rough-In	4%		3%	
3%		Electrical Rough-In	3%	55%	2%	65%
2%	80%	Heating Rough-In	2%		1%	
		Heating Unit	1%	1%		
3%		Insulation	3%	2%		
5%	85%	Drywall (Finished)	5%	65%	4%	70%
2%	90%	Paint Interior	2%	70%	2%	75%
2%		Paint Exterior	2%		2%	
		Cabinets	6%	75%	5%	80%
2%	95%	Electrical Fixtures	3%	80%	2%	
2%		Plumbing Fixtures	4%	85%	3%	85%
3%		100%	Floor Coverings & Countertops	7%	90%	6%
2%	Interior Trim Carpentry		7%	95%	6%	95%
	Porch/Entry/Stoop		2%	100%	2%	100%
	Finish Grade		1%		1%	

APPR 35 Date 12/12/19 YR For 20-21 % COMP 100

APPR 10 Date 4-20-21 YR For 21-22 % COMP NC

APPR 40 Date 1/7/22 YR For 22-23 % COMP N/C

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 _____

- - Building Permit Screen - -

Permit ID: 16080 Property ID: R35897 Maint Area: 0706000
 MapTaxLot: 092W32A 00800 State Class: 551 Nbhd : SCEN.RU
 R APPR : 35 Last Change: 01/24/20 By CWI CODE : 0050013
 0 Next Appr: 14394 Wejocuma Next Reason:

- 1. Permit Type : R (REMODEL) 12. Active : Y
- 2. Description : 13. Str Type :
- 3. Issued By : 14. Misc Code :
- 4. Issue Date : 09/06/19 15. Permit# Link:
- 5. Limit Date : 16. Land Changes:
- 6. Appraiser : 17. Addl Info 1 :
- 7. Date Checked : 12/12/19 18. Addl Info 2 :
- 8. Est Value/Cost: 19. Mobile Home :
- 9. Pct Complete : 60 20. Date Entered: 09/06/19
- 10. Contractor : 21. Researched :
- 11. Comment : 20-21: PER #35 REMODEL @ 60%// 19-20: PER #35 REMODEL IN
 PROGRESS CHECK STATUS

Remod %

*Sam - cows ✓
Bob - goats ✓*

Enter Field Number, 'F'orms, 'DEL' to Delete, or <RET> or 'X' to Exit: ____

503-569-9298
 Bob
 Call to schedule
 for Dec 31
 Jennifer daughter

Work Order Processing Form

Page 1 of 1

Acct #: R35897 Map/Tax: 092W32A 00800

Year 19 - 20

Log #(s) Involved: 20190169

Remarks: (* soil class change) R35895 canceled and combined into R35897

*Updated soil class. Syscalc land values.

**Sales Verification/Cycle to be processed upon completion of Work Order.

Account Details

Zone: SA Prop Class: 551 Nbhd Code: SCEN.RUR Franchise Area: 35

Code Area: 00500130 Prop Code: A93 Part Total: Yes No Fire Patrol: Yes No

Land Segs

(* soil class change)

Account From	Liab Yr	Land Type / Soil Class	# of Acres	Land Sch.	Adjustments
R35895	81	3350 4 HILL DRY	1.3	008S	
R35895	71	3610 WOODLOT - M	4.17	008S	
R35897	99	1001 FARM OSD	0	OSDN.RUR	
R35897	09	1021 FARM HOMESITE	1	008S	
R35897	81	3350 4 HILL DRY	2.79	008S	
R35897	71	3610 WOODLOT - M	0.8	008S	

Total Acres: 10.06


Improvements

Account From	Imp/Seg Level	Improvement Type	Account From	Imp/Seg Level	Improvement Type
***	ALL	IMPROVEMENTS TO	REMAIN	ON	R35897

Values

Land: SYSCALC Imp: 128620 MAV: 72220 Exception Code: COM

Completed By: NMM #35 Date: 06.21.19

Reviewed By:  Date: 7/1/19 / Clerk: Amy Date: 7/11/19

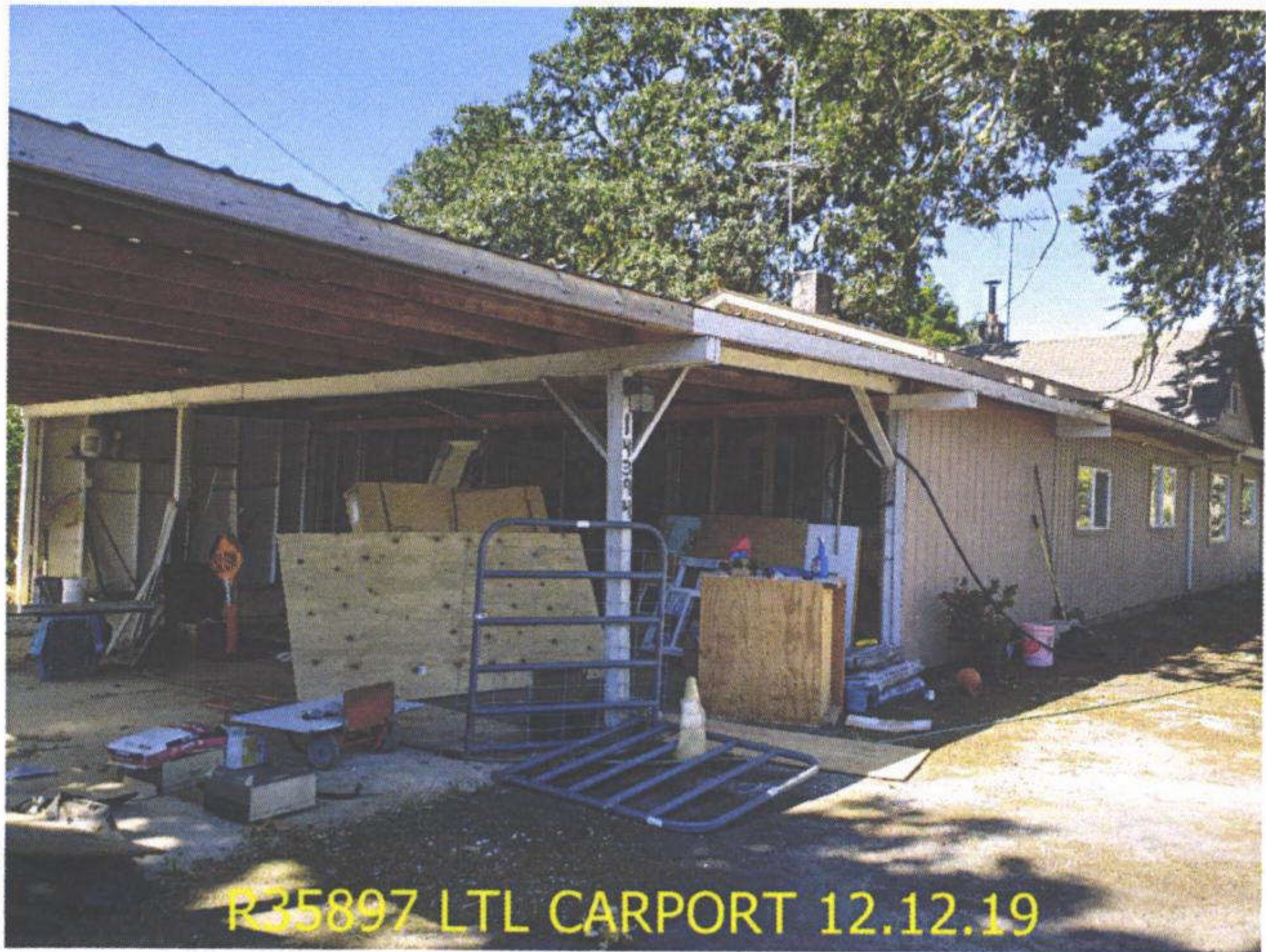




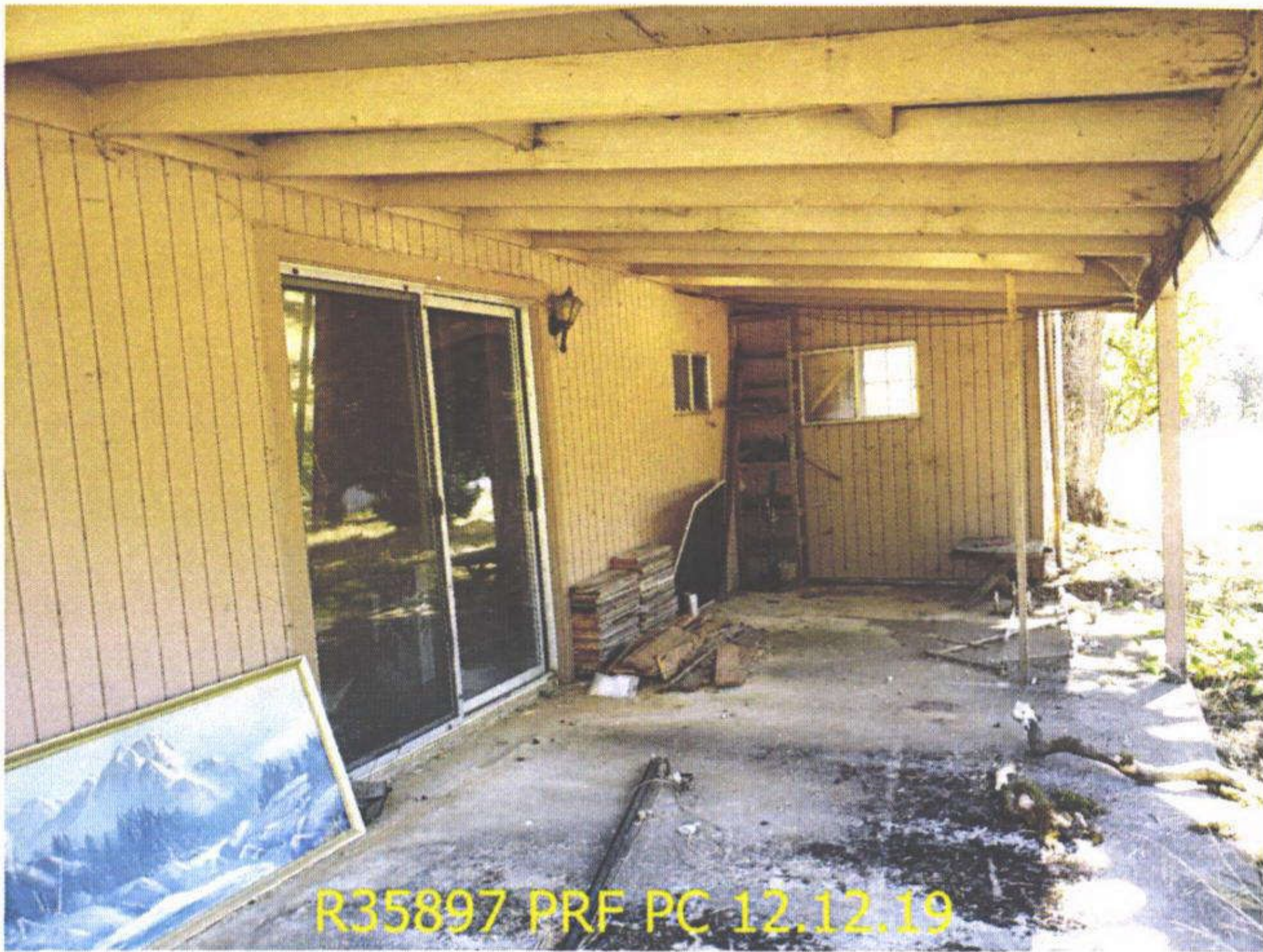
R35897 2ND MA FRONT 12.12.19



R35897 2ND MA 12.12.19



R35897 LTL CARPORT 12.12.19



R35897 PRF PC 12.12.19



R35897 2ND MA SIDE 2 12.12.19



R35897 GUTTING 12.12.19



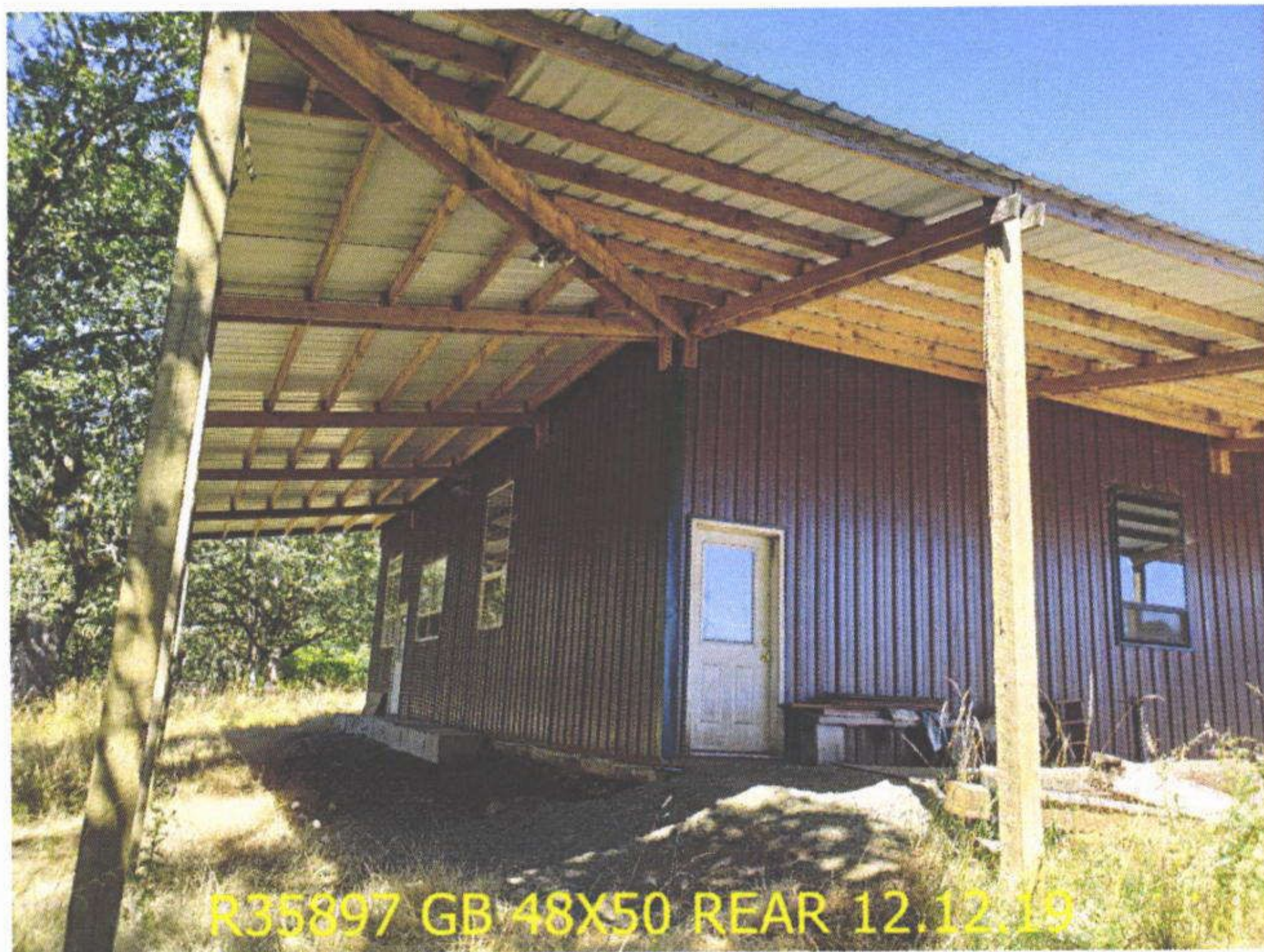
R35897 MA SIDE 12.12.19



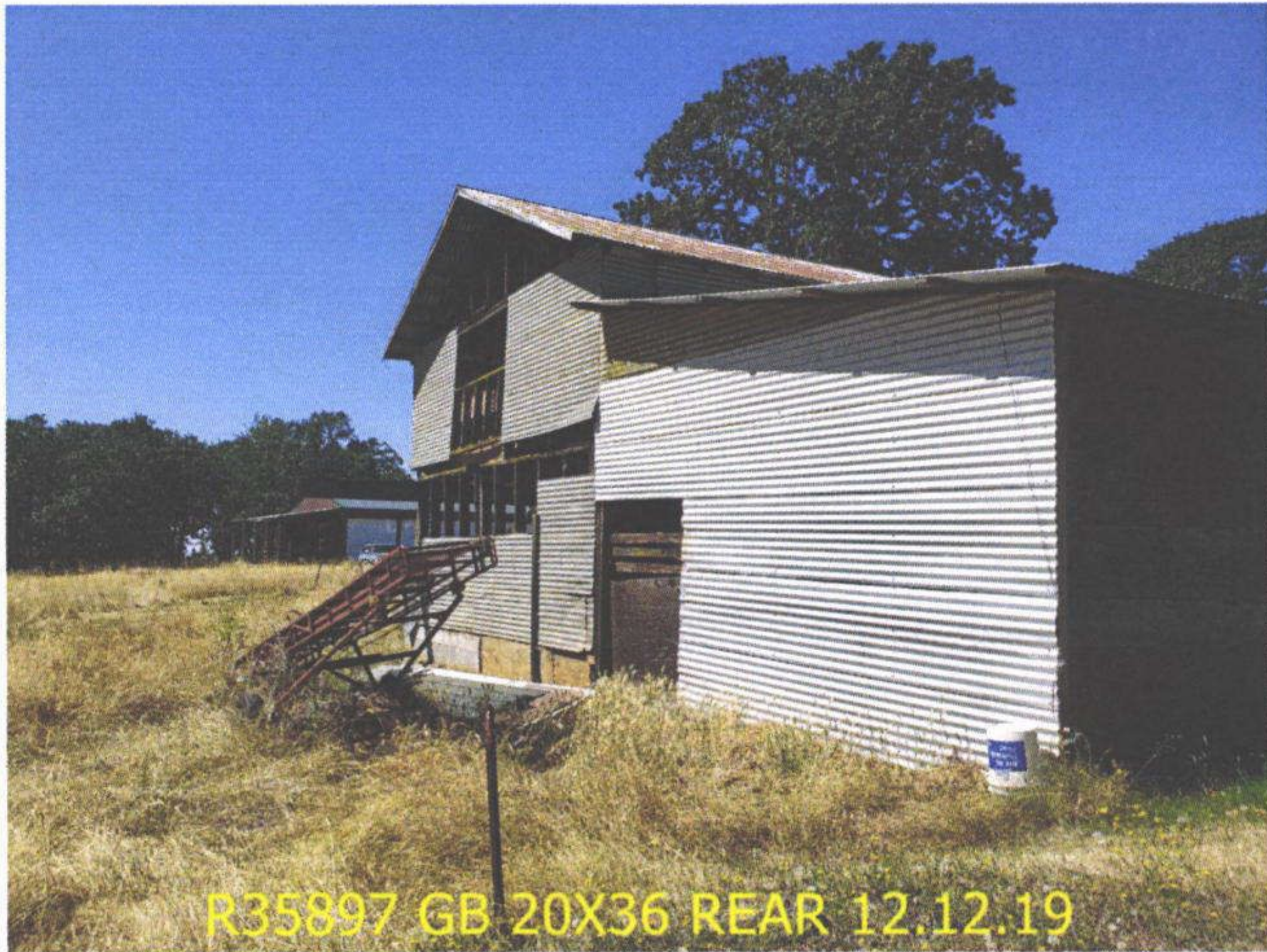
R35897 2ND MA SIDE 1 12.12.19

3

4



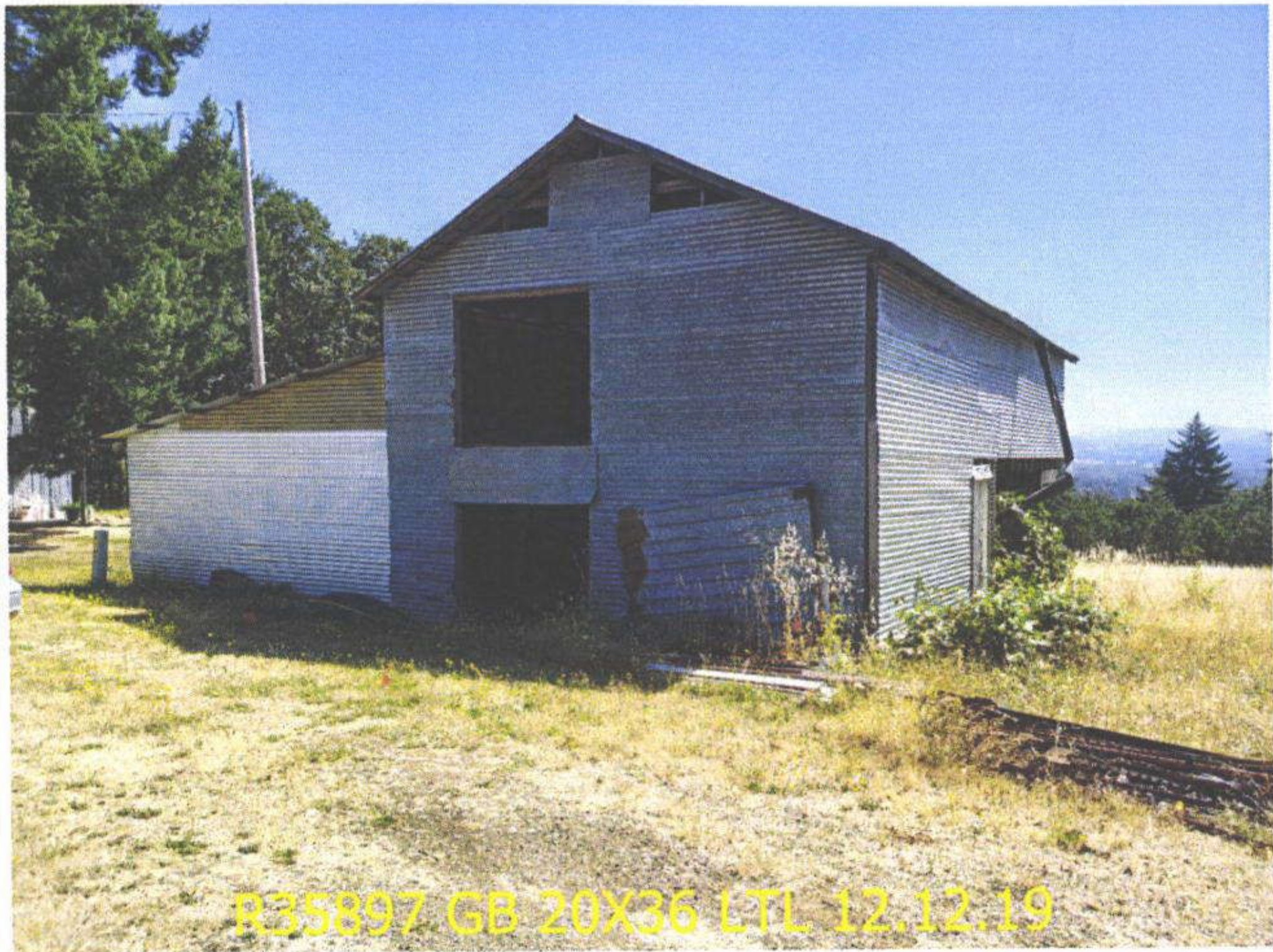
R35897 GB 48X50 REAR 12.12.19



R35897 GB 20X36 REAR 12.12.19



R35897 GOATS 12.12.19



R35897 GB 20X36 LTL 12.12.19



R35897 GB 48X50 SIDE 12.12.19



2-23-90

62107-000



2-23-90

62107-000



2-23-90

62107-000





R 35897

9/1/09 GAG
Formerly MA



R 35897

9/1/09





R35897

4/1/09



R 35897

NV

4/1/09



R 35897

4/1/09



32A-9.24

800

Acct ID: 535897 MTL: 092W32A000800 Date: **11/7/23** Appr: **MDL** Prop Class: 551 RMV Prop Class: 451
 Situs: 14394 WEJOCUMA LN SE TURNER OR 97392 MaSaNh: 07 06 000 Unit: 36368 Year: 2023

Last Date Appraised: 02/24/2023 Appraiser: MATT LORD Retag: **(Y)** N Tag info: 2024 - Tags/Permit (Completion)
 Owner: JAMSGARD, JENNIFER L Roll Type: R
 Cycle: **(Tag)** Sales Verification Other: _____ Inspection level: 1 **(2)** 3 4 LCB TTO **(INSP)** AV: 112461
 RMV Land: 276360 RMV Imp: 325930 RMV Total: 602290 MAV: 83690 MSAV: 28771 SAV: 39856
 Comment: 23-24: L2 2.24.23 CL
 22-23: L2 01.07.22 ML
 LEVEL 2 4.20.21 CL10//

input mdl 11/30/23

Notations **24-25: ✓ For completion of Gut + Remodel / NO change**

RP/MS	Code	Description
RP	ZONED	FARM EFU ZONED

OSDs

Count	Code	Description	RMV	Code Area	Exception
1	SAN	SA OSD - NO LANDSCAPE	30000	05530	0

Land

Site: 1	Code Area: 05530	Size: 1.00 Acres	Use Code: 005	Zone: REST	SAV Use: 011	Exception: 0
Class: 4HD	Value Source: Farm Homesite	Description: FOUR HILL DRY	RMV: 24490	Exception: Y	N	
Adjustment(s):	Fire Patrol:	Description:				
Comments: Liability year - 2009 / 20-21: PER #35 ADJ SOIL CLASS ACREAGE// 09-10: CYCLE WORK PER #49 CHG OSDA.RUR TO OSDN.RUR// 03-04: REAPPRAISAL// 06-07: INCREASE HOMESITE TO ONE ACRE, ADD EXCEPTION VALUE, NO PAT LIAB WILL BE COLLECTED.						
Site: 3	Code Area: 05530	Size: 4.81 Acres	Use Code: 005	Zone: REST	SAV Use: 011	Exception: 0
Class: 4HD	Value Source: Farm Use - EFU	Description: FOUR HILL DRY	RMV: 117790	Exception: Y	N	
Adjustment(s):	Fire Patrol:	Description:				
Comments: Liability year - 1981 / 01-02; CHANGED SOIL CLASS FROM 3 HILL DRY TO 4 HILL DRY						
Site: 4	Code Area: 05530	Size: 4.25 Acres	Use Code: 005	Zone: REST	SAV Use: 011	Exception: 0
Class: 4HD	Value Source: Woodlot	Description: FOUR HILL DRY	RMV: 104080	Exception: Y	N	
Adjustment(s):	Fire Patrol:	Description:				
Comments: Liability year - 1971 / 01-02; CHANGED SOIL CLASS FROM 3 HILL DRY TO 4 HILL DRY						

Improvements - Residence / Manufactured Structures

Bldg: 1	Code Area: 05530	Stat Class: 132	Year Blt: 1948	Eff Year Blt: 1948	Sq.Ft: 2016	% Complete: 60
Desc: Multi Story above grade	Dimensions:	RMV: 110300				
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	1736	2	FB-1	1948	1948	KIT-, ROOF, FP, HVAC, BATH - 1	Y N
Attic	3	Finished	280	0	0	1948	1948		Y N

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception
CONCRETE DRIVEWAY	3	690	1948	1480	1	Y N

Bldg: 3	Code Area: 05530	Stat Class: 121	Year Blt: 1972	Eff Year Blt: 1972	Sq.Ft: 1440	% Complete: 100
Desc: One Story Only	Dimensions:	RMV: 117190				
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	2	Finished	1440	2	FB-1	1972	1972	KIT-, ROOF, HVAC, BATH - 1	Y N

Accessories

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

Bldg: 5	Code Area: 05530	Stat Class: 108	Year Blt: 2003	Eff Year Blt: 2003	Sq.Ft: 0	% Complete: 100
Desc: Residential Other Improvements	Dimensions:	RMV: 30680				
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
No floor data available								

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity
ASPHALT DRIVEWAY	1	10790	2003	24547	1

Exception: Y N

Improvements - Accessory Buildings

Bldg: 2	Code Area: 05530	Stat Class: 351	Year Blt: 1964	Eff Year Blt: 1964	Sq.Ft: 720	% Complete: 100
Desc: General Purpose Building (GB)			Dimensions: 36x20		RMV: 2930	
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
General Purpose Bldg	4	Finished	720	0	0	1964	1964	FAIR

Exception: Y N

Accessories

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

Bldg: 4	Code Area: 05530	Stat Class: 351	Year Blt: 2012	Eff Year Blt: 2012	Sq.Ft: 2400	% Complete: 100
Desc: General Purpose Building (GB)			Dimensions: 48x50		RMV: 57750	
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
General Purpose Bldg	6	Finished	2400	0	0	2012	2012	FAIR

Exception: Y N

Accessories

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

Bldg: 6	Code Area: 05530	Stat Class: 354	Year Blt: 2012	Eff Year Blt: 2012	Sq.Ft: 1381	% Complete: 100
Desc: Lean-to Light (LTL)			Dimensions:		RMV: 5450	
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
Lean-to Light Duty	6	Finished	1381	0	0	2012	2012	

Exception: Y N

Accessories

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

Bldg: 7	Code Area: 05530	Stat Class: 354	Year Blt: 1964	Eff Year Blt: 1964	Sq.Ft: 648	% Complete: 100
Desc: Lean-to Light (LTL)			Dimensions:		RMV: 660	
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
Lean-to Light Duty	4	Finished	648	0	0	1964	1964	

Exception: Y N

Accessories

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

Bldg: 8	Code Area: 05530	Stat Class: 354	Year Blt: 1948	Eff Year Blt: 1948	Sq.Ft: 690	% Complete: 100
Desc: Lean-to Light (LTL)			Dimensions: 30x23		RMV: 700	
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
Lean-to Light Duty	4	Finished	690	0	0	1948	1948	

Exception: Y N

Accessories

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

Bldg: 9	Code Area: 05530	Stat Class: 355	Year Blt:	Eff Year Blt: 1972	Sq.Ft: 160	% Complete: 100
Desc: Lean-to Heavy (LTH)			Dimensions: 20x8		RMV: 270	
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
Lean-to Heavy Duty	4	Finished	160	0	0	0	1972	

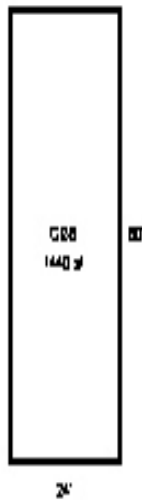
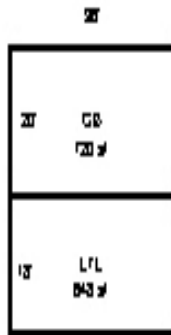
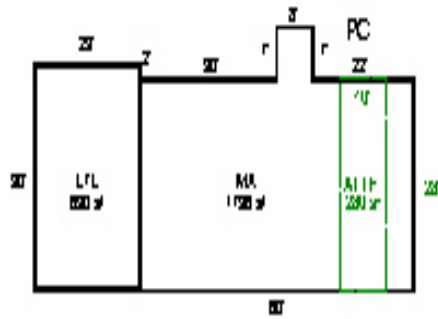
Exception: Y N

Accessories

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

092W32A 00800
R35897
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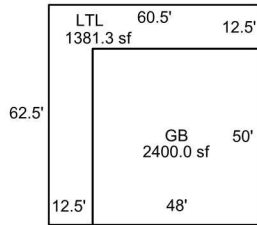


SKETCH/AREA TABLE ADDENDUM

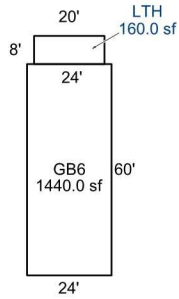
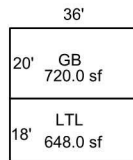
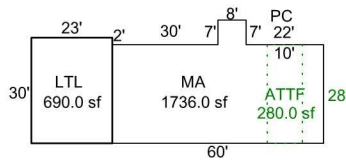
SUBJECT INFO

File No.: R35897 Parcel No.: 092W32A 00800
 Property Address: 14394 WEJOCUMA LN SE
 City: TURNER County: State: OR ZipCode: 97392
 Owner:
 Client: Client Address:
 Appraiser Name: Inspection Date:

SKETCH



R35897
092W32A 00800
SCALE=1:50



Sketch by Apex Sketch

AREA CALCULATIONS SUMMARY

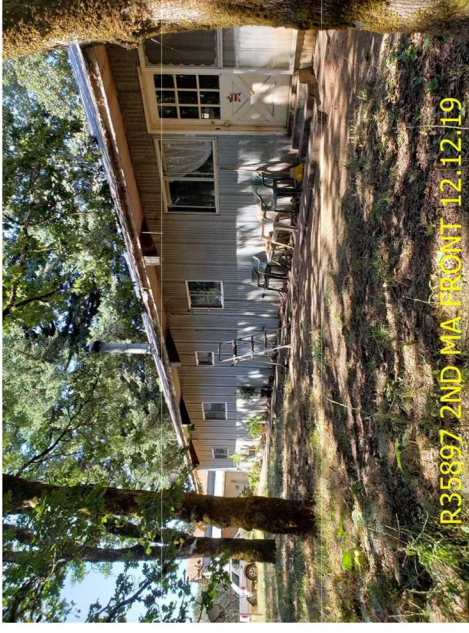
COMMENT TABLE 1

Code	Description	Factor	Net Size	Perimeter	Net Totals
GBA1	GB6	1.0	1440.0	168.0	
	LTL	1.0	690.0	106.0	
	GB	1.0	720.0	112.0	
	LTL	1.0	648.0	108.0	
	GB	1.0	2400.0	196.0	
	LTL	1.0	1381.3	246.0	
	LTH	1.0	160.0	56.0	7439.3
GLA1	MA	1.0	1736.0	190.0	1736.0
GLA2	ATTF	1.0	280.0	76.0	280.0
	Net LIVABLE	cnt	2 (rounded)		2,016
	Net BUILDING	cnt	7 (rounded)		7,439

UPD BY PH 03.05.20

COMMENT TABLE 2

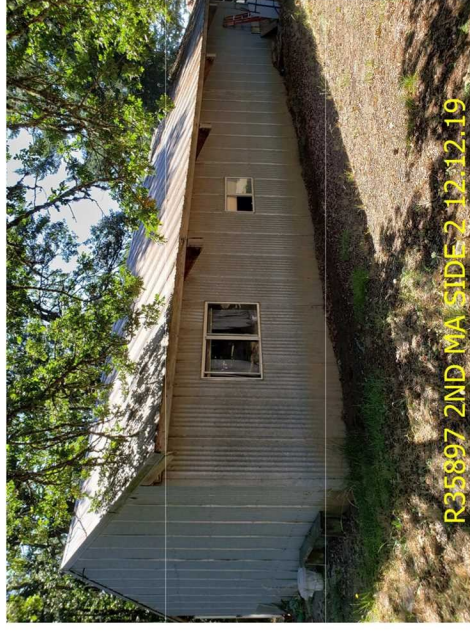
COMMENT TABLE 3



R35897 2ND MA FRONT 12.12.19



R35897 2ND MA SIDE 1 12.12.19



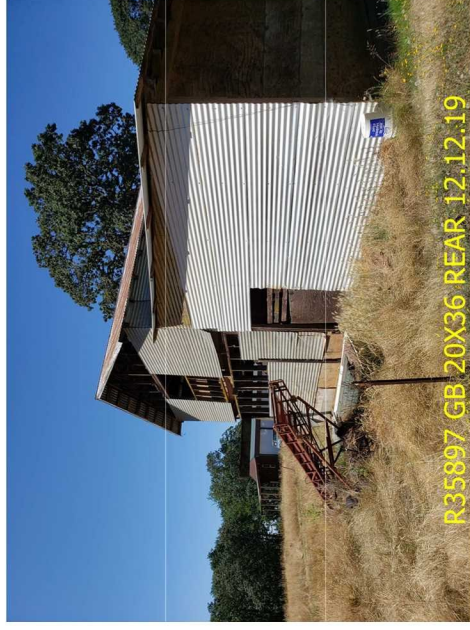
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R35897 2ND MA 12.12.19



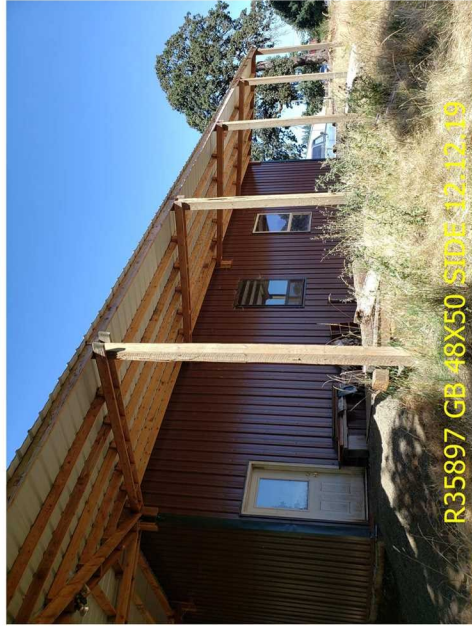
R35897 GB 20X36 LTL 12.12.19



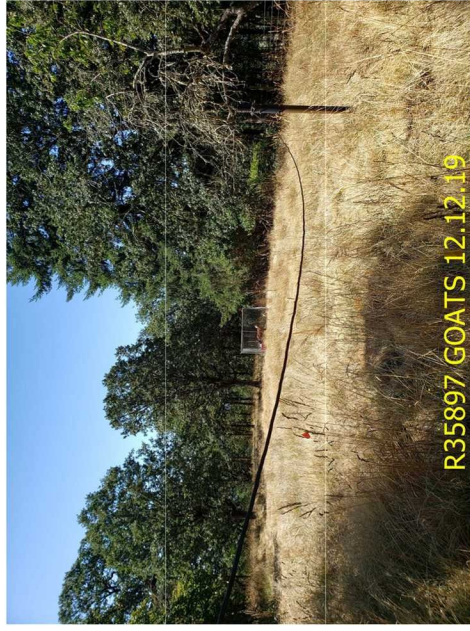
R35897 GB 20X36 REAR 12.12.19



R35897 GB 48X50 REAR 12.12.19



R35897 GB 48X50 SIDE 12.12.19



R35897 GOATS 12.12.19



R35897 MA REAR 12.12.19



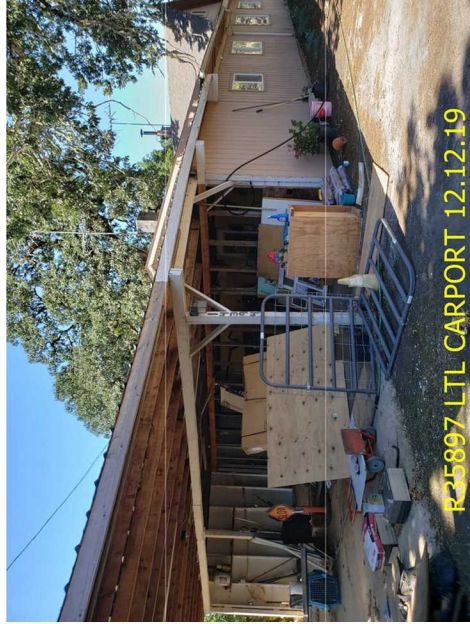
R35897 MA SIDE 12.12.19



R35897 GUTTING 12.12.19



R35897 PRF PC 12.12.19



R35897 LTL CARPORT 12.12.19



Acct ID: 535897 MTL: 092W32A000800 Date: **11/21/24** Appr: **MDL** Prop Class: 551 RMV Prop Class: 451
 Situs: 14394 WEJOCUMA LN SE TURNER OR 97392 MaSaNh: 07 06 000 Unit: 36368 Year: **2024**
 Last Date Appraised: 11/07/2023 Appraiser: MATT LORD Retag: **Y** N Tag info: 2025 - Tags/Permit (Completion) **2025**
 Owner: JAMSGARD, JENNIFER L Roll Type: R
 Cycle **Tag** Sales Verification Other: _____ Inspection level: 1 **2** 3 4 LCB TTO INSP AV: 115711
 RMV Land: 304620 RMV Imp: 302350 RMV Total: 606970 MAV: 86200 MSAV: 29511 SAV: 44777
 Comment: 24-25: L2 11.7.23 MDL **Interior Remodel**
 23-24: L2 2.24.23 CL
 22-23: L2 01.07.22 ML
 LEVEL 2 4.20.21 CL10//

Notations **25-26 N/C** **✓ 1/1/26**

RP/MS	Code	Description
RP	ZONED	FARM EFU ZONED

OSDs **Chris 2/5/25 L4 farm use ok - cattle**

Count	Code	Description	RMV	Code Area	Exception
1	SAN	SA OSD - NO LANDSCAPE	30000	05530	0

Land **✓**

Site	Code Area	Size	Use Code	Zone	SAV Use	Exception
Site: 1	05530	1.00 Acres	005	REST	011	0
Class: 4HD	Value Source: Farm Homesite	Description: FOUR HILL DRY			RMV: 27300	Exception: Y N
Adjustment(s): Fire Patrol: Description:						
Comments: Liability year - 2009 / 20-21: PER #35 ADJ SOIL CLASS ACREAGE// 09-10: CYCLE WORK PER #49 CHG OSDA.RUR TO OSDN.RUR// 03-04: REAPPRAISAL// 06-07: INCREASE HOMESITE TO ONE ACRE, ADD EXCEPTION VALUE, NO PAT LIAB WILL BE COLLECTED.						
Site: 3	05530	4.81 Acres	005	REST	011	0
Class: 4HD	Value Source: Farm Use - EFU	Description: FOUR HILL DRY			RMV: 131300	Exception: Y N
Adjustment(s): Fire Patrol: Description:						
Comments: Liability year - 1981 / 01-02; CHANGED SOIL CLASS FROM 3 HILL DRY TO 4 HILL DRY						
Site: 4	05530	4.25 Acres	005	REST	011	0
Class: 4HD	Value Source: Woodlot	Description: FOUR HILL DRY			RMV: 116020	Exception: Y N
Adjustment(s): Fire Patrol: Description:						
Comments: Liability year - 1971 / 01-02; CHANGED SOIL CLASS FROM 3 HILL DRY TO 4 HILL DRY						

Improvements - Residence / Manufactured Structures

Bldg	Code Area	Stat Class	Year Blt	Eff Year Blt	Sq.Ft	% Complete
Bldg: 1	05530	132	1948	1948	2016	60
Desc: Multi Story above grade Dimensions: RMV: 105970						
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	1736	2	FB-1	1948	1948	BATH - 1, KIT-, ROOF, HVAC, FP - 1	Y N
Attic	3	Finished	280	0	0	1948	1948		Y N

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception
CONCRETE DRIVEWAY EIF	3	690	1948	1480	1	Y N

Bldg: 3 Code Area: 05530 Stat Class: 121 Year Blt: 1972 Eff Year Blt: 1972 Sq.Ft: 1440 % Complete: 100
 Desc: One Story Only Dimensions: RMV: 112560
 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	2	Finished	1440	2	FB-1	1972	1972	BATH - 1, KIT-, ROOF, HVAC	Y N

Accessories

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

Bldg: 5 Code Area: 05530 Stat Class: 108 Year Blt: 2003 Eff Year Blt: 2003 Sq.Ft: 0 % Complete: 100
 Desc: Residential Other Improvements Dimensions: RMV: 29620
 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
No floor data available								

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity
ASPHALT DRIVEWAY	1	10790	2003	24278	1

Exception: Y N

Improvements - Accessory Buildings

Bldg: 2	Code Area: 05530	Stat Class: 351	Year Blt: 1964	Eff Year Blt: 1964	Sq.Ft: 720	% Complete: 100
Desc: General Purpose Building (GB)			Dimensions: 36x20			RMV: 2340
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
General Purpose Bldg	4	Finished	720	0	0	1964	1964	FAIR ✓

Exception: Y N

Accessories

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

Bldg: 4	Code Area: 05530	Stat Class: 351	Year Blt: 2012	Eff Year Blt: 2012	Sq.Ft: 2400	% Complete: 100
Desc: General Purpose Building (GB)			Dimensions: 48x50			RMV: 46200
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
General Purpose Bldg	6	Finished	2400	0	0	2012	2012	FAIR ✓

Exception: Y N

Accessories

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

Bldg: 6	Code Area: 05530	Stat Class: 354	Year Blt: 2012	Eff Year Blt: 2012	Sq.Ft: 1381	% Complete: 100
Desc: Lean-to Light (LTL)			Dimensions:			RMV: 4360
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
Lean-to Light Duty	6	Finished	1381	0	0	2012	2012	

Exception: Y N

Accessories

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

Bldg: 7	Code Area: 05530	Stat Class: 354	Year Blt: 1964	Eff Year Blt: 1964	Sq.Ft: 648	% Complete: 100
Desc: Lean-to Light (LTL)			Dimensions:			RMV: 520
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
Lean-to Light Duty	4	Finished	648	0	0	1964	1964	

Exception: Y N

Accessories

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

Bldg: 8	Code Area: 05530	Stat Class: 354	Year Blt: 1948	Eff Year Blt: 1948	Sq.Ft: 690	% Complete: 100
Desc: Lean-to Light (LTL)			Dimensions: 30x23			RMV: 560
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
Lean-to Light Duty	4	Finished	690	0	0	1948	1948	

Exception: Y N

Accessories

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

Bldg: 9	Code Area: 05530	Stat Class: 355	Year Blt:	Eff Year Blt: 1972	Sq.Ft: 160	% Complete: 100
Desc: Lean-to Heavy (LTH)			Dimensions: 20x8			RMV: 220
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

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory
Lean-to Heavy Duty	4	Finished	160	0	0	0	1972	Exception: Y N

Accessories

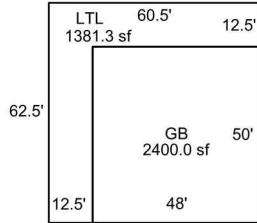
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No accessory data available					

SKETCH/AREA TABLE ADDENDUM

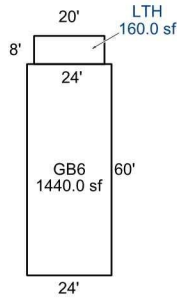
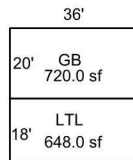
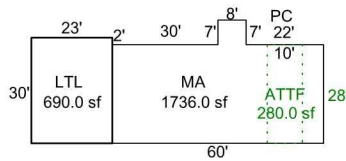
SUBJECT INFO

File No.: R35897 Parcel No.: 092W32A 00800
 Property Address: 14394 WEJOCUMA LN SE
 City: TURNER County: State: OR ZipCode: 97392
 Owner:
 Client: Client Address:
 Appraiser Name: Inspection Date:

SKETCH



R35897
 092W32A 00800
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Sketch by Apex Sketch

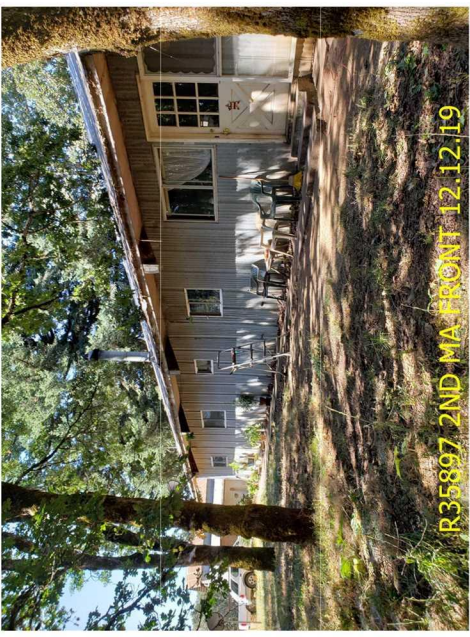
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Code	Description	Factor	Net Size	Perimeter	Net Totals	UPD BY PH 03.05.20	
GBA1	GB6	1.0	1440.0	168.0			
	LTL	1.0	690.0	106.0			
	GB	1.0	720.0	112.0			
	LTL	1.0	648.0	108.0			
	GB	1.0	2400.0	196.0			
	LTL	1.0	1381.3	246.0			
	LTH	1.0	160.0	56.0	7439.3		
GLA1	MA	1.0	1736.0	190.0	1736.0		
GLA2	ATTF	1.0	280.0	76.0	280.0		
						COMMENT TABLE 2	COMMENT TABLE 3
	Net LIVABLE	cnt	2 (rounded)		2,016		
	Net BUILDING	cnt	7 (rounded)		7,439		



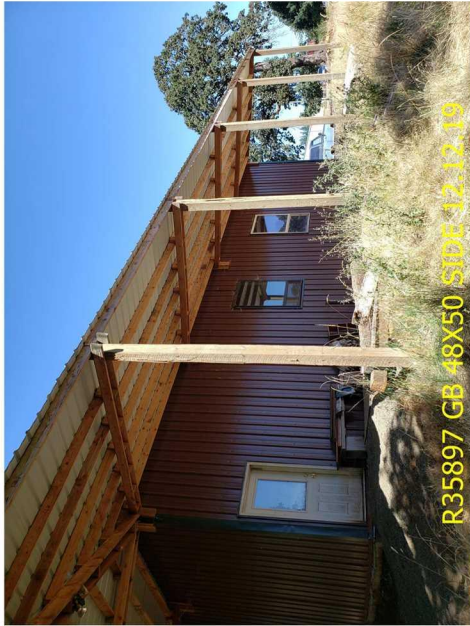
R35897 GB 48X50 REAR 12.12.19



R35897 2ND MA 12.12.19



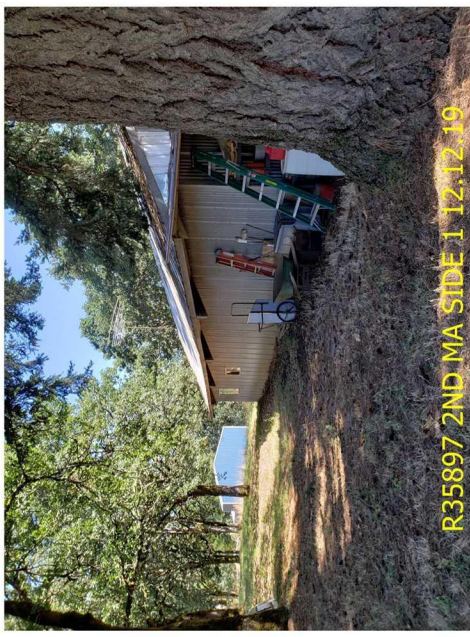
R35897 2ND MA FRONT 12.12.19



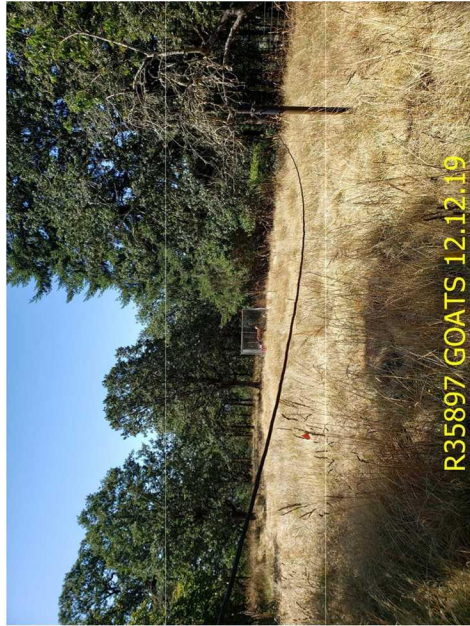
R35897 GB 48X50 SIDE 12.12.19



R35897 GB 20X36 LTL 12.12.19



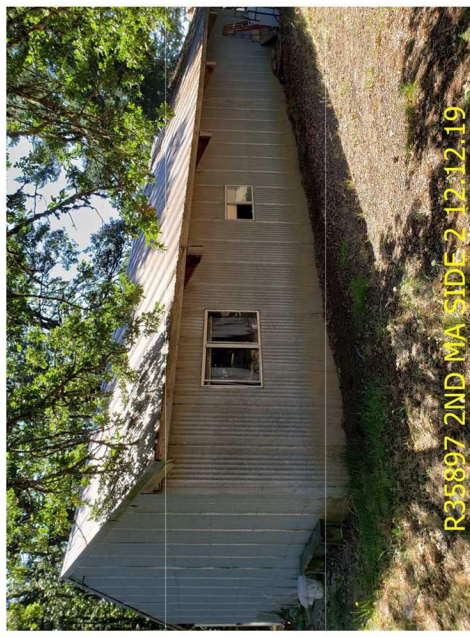
R35897 2ND MA SIDE 1 12.12.19



R35897 GOATS 12.12.19



R35897 GB 20X36 REAR 12.12.19



R35897 2ND MA SIDE 2 12.12.19



R35897 MA REAR 12.12.19



R35897 MA SIDE 12.12.19



R35897 GUTTING 12.12.19



R35897 PRF PC 12.12.19



R35897 LTL CARPORT 12.12.19



Summary

Acct ID: 535897 MTL: 092W32A000800 Date: **2-24-23** Appr: **CK** Prop Class: 551 RMV Prop Class: 551
 Situs: 14394 WEJOCUMA LN SE TURNER OR 97392 MaSaNh: 07 06 000 Unit: 36368 Year: **2023**
 Owner: JAMSGARD, JENNIFER L Roll Type: R
 Cycle Tag: **Permit** Sales Verification Other: _____ Inspection level: 1 **f** 3 4 LCB TTO INSP PICT MLS AV: 107598
 RMV Land: 400550 RMV Imp: 344620 RMV Total: 745170 MAV: 81258 MSAV: 26340 SAV: 50264
 Comment: 22-23: L2 01.07.22 ML// LEVEL 2 4.20.21 CL10// **NO CHANGE RETAG 1-1-24** Chris 5/19/23

Notations

RP/MS	Code	Description
RP	ZONED	FARM EFU ZONED

OSDs

Count	Code	Description	RMV	Code Area	Exception
1	SAN	SA OSD - NO LANDSCAPE	24000	05530	0

Land

Code Area: 05530	Site: 1	Size: 1.00 Acres	Use Code: 005	Zone: SA	SAV Use: 011	Exception: 0
Class: 4hd	Description:		RMV: 37430			
Adjustment(s): 07IMP	Fire Patrol:		Description:			
Comments: 20-21: PER #35 ADJ SOIL CLASS ACREAGE// 09-10: CYCLE WORK PER #49 CHG OSDA.RUR TO OSDN.RUR// 03-04: REAPPRAISAL// 06-07: INCREASE HOMESITE TO ONE ACRE, ADD EXCEPTION VALUE, NO PAT LIAB WILL BE COLLECTED.						
Code Area: 05530	Site: 3	Size: 4.81 Acres	Use Code: 005	Zone: SA	SAV Use: 011	Exception: 0
Class: 4HD	Description: FOUR HILL DRY		RMV: 180040			
Adjustment(s): 07IMP	Fire Patrol:		Description:			
Comments: 01-02; CHANGED SOIL CLASS FROM 3 HILL DRY TO 4 HILL DRY						
Code Area: 05530	Site: 4	Size: 4.25 Acres	Use Code: 005	Zone: SA	SAV Use: 011	Exception: 0
Class: WOOD 4hd	Description: FARM WOODLOT		RMV: 159080			
Adjustment(s): 07IMP	Fire Patrol:		Description:			
Comments: 01-02; CHANGED SOIL CLASS FROM 3 HILL DRY TO 4 HILL DRY						

Improvements - Residence / Manufactured Structures

Imp ID: 350231	Bldg 1	Code Area: 0553	Year Blt: 1948	Eff Year Blt: 1948	Dimensions:	% Complete: 60
Stat Class: 132	Desc: Multi Story above grade		Sq.Ft: 2016		RMV: 120890	
Func Obsc: 100	Econ %: 100	Other %: 100	Exception: 0	Adjust:	Adjust RMV: 0	

Floors

Type	Finished SqFt	Low Cost SqFt	Unfinished SqFt	Beds	Baths	Class	Yr Blt	Eff Yr Blt	Inventory
Attic	280	0	0	0		3	1948	1948	
First Floor	1736	0	0	2	FB-1	3	1948	1948	COMP, FA, SGLP, BATH - 1

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity
CONCRETE DRIVEWAY	3	690	1948	1502	1

Imp ID: 350246	Bldg 3	Code Area: 0553	Year Blt: 1972	Eff Year Blt: 1972	Dimensions:	% Complete: 100
Stat Class: 121	Desc: One Story Only		Sq.Ft: 1440		RMV: 131760	
Func Obsc: 100	Econ %: 100	Other %: 100	Exception: 0	Adjust:	Adjust RMV: 0	

Floors

Type	Finished SqFt	Low Cost SqFt	Unfinished SqFt	Beds	Baths	Class	Yr Blt	Eff Yr Blt	Inventory
First Floor	1440	0	0	2	FB-1	2	1972	1972	METAL, ST, GABLE, METSD, CNCFL, POST, BATH - 1

Accessories

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

Imp ID: 350255	Bldg 5	Code Area: 0553	Year Blt: 2003	Eff Year Blt: 2003	Dimensions:	% Complete: 100
Stat Class: 108	Desc: Residential Other Improvements		Sq.Ft: 0		RMV: 33140	
Func Obsc: 100	Econ %: 100	Other %: 100	Exception: 0	Adjust:	Adjust RMV: 0	

Floors

Type	Finished SqFt	Low Cost SqFt	Unfinished SqFt	Beds	Baths	Class	Yr Blt	Eff Yr Blt	Inventory
No floor data available									

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity
ASPHALT DRIVEWAY	1	10790	2003	24547	1

Improvements - Accessory Buildings

Imp ID: 350233	Bldg 2	Code Area: 05530	Year Blt: 1964	Eff Year Blt: 1964	Dimensions: 36x20	% Complete: 100
Stat Class: 351	Desc: General Purpose Building (GB)		Sq.Ft: 720		RMV: 2330	
Func Obsc: 100	Econ %: 100	Other %: 100	Exception: 0	Adjust:	Adjust RMV: 0	

Floors

Type	Finished SqFt	Low Cost SqFt	Unfinished SqFt	Beds	Baths	Class	Yr Blt	Eff Yr Blt	Inventory
General Purpose Bldg	720	0	0	0		4	1964	1964	14FT, METSD, METAL, GABLE, CNCFD, DIRT

Accessories

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

Imp ID: 350251	Bldg 4	Code Area: 05530	Year Blt: 2012	Eff Year Blt: 2012	Dimensions: 48x50	% Complete: 100
Stat Class: 351	Desc: General Purpose Building (GB)				Sq.Ft: 2400	RMV: 49760
Func Obsc: 100	Econ %: 100	Other %: 100	Exception: 0	Adjust:	Adjust RMV: 0	

Floors

Type	Finished SqFt	Low Cost SqFt	Unfinished SqFt	Beds	Baths	Class	Yr Blt	Eff Yr Blt	Inventory
General Purpose Bldg	2400	0	0	0		6	2012	2012	BKENM, GABLE, BKEWL, CNCFL, FRAME, 220V

Accessories

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

Imp ID: 361595	Bldg 6	Code Area: 05530	Year Blt: 2012	Eff Year Blt: 2012	Dimensions:	% Complete: 100
Stat Class: 354	Desc: Lean-to Light (LTL)				Sq.Ft: 1381	RMV: 5230
Func Obsc: 100	Econ %: 100	Other %: 100	Exception: 0	Adjust:	Adjust RMV: 0	

Floors

Type	Finished SqFt	Low Cost SqFt	Unfinished SqFt	Beds	Baths	Class	Yr Blt	Eff Yr Blt	Inventory
Lean-to Light Duty	1381	0	0	0		6	2012	2012	SHED, DIRT, BKENM

Accessories

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

Imp ID: 361804	Bldg 7	Code Area: 05530	Year Blt: 1964	Eff Year Blt: 1964	Dimensions:	% Complete: 100
Stat Class: 354	Desc: Lean-to Light (LTL)				Sq.Ft: 648	RMV: 610
Func Obsc: 100	Econ %: 100	Other %: 100	Exception: 0	Adjust:	Adjust RMV: 0	

Floors

Type	Finished SqFt	Low Cost SqFt	Unfinished SqFt	Beds	Baths	Class	Yr Blt	Eff Yr Blt	Inventory
Lean-to Light Duty	648	0	0	0		4	1964	1964	METAL, SHED, METSD, DIRT, POST

Accessories

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

Imp ID: 371858	Bldg 8	Code Area: 05530	Year Blt: 1948	Eff Year Blt: 1948	Dimensions: 30x23	% Complete: 100
Stat Class: 354	Desc: Lean-to Light (LTL)				Sq.Ft: 690	RMV: 650
Func Obsc: 100	Econ %: 100	Other %: 100	Exception: 0	Adjust:	Adjust RMV: 0	

Floors

Type	Finished SqFt	Low Cost SqFt	Unfinished SqFt	Beds	Baths	Class	Yr Blt	Eff Yr Blt	Inventory
Lean-to Light Duty	690	0	0	0		4	1948	1948	FRAME, DIRT, ARCOMP

Accessories

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

Imp ID: 371859	Bldg 9	Code Area: 05530	Year Blt:	Eff Year Blt: 1972	Dimensions: 20x8	% Complete: 100
Stat Class: 355	Desc: Lean-to Heavy (LTH)				Sq.Ft: 160	RMV: 250
Func Obsc: 100	Econ %: 100	Other %: 100	Exception: 0	Adjust:	Adjust RMV: 0	

Floors

Type	Finished SqFt	Low Cost SqFt	Unfinished SqFt	Beds	Baths	Class	Yr Blt	Eff Yr Blt	Inventory
Lean-to Heavy Duty	160	0	0	0		4	0	1972	

Accessories

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

Comments: _____

Segment:_____ Class:_____ Area:_____

Stat Class:_____ Effective Area:_____

Roof: ARCMP BLTUP COMP ISHKE METAL ROLL
SHAKE TCLAY TCONC WOOD Other:_____

Plumbing:_____ JTTUB GRDTB

Heat: AC BB CEIL FA H-WTR HP ZONAL ST SC

Fireplace: DBLE DBLP ECLVE ECLVP HRTHE HRTHP
PREFE PREFP SGLE SGLP ZROCL

Interior Components: CKTP CKTPE CRNG DSP DW H&F
OVEND/S MICRO RNG TRASH Other:_____

Bedrooms:_____ Qty:_____ Year Blt:_____ Eff Yr Blt:_____

% Good:_____ % Complete:_____ Functional:_____

Economic:_____ Exception:_____ Lump Sum:_____

Comments: _____

Interior Walls: PANEL DRYWALL

Skirting: METAL WOOD VINYL FBRGL CBLOCK BRICK

Segment: _____ Plumbing: _____

Stat Class: _____ Heat: _____

Class: _____ Electric: _____

Dimension/Size: _____ Misc.: _____

Foundation: _____ Year Built: _____

Exterior Wall: _____ Effective Yr Built: _____

Interior Finish: _____ Condition: _____

Roof Cover: _____ % Complete: _____

Roof Style: _____ Lump Sum: _____

Flooring: _____ Exception Code: _____

Tag: Y N _____

Segment:_____ Class:_____ Area:_____

Stat Class:_____ Effective Area:_____

Roof: ARCMP BLTUP COMP ISHKE METAL ROLL
SHAKE TCLAY TCONC WOOD Other:_____

Plumbing:_____ JTTUB GRDTB

Heat: AC BB CEIL FA H-WTR HP ZONAL ST SC

Fireplace: DBLE DBLP ECLVE ECLVP HRTHE HRTHP
PREFE PREFP SGLE SGLP ZROCL

Interior Components: CKTP CKTPE CRNG DSP DW H&F
OVEND/S MICRO RNG TRASH Other:_____

Bedrooms:_____ Qty:_____ Yr Blt:_____ Eff Yr Blt:_____

% Good:_____ % Complete:_____ Functional:_____

Economic:_____ Exception:_____ Lump Sum:_____

Comments: _____

Segment: _____ Plumbing: _____

Stat Class: _____ Heat: _____

Class: _____ Electric: _____

Dimension/Size: _____ Misc.: _____

Foundation: _____ Year Built: _____

Exterior Wall: _____ Effective Yr Built: _____

Interior Finish: _____ Condition: _____

Roof Cover: _____ % Complete: _____

Roof Style: _____ Lump Sum: _____

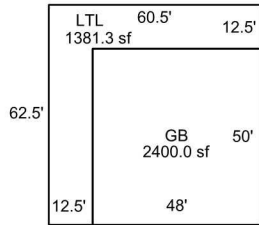
Flooring: _____ Exception Code: _____

SKETCH/AREA TABLE ADDENDUM

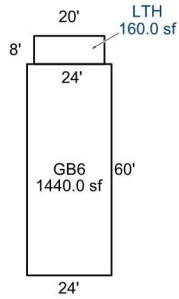
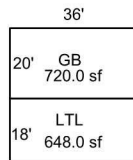
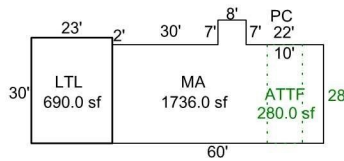
SUBJECT INFO

File No.: R35897 Parcel No.: 092W32A 00800
 Property Address: 14394 WEJOCUMA LN SE
 City: TURNER County: State: OR ZipCode: 97392
 Owner:
 Client: Client Address:
 Appraiser Name: Inspection Date:

SKETCH



R35897
092W32A 00800
 SCALE=1:50



Sketch by Apex Sketch

AREA CALCULATIONS SUMMARY

COMMENT TABLE 1

Code	Description	Factor	Net Size	Perimeter	Net Totals
GBA1	GB6	1.0	1440.0	168.0	
	LTL	1.0	690.0	106.0	
	GB	1.0	720.0	112.0	
	LTL	1.0	648.0	108.0	
	GB	1.0	2400.0	196.0	
	LTL	1.0	1381.3	246.0	
	LTH	1.0	160.0	56.0	7439.3
GLA1	MA	1.0	1736.0	190.0	1736.0
GLA2	ATTF	1.0	280.0	76.0	280.0
	Net LIVABLE	cnt	2 (rounded)		2,016
	Net BUILDING	cnt	7 (rounded)		7,439

UPD BY PH 03.05.20

COMMENT TABLE 2

COMMENT TABLE 3