

Summary

Lead Appr: \_\_\_\_\_ Clerk: \_\_\_\_\_ Lead Clerk: \_\_\_\_\_ Appr: MDL Inpt

Print Date: 9/29/2025

WW 10/30/25

10/27/25

Acct ID: 562554

MTL: 082W21CA00900

Date: 10/15/25

Appr: MDL

Prop Class: 451

RMV Prop Class: 451

Situs: 5825 VAL VIEW DR SE TURNER OR 97392

MaSaNh: 07 06 000

Unit: 98182

Year: 2025

Last Date Appraised: 05/15/2015

Appraiser: MATT LORD

Tag: Y N

Tag info:

Owner: DUNN, JONNI

Last Sales Date: 07/24/2025

Roll Type: R

Cycle Tag Sales Verification Other: \_\_\_\_\_

Inspection level: 1 2 3 4 LCB TTO INSP

AV: 310220

RMV Land: 289520

RMV Imp: 381320

RMV Total: 670840

MAV: 310220

MSAV: 0

SAV: 0

Comment:

30

OSDs

25-J6 Sales

HLS 830093 DOM MH

| Count | Code | Description   | RMV   | Code Area | Exception |
|-------|------|---------------|-------|-----------|-----------|
| 1     | MKTA | OSD - AVERAGE | 50000 | 05590     | 0         |

Land

Site: 1

Code Area: 05590

Size: 1.22 Acres

Use Code: 005

Zone: REST

SAV Use:

Exception: 0

Class: MHD

Value Source: Residential

Description:

RMV: 239520

Exception: Y N

Adjustment(s): VWAR

Fire Patrol:

Description:

Comments: 2002-03 REAPPRAISAL; 2003-04 MODIFIED LAND TABLE KKB65 10/02

Improvements - Residence / Manufactured Structures

Bldg: 1

Code Area: 05590

Stat Class: 143

Year Blt: 1974

Eff Year Blt: 1974

Sq.Ft: 2642

% Complete: 100.00

Desc: One Story with basement

Dimensions:

RMV: 373350

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 |
|-----------------|-------|---------------|------------|------|-------|--------|-------------|------------------------------------|----------------|
| First Floor     | 4     | Finished      | 1335       | 2    | FB-1  | 1974   | <u>1974</u> | KIT-, FP - 1, HVAC, ROOF, BATH - 1 | Y N            |
| Basement        | 4     | Low Cost      | 1307       | 1    | 0     | 1974   | 1974        |                                    | Y N            |
| Garage Attached | 4     | Finished      | 506        | 0    | 0     | 1974   | <u>1974</u> | ROOF                               | Y N            |

Accessories

| Description                              | Class | Size SqFt | Eff Yr Blt | RMV   | Quantity | Exception: Y N |
|------------------------------------------|-------|-----------|------------|-------|----------|----------------|
| YARD IMPROVEMENTS <u>GOOD</u> <u>AVG</u> | 4     | 1         | 1974       | 32100 | 1        | Y N            |

Improvements - Accessory Buildings

Bldg: 2

Code Area: 05590

Stat Class: 351

Year Blt: 1994

Eff Year Blt: 1994

Sq.Ft: 960

% Complete: 100.00

Desc: General Purpose Building (GB)

Dimensions: 40x24

RMV: 6250

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 | 4     | Finished      | 960        | 0    | 0     | 1994   | 1994       | FAIR      | Y N            |

Accessories

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

Bldg: 3

Code Area: 05590

Stat Class: 354

Year Blt: 1994

Eff Year Blt: 1994

Sq.Ft: 400

% Complete: 100.00

Desc: Lean-to Light (LTL)

Dimensions: 40x10

RMV: 650

Func Obsc: 100

Econ %: 100

Other %: 100

Exception: 0

Adjust:

Adjust RMV: 0

Floors

| Type               | Class | Display Group | Floor Size | Beds | Baths | Yr Blt | Eff Yr Blt | Inventory | Exception: Y N |
|--------------------|-------|---------------|------------|------|-------|--------|------------|-----------|----------------|
| Lean-to Light Duty | 4     | Finished      | 400        | 0    | 0     | 1994   | 1994       |           | Y N            |

Accessories

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

Bldg: 4

Code Area: 05590

Stat Class: 321

Year Blt: 1981

Eff Year Blt: 1981

Sq.Ft: 816

% Complete: 100.00

Desc: Hay Cover (HC)

Dimensions: 34x24

RMV: 1070

Func Obsc: 100

Econ %: 100

Other %: 100

Exception: 0

Adjust:

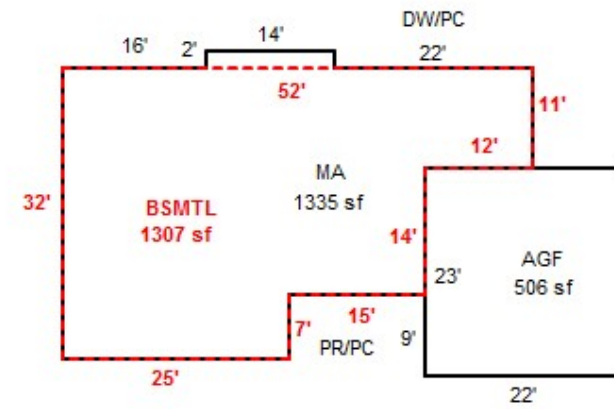
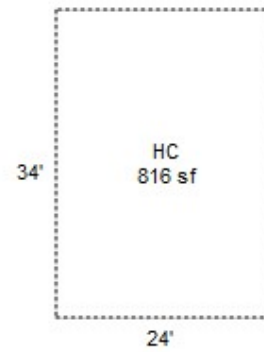
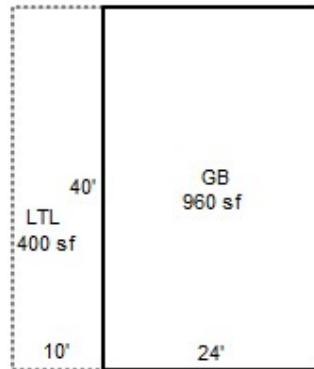
Adjust RMV: 0

Floors

| Type      | Class | Display Group | Floor Size | Beds | Baths | Yr Blt | Eff Yr Blt | Inventory | Exception: Y N |
|-----------|-------|---------------|------------|------|-------|--------|------------|-----------|----------------|
| Hay Cover | 4     | Finished      | 816        | 0    | 0     | 1981   | 1981       |           | Y N            |

**Accessories**

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











082W21CA00900

R62554

451 01D R41

00500190

00500190

DIETRICH, RUDY & CAROLYN LEE

1.22 Acres

5825 VAL VIEW DR SE

1/30/02

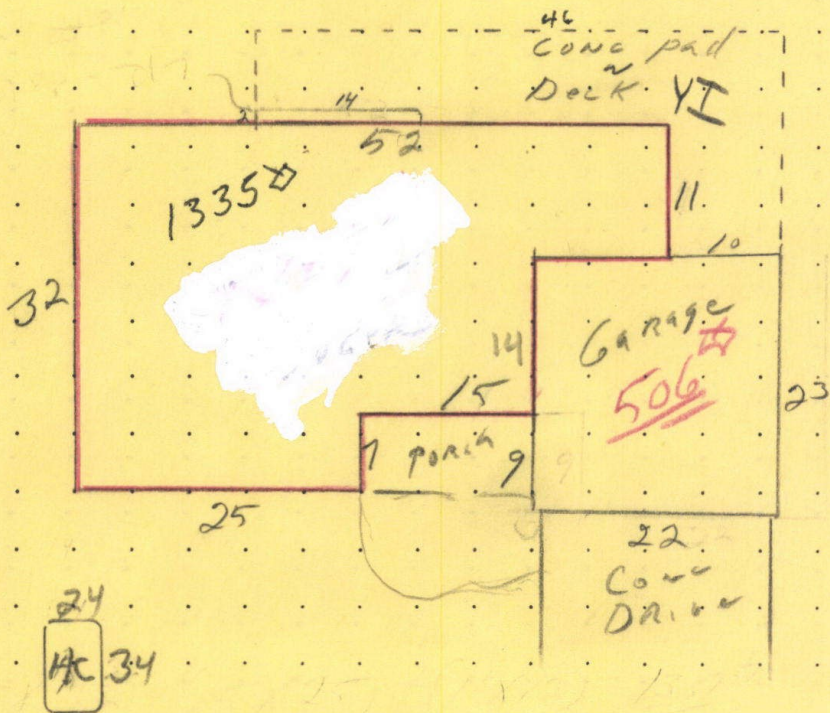


## BUILDING DIAGRAM AND OUTBUILDINGS

ACCT NO: 62554

MAP NO:

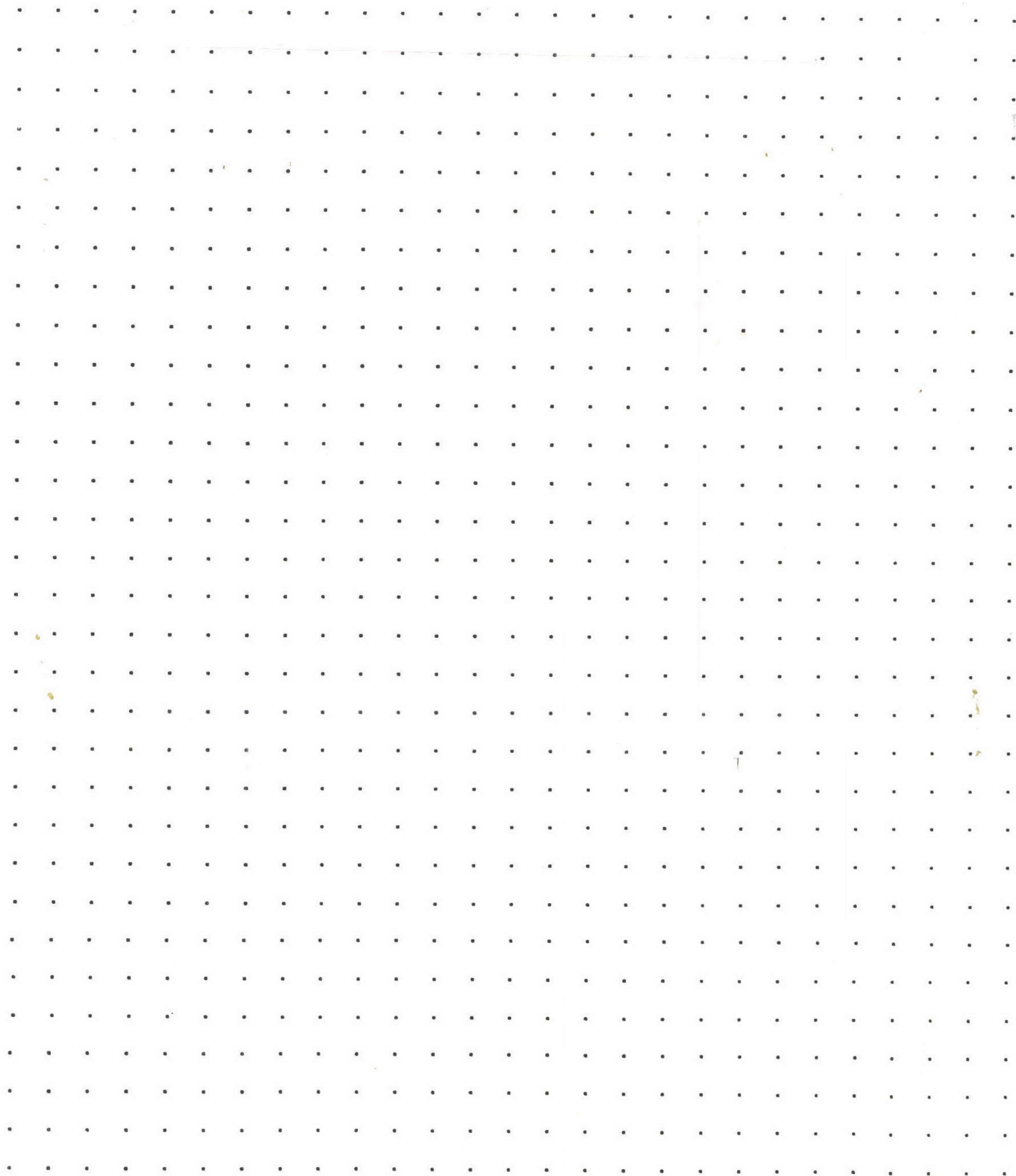
MAP NO: 8-2W 21C4 TAX LOT: 900



Val View

| MEASUREMENT<br>VERIFIED |     | REMARKS:                                         |
|-------------------------|-----|--------------------------------------------------|
| DATE                    | BY  |                                                  |
| 1-17-75                 | 9B  | 5825 Val View East                               |
| 3-16-84                 | RWH | 1974                                             |
| 12-27-91                | Rye | 800 375 132 28                                   |
| 7/12/02                 | 52  | 15ty (25x32) + (15x25) + (11x12) + (2x14) = 1335 |
| 5/15/15                 | #36 | 1335 + 1335 - (2x14) = 1307                      |





**CALCULATIONS:**

**SCALE: 1" = 20'**



# SKETCH/AREA TABLE ADDENDUM

Parcel No 082W21CA00900

File No R62554

Property Address 5825 VAL VIEW DR SE

City TURNER

County MARION

State OR

Zip 97392

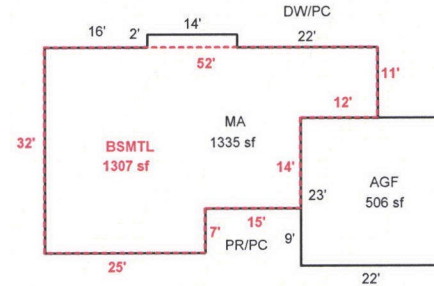
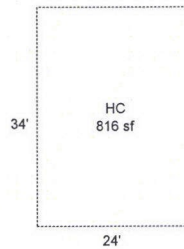
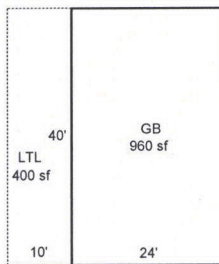
Owner

Client

Appraiser Name

R62554  
082W21CA00900

SCALE=1:30



Scale: 1" = 30'

## AREA CALCULATIONS SUMMARY

| Code              | Description | Factor               | Net Size | Perimeter | Net Totals |
|-------------------|-------------|----------------------|----------|-----------|------------|
| GLA1              | MA          | 1.00                 | 1335     | 172       | 1335       |
| GLA0              | BSMTL       | 1.00                 | 1307     | 168       | 1307       |
| GBA1              | GB          | 1.00                 | 960      | 128       |            |
|                   | LTL         | 1.00                 | 400      | 100       |            |
|                   | HC          | 1.00                 | 816      | 116       | 2176       |
| GAR               | AGF         | 1.00                 | 506      | 90        | 506        |
| Net LIVABLE Area  |             | (rounded w/ factors) |          |           | 2642       |
| Net BUILDING Area |             | (rounded w/ factors) |          |           | 2176       |

## Comment Table 1

DRAWN BY JRONDEMA 3/12/18

## Comment Table 2

## Comment Table 3



# MARKET LAND CARD

Appr # 52 Date 7/12/02 Year For: 2002-03 Schedule 0244 Method 19

Segment # **R62554.1** Map/Taxlot 082W21CA00900 Code Area 500190

Situs 5825 VAL VIEW DR SE Prop. Class 451 Neighborhood <sup>02M</sup> 92FA Prop. Code R41

Maint. Area 01D Utilities ~~BDRM-0~~ well septic

Access RABVH Zoning SA

Type Land RES Size Acres 1.22 Size Sq. Ft. Prop. Total Acres 1.22

Land Adj. Codes VIEW 4-024

Comments

OSD: Yes No OSD Name OSD-0244 OSD Adjustment Codes

Eff. Size 1.22 Part Total Accounts Acres

Companion Accounts  
R62558

## REAPPRAISAL ROUTING SLIP

Date 7/27/02 Clerk 52 Lead: 06 or 87

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

☒ 8/8/3/02 Data Entry Reviewed By/Comments 7/30/02 Appr. method on BSM TU? Both ✓

Also added HC ✓

☐ Corrections Made By/Comments

☒ Appraiser Review of Values 52

☒ Reviewed by Lead Appraiser/Comments

☐ Needs Filing Exception Code (if needed) RMIN 920





R62554

5/15/15



R62554

5/15/15





