

**Summary**

Lead Appr: ww 11/6

Clerk: \_\_\_\_\_

Lead Clerk: \_\_\_\_\_

Appr: MAL Inpet

Print Date:

9/29/2025

Acct ID: 556941

MTL: 103W02BA01600

Date: 10/23/24

Appr: MAL

Prop Class: 401

RMV Prop Class: 401

Situs:

MaSaNh: 07 06 000

Unit: 131539

Year: 2025

Last Date Appraised: 04/03/2025

Appraiser: MATT LORD

Tag: Y N

Tag info:

Owner: GARCIA SOLORIO, OMAR

Last Sales Date: 05/13/2025

Roll Type: R

Cycle Tag Sales Verification

Other: \_\_\_\_\_

Inspection level: 1 2 3 4

LCB TTO INSP

AV: 9460

RMV Land: 43670

RMV Imp: 2650

RMV Total: 46320

MAV: 9460

MSAV: 0

SAV: 0

Comment: 25-26: L3 MDL 4.3.25 CYCLE

34

**Land**

26.27 SALE

N/C

MLS 828934

DOM 40

Site: 1 Code Area: 14530 Size: 5227 Sqft Use Code: 004 Zone: NREST SAV Use: Exception: 0

Class: 4BDSS Value Source: Rural at MKT Description: FOUR BENCH DRY SPECIAL SOUTH RMV: 43670 Exception: Y N

Adjustment(s): Fire Patrol: Description:

Comments: 25-26: UPDATED LAND CLASS // 09-10: FAIR NEIGHBORHOOD CLEANUP PROJECT REMOVED ADJ // 2003-04 REAPPRAISAL. //05-06: CHG OF RECALCULATION LAND TABLE PER #29 //07-08: PT WITH R56942 - UNBUILDABLE

**Improvements - Accessory Buildings**

Bldg: 1 Code Area: 14530 Stat Class: 351 Year Blt: 1970 Eff Year Blt: 1970 Sq.Ft: 576 % Complete: 100.00

Desc: General Purpose Building (GB) Dimensions: 24x24 RMV: 2650

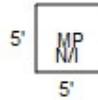
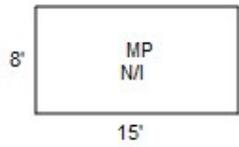
Func Obsc: 100 Econ %: 100 Other %: 100 Exception: 0 Adjust: Adjust RMV: 0

**Floors**

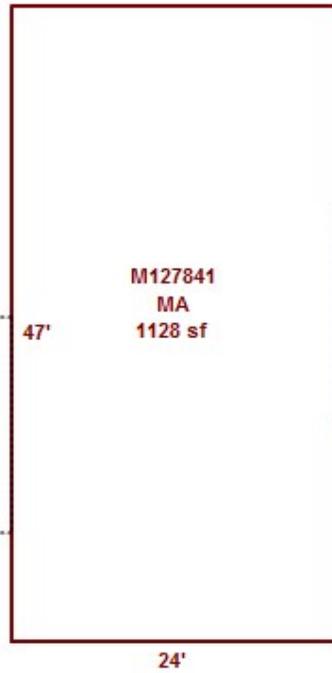
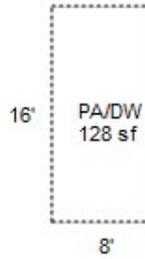
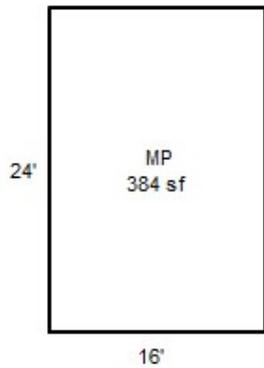
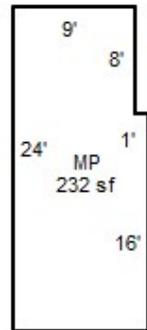
Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory	Exception: Y N
General Purpose Bldg	5	Finished	576	0	0	1970	1970	FAIR	Y N

**Accessories**

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



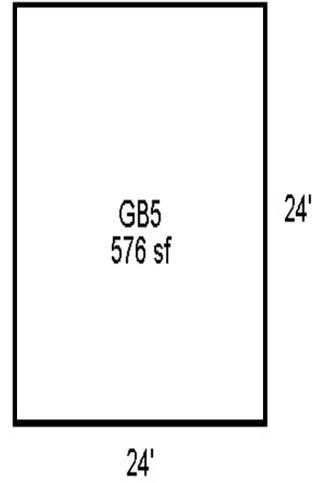
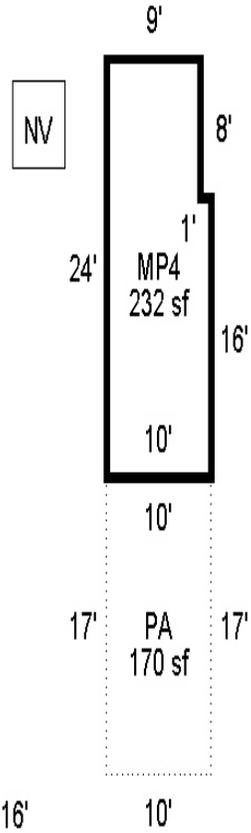
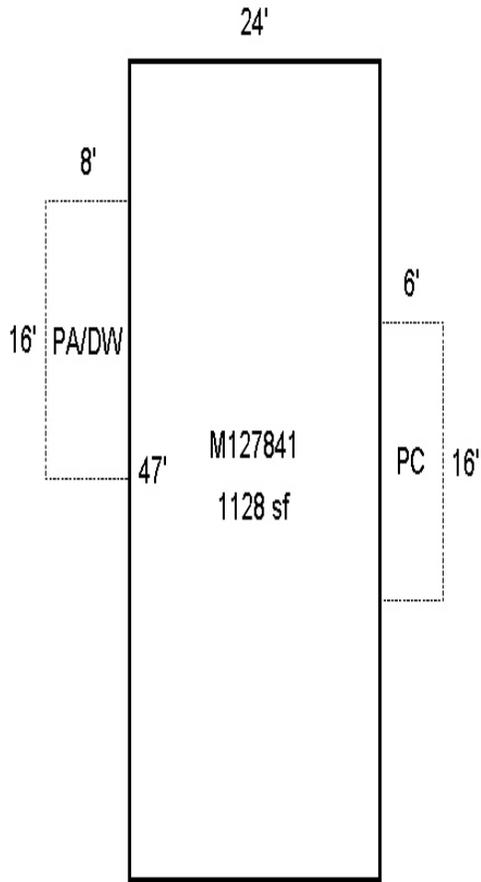
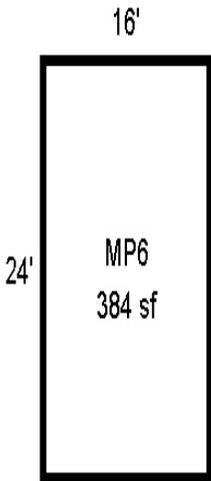
TL 01500



AD

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R56941  
103W02BA01600





R56941

GB

6-18-18

Summary Lead Appr: WW Clerk: \_\_\_\_\_ Lead Clerk: \_\_\_\_\_ Appr: MDL Input Print Date: \_\_\_\_\_

Acct ID: 556941 MTL: 103W02BA01600 Date: 4/3/25 Appr: MDL Prop Class: 401 RMV Prop Class: 401  
Situs: \_\_\_\_\_ MaSaNh: 07 06 000 Unit: 131539 Year: 2024  
2025

Last Date Appraised: 06/18/2018 Appraiser: MATT LORD Retag: Y Tag info: \_\_\_\_\_

Owner: GAVIN, ROBERT L Roll Type: R

Cycle Tag Sales Verification Other: \_\_\_\_\_ Inspection level: 1 2 3 4 LCB TTO INSP AV: 9190

RMV Land: 36370 RMV Imp: 2650 RMV Total: 39020 MAV: 9190 MSAV: 0 SAV: 0

Comment: \_\_\_\_\_

**Notations** 25-26 cycle

No notation data available.

**OSDs**

No OSD data available.

**Land**

Site: 1 Code Area: 14530 Size: 5227 Sqft Use Code: 004 Zone: NREST SAV Use: \_\_\_\_\_ Exception: 0

Class: 4BDSS Value Source: Rural at MKT Description: \_\_\_\_\_ RMV: 36370 Exception: Y N

Adjustment(s): \_\_\_\_\_ Fire Patrol: \_\_\_\_\_ Description: \_\_\_\_\_

Comments: 09-10: FAIR NEIGHBORHOOD CLEANUP PROJECT REMOVED ADJ // 2003-04 REAPPRAISAL. //05-06: CHG OF RECALCULATION LAND TABLE PER #29 //07-08: PT WITH R56942 - UNBUILDABLE

**Improvements - Residence / Manufactured Structures**

No residence or manufactured structure improvement data available.

**Improvements - Accessory Buildings**

Bldg: 1 Code Area: 14530 Stat Class: 351 Year Blt: 1970 Eff Year Blt: 1970 Sq.Ft: 576 % Complete: 100

Desc: General Purpose Building (GB) Dimensions: 24x24 RMV: 2650

Func Obsc: 100 Econ %: 100 Other %: 100 Exception: 0 Adjust: \_\_\_\_\_ Adjust RMV: 0

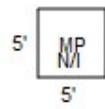
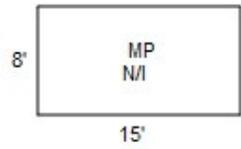
**Floors**

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory	Exception: Y N
General Purpose Bldg	5	Finished	576	0	0	1970	1970	FAIR ✓	Y N

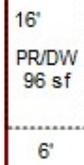
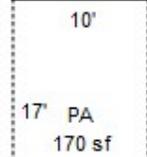
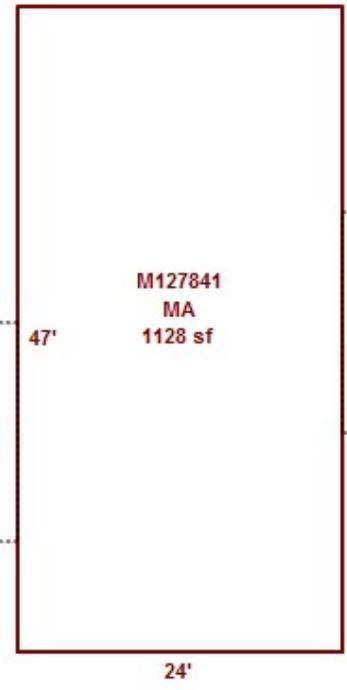
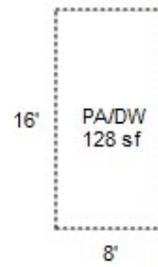
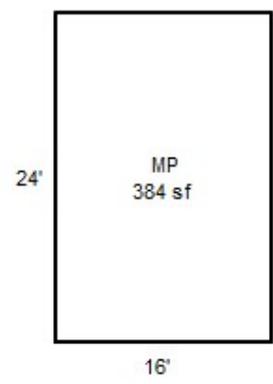
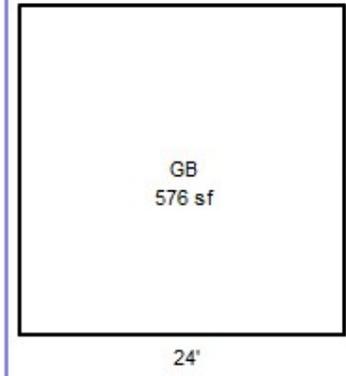
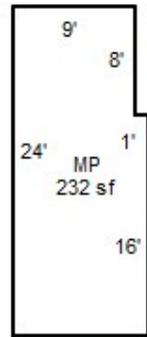
**Accessories**

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



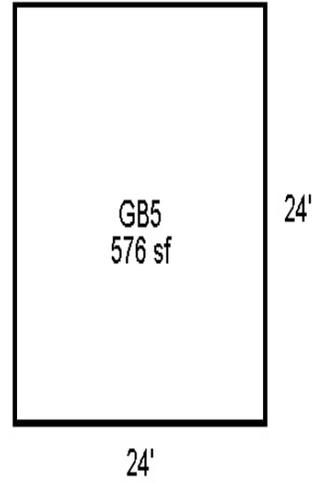
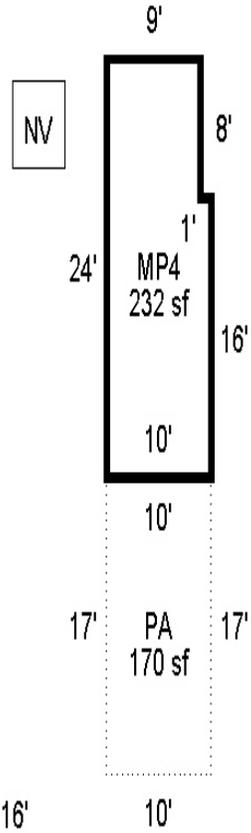
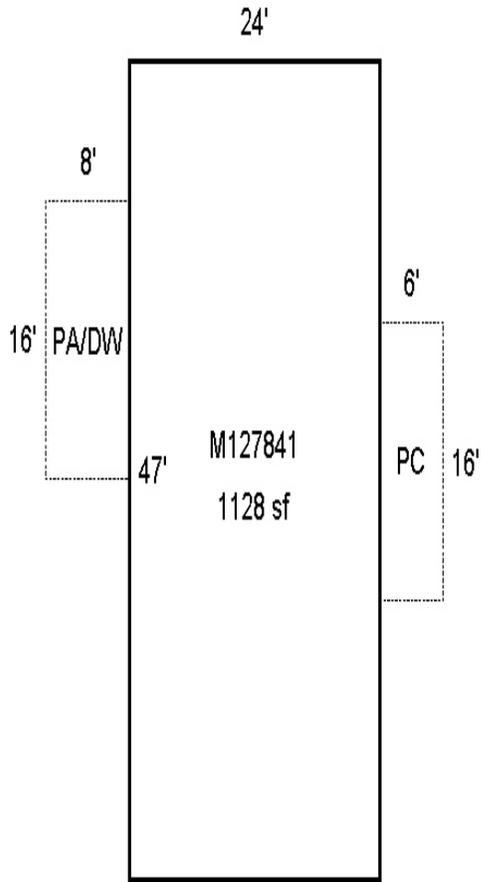
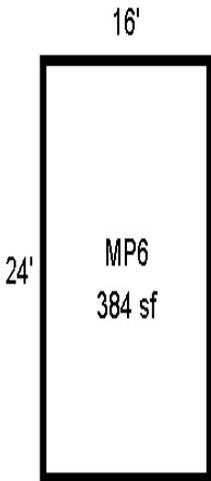
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400 02F

81400130

MANN, FRED H

0.12 Acres

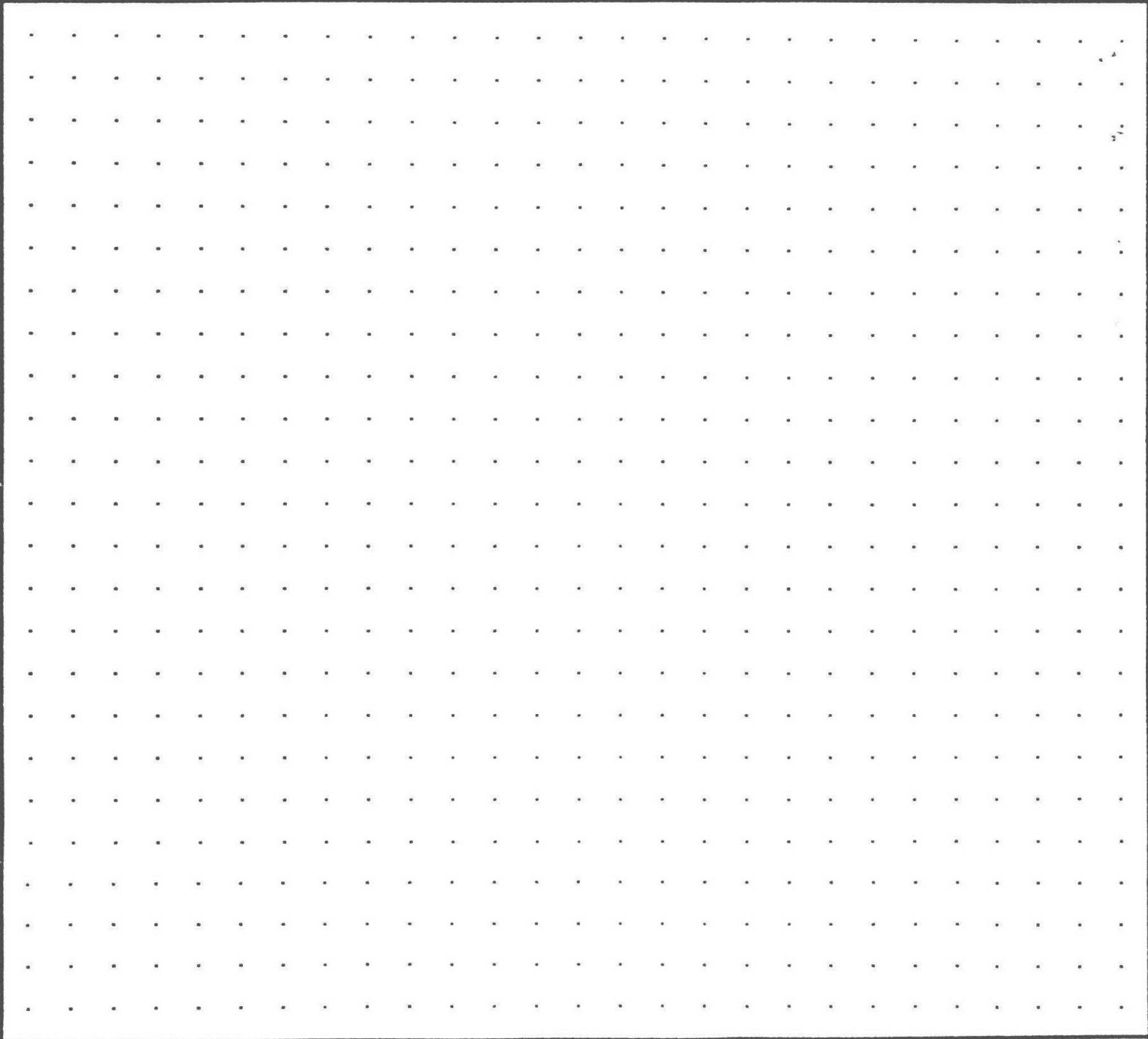
OAKDALE FR LOT 6 BLK 3 ANNEXATION NO 83-  
14

# BUILDING DIAGRAM AND OUTBUILDINGS

ACCT NO: *RS6941*

MAP NO: *103W02BA*

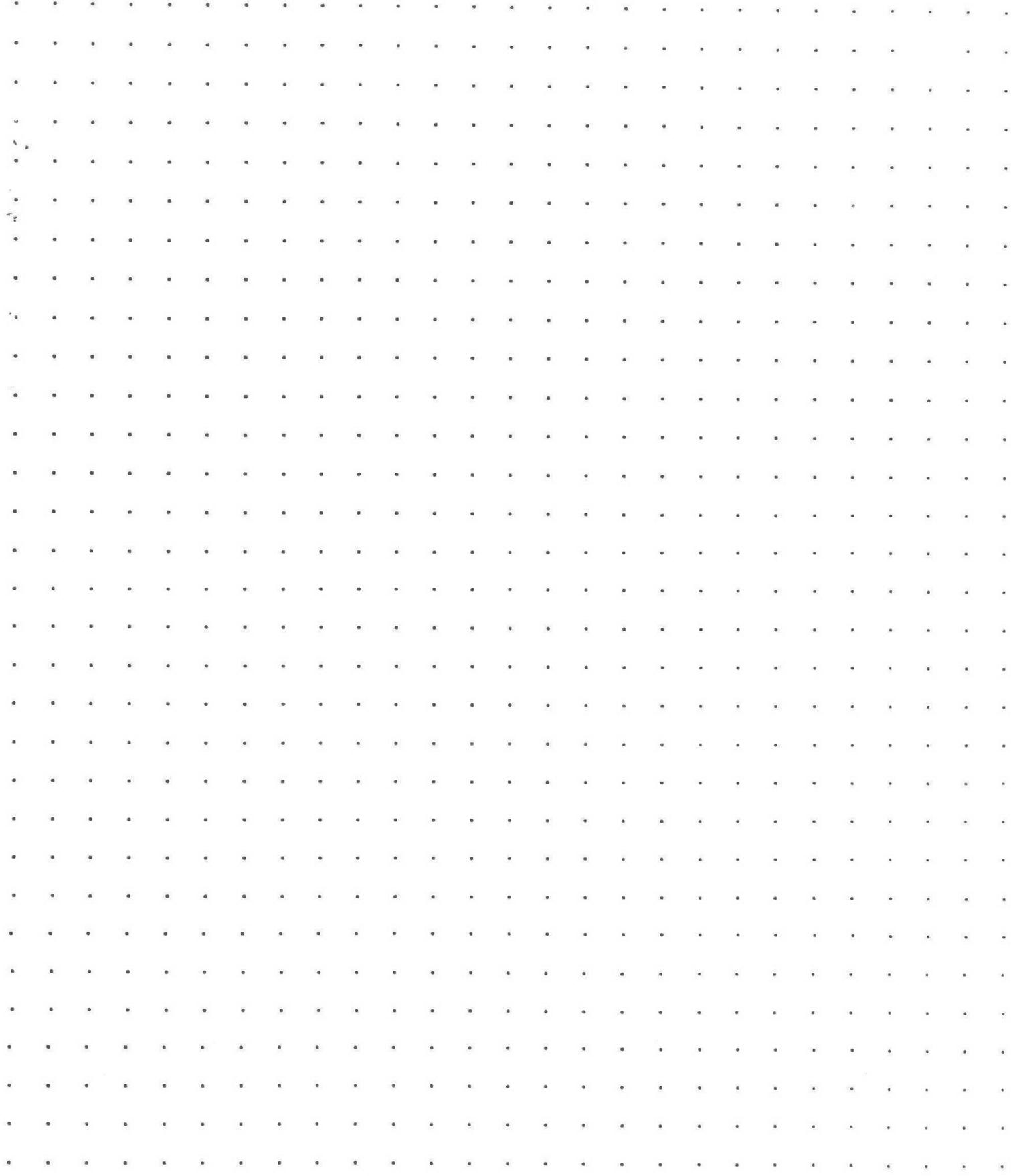
TAX LOT: *01600*



CALCULATIONS:

SCALE: 1" = 20'

MEASUREMENT VERIFIED		YR BLT:	ADDRESS:	SALES .	
DATE	BY		BUILDER:	Date	Amt.
<i>6/18/18</i>	<i>24</i>	<i>REMARKS:</i> <i>cycle</i>			



**CALCULATIONS:**

**SCALE: 1" = 20'**

# SKETCH/AREA TABLE ADDENDUM

Parcel No 103W02BA01600

File No R56941

SUBJECT

Property Address 1894 OAK ST SE

City JEFFERSON

County MARION

State OR

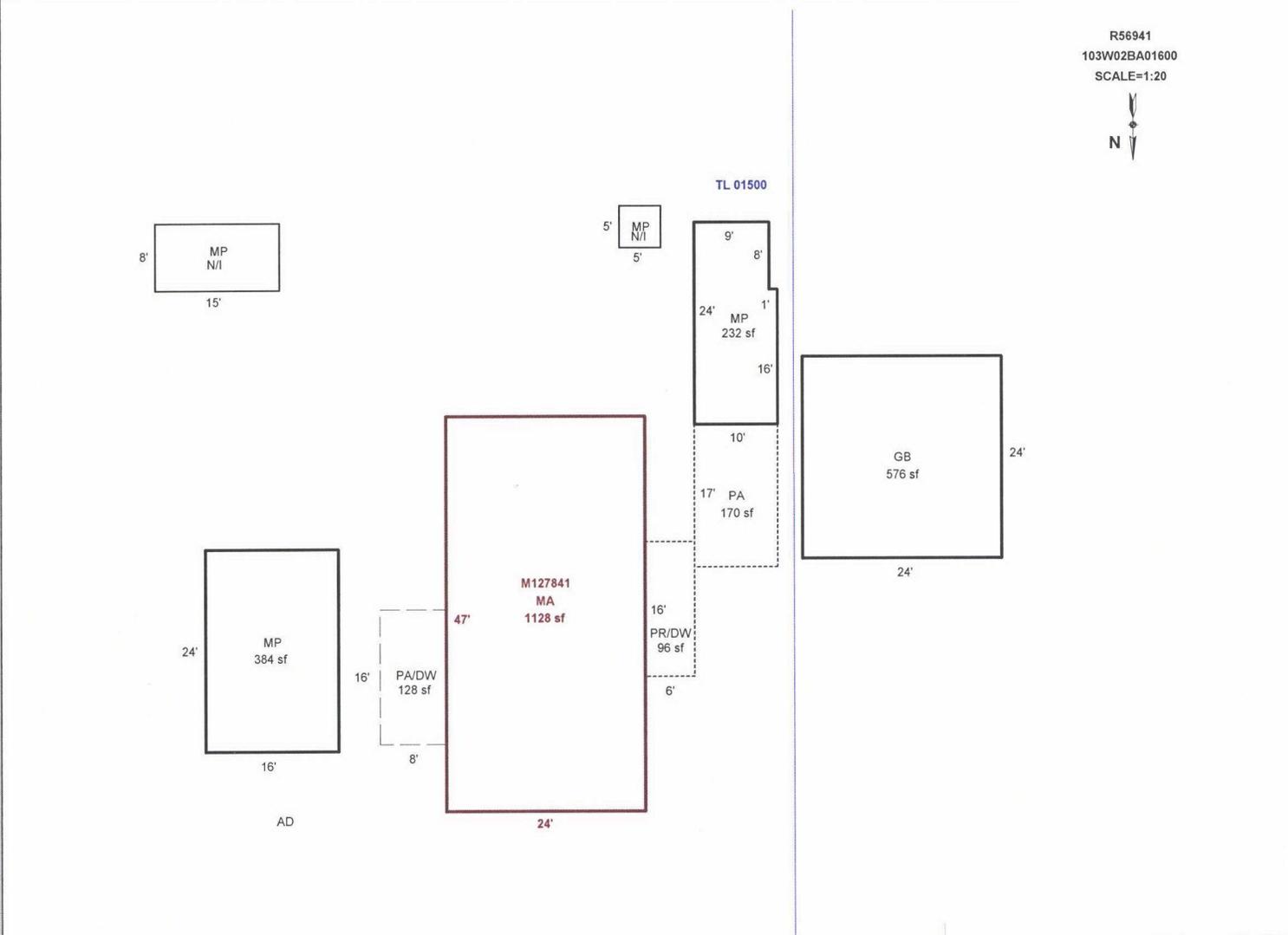
Zip 97352

Owner

Client

Appraiser Name

IMPROVEMENTS SKETCH



AREA CALCULATIONS

AREA CALCULATIONS SUMMARY					
Code	Description	Factor	Net Size	Perimeter	Net Totals
GLA1	MA	1.00	1128	142	1128
GBA1	MP	1.00	384	80	
	MP	1.00	232	68	
	GB	1.00	576	96	1192
	PR/DW	1.00	96	44	
P/P	PA/DW	1.00	128	48	
	PA	1.00	170	54	394
Net LIVABLE Area			(rounded w/ factors)		1128
Net BUILDING Area			(rounded w/ factors)		1192

Comment Table 1	
Apex by RW 06/20/08 UPDATED BY JRONDEMA 6/28/18	
Comment Table 2	Comment Table 3

R56941 103W02BA01600

Prop Class: 401 Prop Code: F00S Fran: 24

Appr #: 24 Date: 6-18-18

Situs Address

TTO  LCB  Insp  Cycle Tags Farm Forest Sales Verif  
 Pictom Other: \_\_\_\_\_

Owner GAVIN,ROBERT L

RMV Land: 21,600

RMV Imps: 2,050

RMV Total: 23,650

M50 Total: 7,720

For: 2018-2019

Notes: Update Inv

### Accessory Improvements

### Out Buildings

Seg: 1.1 GB

GENERAL PURPOSE BUILDING

Method: F09

Roof Cover: BKENAM

Int Comp:

Adj: FLCM

Class: 5

Roof Style: GABLE

Area: 576 Eff: 576

Flooring: CONC

Dimens: 24 x 24

Plumbing:

Electrical: 110v

% Comp: \_\_\_\_\_

Found: CONC

Heat/AC:

Bedrooms:

Func: \_\_\_\_\_

Ex. Wall 10FT;BKENAM

Fireplace:

Year: Eff: 1970

Value: 2,050

AddFactor1:

AddFactor2:

AddFactor3:

Exc Code: I/O Comment/Adj: update elec.

L/S: \_\_\_\_\_

R56941 103W02BA01600

Prop Class: 401 Prop Code: F00S Fran: 24

Appr #: \_\_\_\_\_ Date: \_\_\_\_\_

Situs Address

TTO  LCB  Insp Cycle Tags Farm Forest Sales Verif

Owner GAVIN,ROBERT L

Pictom Other: \_\_\_\_\_

RMV Land: 21,600

RMV Imps: 2,050

RMV Total: 23,650

M50 Total: 7,720

For: 2018-2019

Notes: \_\_\_\_\_

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	RURAL AT MKT	005	0.12		

Eff Acres 0.47 Companion Accounts R56942 103W02BA01500

Zone: AR

**Routing Slip**

Date: 7/6/18 Clerk: Chen Clerk Comments: \_\_\_\_\_

Appraiser Response: \_\_\_\_\_

Return to appraiser after input

Review by lead appraiser

7/2/18 (30)



R56941

GB

6-18-18