

Rural Work Order Cover Sheet

RAM Transaction #: 642630 Recording Date: _____ Year: 25 - 26

Account Numbers Involved: 512415, 512414

(New accounts in **Green**, Cancelled accounts in **Red**)

Sequence #1: 512415 – ACERAGE CORRECTION (-0.23 ACRES)

Sequence #2: 512414 – ACERAGE CORRECTION (-0.11 ACRES)

Sequence #3: 512415 - ADJUSTMENT FROM 512415 TO 512414 (-6.85)

Sequence #4: 512414 - ADJUSTMENT FROM 512415 TO 512414 (+6.85)

Sequence #5: _____

Sequence #6: _____

	Check For:				
	Yes	No		Yes	No
Move Building Permits	☐	☒	Multi-Section	☐	☒
Move Photos	☒	☐	Tagged for 2 nd year Reset	☐	☒
Update Apex	☒	☐	Exemptions	☐	☒
Update Account Notes	☒	☐	Update Tracker	☒	☐
PAT LIAB Updates	☒	☐			

Forms Included:	✓
RAM Report	☒
Processing Forms	☒
Before and After Maps	☒
Multi-Section Processing Form	☐
Calculation Form(s)	☐

Miscellaneous Notes: RECORDED: SEPT 19 2024

WW: FOLLOW UP WORKFLOW FOR INVENTORY CORR 512414 (W)

Forms Completed By: JJS

Date: 3/18/25

Appraisal Review: WW

Date: 3.19.25

Data Entry: CWO

Date: 4/28/25

Tax Year	Account ID	MTL	Transaction	Voucher Sequence	Recorded Date	Operation	Voucher Notes	Code	+/- Size	Size Type
2025	512415	041W310000600	642630	1	9/19/2024 10:44	SIZE CHANGE	ACREAGE CORRECTION	15600	-0.23	A
2025	512414	041W310000700	642630	2	9/19/2024 10:44	SIZE CHANGE	ACREAGE CORRECTION	15600	-0.11	A
2025	512415	041W310000600	642630	3	9/19/2024 10:44	LOT LINE ADJUSTMENT - FROM	ADJUSTMENT FROM 512415 TO 512414	15600	-6.85	A
2025	512414	041W310000700	642630	4	9/19/2024 10:44	LOT LINE ADJUSTMENT - TO	ADJUSTMENT FROM 512415 TO 512414	15600	6.85	A

Rural Work Order Processing Form

One Page Per Account

Sequence #: 1 of 4 Account Number: 512415 MTL: 041W310000600 RAM Transaction ID: 642630

Type: ☐ COM ☐ LLA ☐ PPT ☐ SEG ☐ SUB ☒ AC ☐ R of W ☐ Vacate ☐ Map Maintenance

Account Details

Ma Sa Nh: 02 06 000 **Prop Class:** 551 **RMV Class:** 551 **Part of Unit:** Yes ☐ or No ☒

Land Fragment

<u>Account From</u>	<u>Code Area</u>	<u>Liab Yr</u>	<u>Land Class</u>	<u>LUC</u>	<u>Value Source</u>	<u># of Acres</u>	<u>Zone</u>	<u>Land Adjustments</u>
512415	15600	N/A	2BI	005	COMMERCIAL SITE	1	REST	GSOIL
512415	15600	2009	2BI	005	FARM HOMESITE	1	REST	GSOIL
512415	15600	1971	2BI	005	FARM USE - EFU	15.83	REST	GSOIL, IRR
					NO OSD CHANGE			

Acreage Balance	Beginning Acres:	18.06	Ending Acres:	17.83	Net Gained or Lost:	-0.23
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Improvements

[illegible]

Adjustments: _____

Exception

New MAV: ☐ Sys Calc ☒ No Change to MAV

Rural Work Order Processing Form

One Page Per Account

Sequence #: 2 of 4 Account Number: 512414 MTL: 041W310000700 RAM Transaction ID: 642630

Type: ☐ COM ☐ LLA ☐ PPT ☐ SEG ☐ SUB ☒ AC ☐ R of W ☐ Vacate ☐ Map Maintenance

Account Details

Ma Sa Nh: 02 06 000 Prop Class: 451 RMV Class: 451 Part of Unit: Yes ☐ or No ☒

Land Fragment

[illegible]

Acreage Balance	Beginning Acres:	.93	Ending Acres:	.82	Net Gained or Lost:	-0.11
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Improvements

[illegible]

Adjustments: _____

Exception

New MAV: 348,210 ☐ Sys Calc ☐ No Change to MAV

MAV Correction for Error in Size

Use this form to calculate the new MAV of up to 5 land or improvement segments if the value has changed due to correction of size/square footage. Print copy and add appraiser number, initials and the date. Attach screen prints of reports showing values used for values. MAV should be reallocated once account changes have been input. **Items E & I require specific values which come from Property Appraisal.*

Year for: 25-26 Account #: 512414

A	Current Year MAV	<u>352,960</u>				
B	Certified RMV of Non-Specially Assessed Segs.	<u>660,890</u>				
C	Certified Year Trend:	<u>1.00</u>	(Ex. 130 Trend = 1.3, 80 Trend = 0.8, No Trend =1.00)			
D	Seg with error (example: First Floor, Attic, etc.):	<u>LAND 1</u>	<u></u>	<u></u>	<u></u>	<u></u>
E	Certified Year RMV of segment with error:	<u>194,190</u>				
F	Trended certified RMV of segs with error to total:	<u>194,190</u>	<u>0</u>	<u>0</u>	<u>0</u>	<u>0</u>
G	E / B = Ratio of segment with error to total:	<u>0.294</u>	<u>NA</u>	<u>NA</u>	<u>NA</u>	<u>NA</u>
H	A x G = MAV attributed to segment:	<u>103,710</u>	<u>NA</u>	<u>NA</u>	<u>NA</u>	<u>NA</u>
I	Corrected certified RMV of segment:	<u>185,300</u>				
J	Trended corrected certified RMV of segment:	<u>185,300</u>	<u>0</u>	<u>0</u>	<u>0</u>	<u>0</u>
K	I / E = Proportional correction:	<u>0.954</u>	<u>NA</u>	<u>NA</u>	<u>NA</u>	<u>NA</u>
L	H x K = Correct MAV of segment:	<u>98,960</u>	<u>NA</u>	<u>NA</u>	<u>NA</u>	<u>NA</u>
M	A - (sum of H) = MAV not affected by error:	<u>249,250</u>				
N	L + (sum of K) = Corrected Current Year MAV:	<u>348,210</u>				

Input Clerk

MAV = 348,210 By:

Reviewed By: WW

One Page Per Account

Type: ☐ COM ☒ LLA ☐ PPT ☐ SEG ☐ SUB ☐ AC ☐ R of W ☐ Vacate ☐ Map Maintenance

Ma Sa Nh: 02 06 000 Prop Class: 551 RMV Class: 451 Part of Unit: Yes ☐ or No ☒

<u>Account From</u>	<u>Code Area</u>	<u>Liab Yr</u>	<u>Land Class</u>	<u>LUC</u>	<u>Value Source</u>	<u># of Acres</u>	<u>Zone</u>	<u>Land Adjustments</u>
512415	15600	N/A	2BI	005	COMMERCIAL SITE	1	REST	GSOIL
512415	15600	2009	2BI	005	FARM HOMESITE	1	REST	GSOIL
512415	15600	1971	2BI	005	FARM USE - EFU	8.98	REST	GSOIL, IRR
					NO OSD CHANGE			

Improvements

Adjustments:

New MAV: \$308,910 ☐ Sys Calc ☐ No Change to MAV

Rural Work Order Processing Form

One Page Per Account

Sequence #: 4 of 4 Account Number: 512414 MTL: 041W310000700 RAM Transaction ID: 642630

Type: ☐ COM ☒ LLA ☐ PPT ☐ SEG ☐ SUB ☐ AC ☐ R of W ☐ Vacate ☐ Map Maintenance

Account Details

Ma Sa Nh: 02 06 000 Prop Class: 551 RMV Class: 451 Part of Unit: Yes ☐ or No ☒

Land Fragment

<u>Account From</u>	<u>Code Area</u>	<u>Liab Yr</u>	<u>Land Class</u>	<u>LUC</u>	<u>Value Source</u>	<u># of Acres</u>	<u>Zone</u>	<u>Land Adjustments</u>
512414	15600	N/A	2BI	005	RURAL RESTRICTIVE	.82	REST	GSOIL, IRR
512415	15600	1971	2BI	005	FARM USE - EFU	6.85	REST	GSOIL, IRR
					NO OSD CHANGE			

Acreage Balance	Beginning Acres:	.82	Ending Acres:	7.67	Net Gained or Lost:	+6.85
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Improvements

Account From	Code Area	Imp ID	Stat Class	Description & Size
512415	15600	8	312	Loft Barn-1260sf
512415	15600	9	355	3 LTH = 4440sf total

Adjustments:

Exception

New MAV: \$355,710 ☐ Sys Calc ☐ No Change to MAV

Lot Line Adjustment

This worksheet used to determine the amount of MAV moving from one account to another. The change in land value is calculated outside of this worksheet and entered as the "Updated Land RMV". OSD or improvement changes are also reflected in the "Updated" fields. The updated MAV values are based upon the Current Year MAV plus the change in total RMV to the account transferring land and/or improvements.

Tax Year: 2025-26

RAM Transaction ID#: 642630

1 of 2

2 of 2

Account Number*: 512415

512414

Current Year MAV: 316,410

348,210

Certified Yr Land RMV**: 32,410

Certified Yr OSD RMV**: 0

Certified Yr Imp RMV: 678,020

Certified Total RMV: 710,430

MAV/RMV Ratio: 0.4454

Updated Land RMV***: 32,410

Updated OSD RMV: 0

Updated Imp RMV: 661,190

Updated Total RMV: 693,600

Updated MAV: 308,910

355,710

MAV Moved: (7,500)

Warning: Imp's Not Balanced, please verify if accurate

*The account transferring land should be entered as 1 of 2

**Specially Assessed land and OSD does not have MAV associated with them. Only market land/OSD's should be used for MAV calculation.

***Updated Land RMV calculations are performed outside this worksheet. Use certified year values.

Improvement Worksheet (To be used when determining value of improvements moving accounts AND when not all improvements are moving to the same account)			
Improvement:	Description	1 of 2 RMV	2 of 2 RMV
	loft barn	10,841	
	3 LTH	5,994	
Trend (1=100%):	1		
Total RMV:		16,835	0

04 1W 31



MARION COUNTY, OREGON
SEC 31 T4S R1W W.M.
SCALE 1" = 400'

LEGEND

LINE TYPES

- Historical Boundary
- Taxlot Boundary
- Road Right-of-Way
- Railroad Right-of-Way
- Private Road ROW
- Subdivision Plat Boundary
- Waterline - Toilet Bndry
- Waterline - Non Bndry
- Historical Boundary
- Exemption
- Railroad Centerline
- Taxcode Line
- Map Boundary
- Waterline - Non Bndry

CORNER TYPES

- + 1/4 Section Cor
- ⊕ 1/4 Corner
- ⊙ D/LC Corner
- ⊕ 1/4 Section Cor
- ⊕ 1/4 Corner
- ⊙ D/LC Corner

NUMBERS

Tax Code Number
00 00 0

All areas listed on Net Acres, including any portion of the subject within public ROWs.

NOTES

Tick Marks: A tick mark in the road indicates that the labeled dimension extends into the public ROW

CANCELLED NUMBERS	
110041	
110042	
110043	
2000	

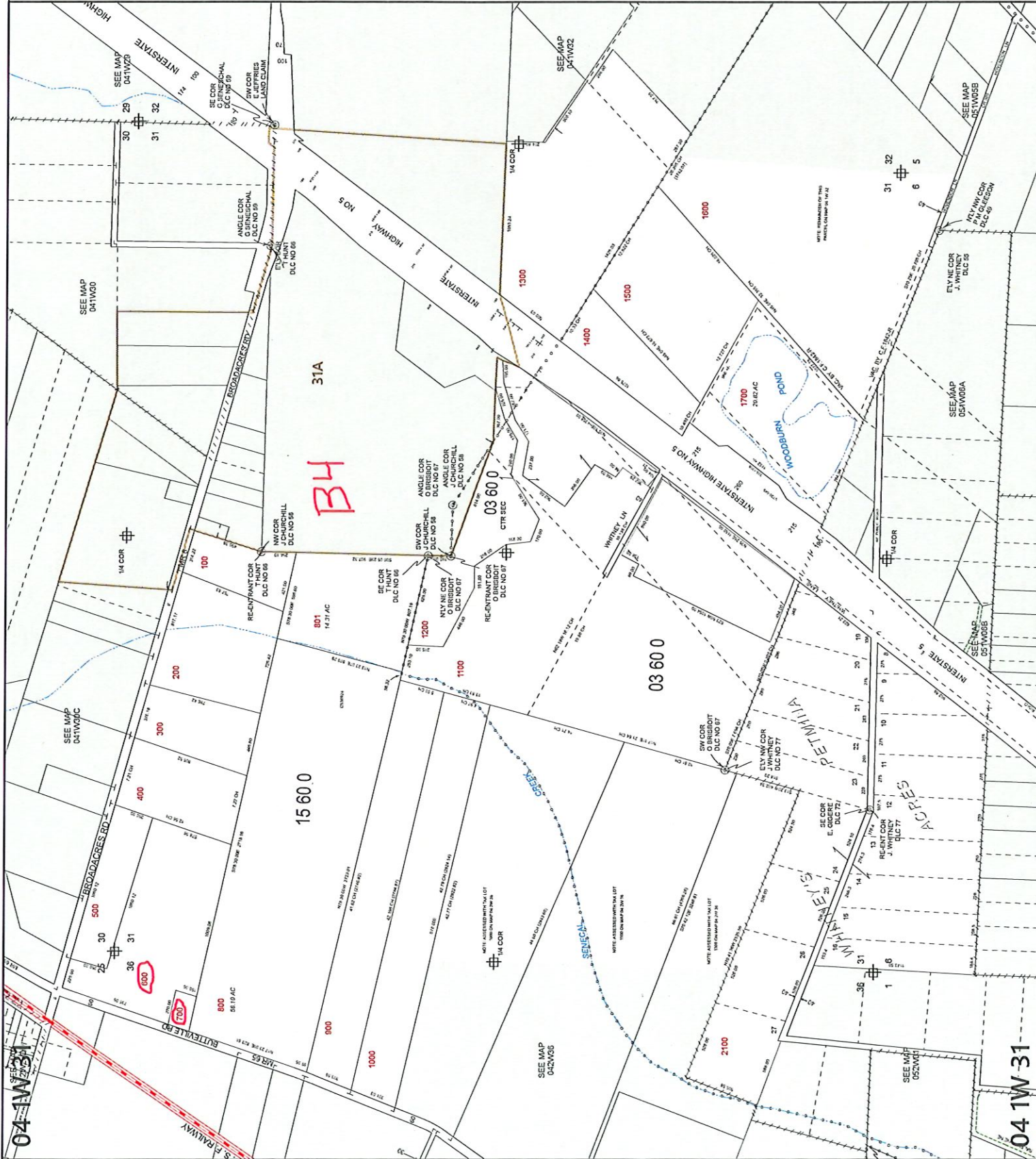
DISCLAIMER: THIS MAP WAS PREPARED FOR ASSESSMENT PURPOSES ONLY



FOR ADDITIONAL MAPS VISIT OUR WEBSITE AT www.co.marion.or.us

PLOT DATE: 10/16/2020

04 1W 31



04 1W 31

04 1W 31

