

Rural Work Order Cover Sheet

RAM Transaction #: 779158 Recording Date: 9/25/24 Year: 25 - 26

Account Numbers Involved: 550017, 524899

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

Sequence #1: AC CORR / SIZE CHANGE 550017 234 SQFT

Sequence #2: AC CORR / SIZE CHANGE 524899 0.07 AC

Sequence #3: LOT LINE ADJUSTMENT 550017 -93729 SQ.FT

Sequence #4: LOT LINE ADJUSTMENT 524899 +2.15

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:

(Follow up workflow to correct soil, inventory, etc?)

SEQ 1 & 3 COMPLETED BY SARAH

Forms Completed By: WW

Date: 7/2/25

Appraisal Review: WW

Date: 7/2/25

Data Entry: CWO

Date: 7/2/25

Tax Year	Account ID	MTL	Transaction	Voucher Sequence	Recorded Date	Operation	Voucher Notes	Code	Size +/- Size Type
2025	550017	073W02AA03000	779158	1	9/25/2024 11:41	SIZE CHANGE	ACREAGE CORRECTION PER DEED AND MCSR 40063	24200	234 S
2025	524899	073W02AA02900	779158	2	9/25/2024 11:41	SIZE CHANGE	ACREAGE CORRECTION PER DEED AND MCSR 40063	24200	0.07 A
2025	550017	073W02AA03000	779158	3	9/25/2024 11:41	LOT LINE ADJUSTMENT - FROM	ADJUSTMENT FROM 550017 TO 524899	24200	-93729 S
2025	524899	073W02AA02900	779158	4	9/25/2024 11:41	LOT LINE ADJUSTMENT - TO	ADJUSTMENT FROM 550017 TO 524899	24200	2.15 A

Rural Work Order Processing Form

One Page Per Account

Sequence #: 2 of 4 Account Number: 524899 MTL: 073W02AA02900 RAM Transaction ID: 779158

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

Account Details

Ma Sa Nh: 04 06 000 Prop Class: 940 RMV Class: 400 Part of Unit: Yes ☐ or No ☒

Land Fragment

Account From	Code Area	Liab Yr	Land Class	LUC	Value Source	# of Acres	Zone	Land Adjustments
524899	24200		4BI	004	RURAL AT MARKET	5.85	NREST	IRR

Acreage Balance	Beginning Acres:	5.78	Ending Acres:	5.85	Net Gained or Lost:	+0.07
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Improvements

Account From	Code Area	Imp ID	Stat Class	Description & Size	Account From	Code Area	Imp ID	Stat Class	Description & Size

Adjustments: _____

Exception

New MAV: _____ ☐ Sys Calc ☒ No Change to MAV

Rural Work Order Processing Form

One Page Per Account

Sequence #: 4 of 4 Account Number: 524899 MTL: 073W02AA02900 RAM Transaction ID: 779158

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

Account Details

Ma Sa Nh: 04 06 000 Prop Class: 940 RMV Class: 400 Part of Unit: Yes ☐ or No ☒

Land Fragment

Account From	Code Area	Liab Yr	Land Class	LUC	Value Source	# of Acres	Zone	Land Adjustments
524899	24200		4BI	004	RURAL AT MARKET	5.85	NREST	IRR
550017	24200		4BI	004	RURAL AT MARKET	2.15	NREST	IRR

Acreage Balance	Beginning Acres:	5.85	Ending Acres:	8.0	Net Gained or Lost:	+2.15
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Improvements

Account From	Code Area	Imp ID	Stat Class	Description & Size	Account From	Code Area	Imp ID	Stat Class	Description & Size

Adjustments: _____

Exception

New MAV: _____ ☐ Sys Calc ☒ No Change to MAV

Wendy Williams

From: Sarah McKinney
Sent: Thursday, June 26, 2025 1:16 PM
To: Wendy Williams
Subject: Ram trans 779158

Hi Wendy,

I've finished my part of the above Ram Trans. I have sent it over to your queue.

Thanks!

Sarah



Sarah McKinney | Commercial Appraisal Supervisor

Marion County Assessor's Office

555 Court St. NE, Ste #2233 | Salem, OR 97301

P.O. Box 14500 | Salem, OR 97309

Tel: 503-588-5130 | www.co.marion.or.us/ao

smckinney@co.marion.or.us

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Value Comparison

MARION County

Account 550017 **Map** 073W02AA03000 **RMV Class** 701 **Property Class** 701 **Situs** 4853 VERDA LN NE KEIZER OR 97303
Transaction ID 4649487 **Status** Open **Last Changed** smekinney **Operation** LOT LINE ADJUSTMENT - TO
Year 2025 **Date** 6/26/2025 1:15:41 PM **Comments** RAM TRANSACTION #779158 - ACREAGE CORRECTION 550017: +234 SQ FT & 524899: +0.07 ACRES; LOT LINE ADJUSTMENT OF 93,729 SQ FT (OR 2.15 ACRES) FROM 550017 TO 524899.

Value Source		RMV	M5	Exception	MAV	MSAV	Taxable
Prev	Market 348653 Sqft	\$1,568,940	\$1,568,940	\$1,568,940	\$0	\$0	\$1,568,940
New	Market 255158 Sqft	\$1,148,210	\$1,148,210	\$1,148,210	\$0	\$0	\$1,148,210
		(\$420,730)	(\$420,730)	(\$420,730)	\$0	\$0	(\$420,730)
Prev	710 COMMERCIAL 2605 Sqft	\$0	\$0	\$0	\$0	\$0	\$0
New	710 COMMERCIAL 2605 Sqft	\$0	\$0	\$0	\$0	\$0	\$0
Prev	710 COMMERCIAL 4922 Sqft	\$1,051,390	\$1,051,390	\$1,051,390	\$0	\$0	\$1,051,390
New	710 COMMERCIAL 4922 Sqft	\$1,051,390	\$1,051,390	\$1,051,390	\$0	\$0	\$1,051,390
Prev	710 COMMERCIAL 4922 Sqft	\$1,051,390	\$1,051,390	\$1,051,390	\$0	\$0	\$1,051,390
New	710 COMMERCIAL 4922 Sqft	\$1,051,390	\$1,051,390	\$1,051,390	\$0	\$0	\$1,051,390
Prev	710 COMMERCIAL 4922 Sqft	\$1,051,390	\$1,051,390	\$1,051,390	\$0	\$0	\$1,051,390
New	710 COMMERCIAL 4922 Sqft	\$1,051,390	\$1,051,390	\$1,051,390	\$0	\$0	\$1,051,390
Prev	710 COMMERCIAL 4922 Sqft	\$1,051,390	\$1,051,390	\$1,051,390	\$0	\$0	\$1,051,390
New	710 COMMERCIAL 4922 Sqft	\$1,051,390	\$1,051,390	\$1,051,390	\$0	\$0	\$1,051,390
Prev	710 COMMERCIAL 4922 Sqft	\$1,051,390	\$1,051,390	\$1,051,390	\$0	\$0	\$1,051,390
New	710 COMMERCIAL 4922 Sqft	\$1,051,390	\$1,051,390	\$1,051,390	\$0	\$0	\$1,051,390
Prev	710 COMMERCIAL 9828 Sqft	\$2,827,880	\$2,827,880	\$2,827,880	\$0	\$0	\$2,827,880
New	710 COMMERCIAL 9828 Sqft	\$2,827,880	\$2,827,880	\$2,827,880	\$0	\$0	\$2,827,880
Prev	710 COMMERCIAL 9828 Sqft	\$2,827,880	\$2,827,880	\$2,827,880	\$0	\$0	\$2,827,880
New	710 COMMERCIAL 9828 Sqft	\$2,827,880	\$2,827,880	\$2,827,880	\$0	\$0	\$2,827,880
Prev	710 COMMERCIAL 9828 Sqft	\$2,827,880	\$2,827,880	\$2,827,880	\$0	\$0	\$2,827,880
New	710 COMMERCIAL 9828 Sqft	\$2,827,880	\$2,827,880	\$2,827,880	\$0	\$0	\$2,827,880
Prev	710 COMMERCIAL 9828 Sqft	\$2,827,880	\$2,827,880	\$2,827,880	\$0	\$0	\$2,827,880
New	710 COMMERCIAL 9828 Sqft	\$2,827,880	\$2,827,880	\$2,827,880	\$0	\$0	\$2,827,880

Value Comparison

MARION County

Account 550017 **Map** 073W02AA03000 **RMV Class** 701 **Property Class** 701 **Situs** 4853 VERDA LN NE KEIZER OR 97303
Transaction ID 4649487 **Status** Open **Last Changed** smckinney **Operation** LOT LINE ADJUSTMENT - TO
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Value Source		RMV	M5	Exception	MAV	MSAV	Taxable
Prev	710 COMMERCIAL 9828 Sqft	\$0	\$0	\$0	\$0	\$0	\$0
New	710 COMMERCIAL 9828 Sqft	\$2,827,880	\$2,827,880	\$2,827,880	\$0	\$0	\$2,827,880
		\$2,827,880	\$2,827,880	\$2,827,880	\$0	\$0	\$2,827,880
		\$0	\$0	\$0	\$0	\$0	\$0
Prev	710 COMMERCIAL 9828 Sqft	\$2,827,880	\$2,827,880	\$2,827,880	\$0	\$0	\$2,827,880
New	710 COMMERCIAL 9828 Sqft	\$2,827,880	\$2,827,880	\$2,827,880	\$0	\$0	\$2,827,880
		\$0	\$0	\$0	\$0	\$0	\$0
Prev	710 COMMERCIAL 9828 Sqft	\$2,827,880	\$2,827,880	\$2,827,880	\$0	\$0	\$2,827,880
New	710 COMMERCIAL 9828 Sqft	\$2,827,880	\$2,827,880	\$2,827,880	\$0	\$0	\$2,827,880
		\$0	\$0	\$0	\$0	\$0	\$0
Prev	710 COMMERCIAL 9828 Sqft	\$2,827,880	\$2,827,880	\$2,827,880	\$0	\$0	\$2,827,880
New	710 COMMERCIAL 9828 Sqft	\$2,827,880	\$2,827,880	\$2,827,880	\$0	\$0	\$2,827,880
		\$0	\$0	\$0	\$0	\$0	\$0
Prev	710 COMMERCIAL 1260 Sqft	\$91,170	\$91,170	\$91,170	\$0	\$0	\$91,170
New	710 COMMERCIAL 1260 Sqft	\$91,170	\$91,170	\$91,170	\$0	\$0	\$91,170
		\$0	\$0	\$0	\$0	\$0	\$0
Prev	710 COMMERCIAL 1680 Sqft	\$126,860	\$126,860	\$126,860	\$0	\$0	\$126,860
New	710 COMMERCIAL 1680 Sqft	\$126,860	\$126,860	\$126,860	\$0	\$0	\$126,860
		\$0	\$0	\$0	\$0	\$0	\$0
Prev	710 COMMERCIAL 1680 Sqft	\$126,860	\$126,860	\$126,860	\$0	\$0	\$126,860
New	710 COMMERCIAL 1680 Sqft	\$126,860	\$126,860	\$126,860	\$0	\$0	\$126,860
		\$0	\$0	\$0	\$0	\$0	\$0
Total Prev		\$28,742,430	\$28,742,430	\$28,742,430	\$0	\$0	\$28,742,430
Total New		\$28,321,700	\$28,321,700	\$28,321,700	\$0	\$0	\$28,321,700
Total Change		(\$420,730)	(\$420,730)	(\$420,730)	\$0	\$0	(\$420,730)

07 3W 02AA

07 3W 02AA
KEIZER

SEE MAP
063W05DC



MARION COUNTY, OREGON
NE1/4 NE1/4 SEC2 T7S R3W W.M.
SCALE 1" = 100'

- LEGEND**
- LINE TYPES**
- Historical Boundary
 - Taxlot Boundary
 - Road Right-of-Way
 - Railroad Right-of-Way
 - Private Road ROW
 - Subdivision Plat Boundary
 - Waterline - Toilet Bidry
 - Waterline - Non Bidry
- CORNER TYPES**
- + 1/8TH Section Cor
 - ⊕ 1/4 Section Cor
 - ⊙ D/C Corner
 - ⊕ 16, 15
 - ⊕ Section Corner
 - ⊕ 21, 22
- NUMBERS**
- Tax Code Number
00 00 0
- Acres
0.25 AC
- Notes
All Acres listed are Net Acres, excluding any portions of the taxlot within public ROWs

NOTES

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

CANCELLED NUMBERS

100
200
300
400
500
600
700
800
900
1000
1100
1200
1300
1400
1500
1600
1700
1800
1900
2000
2100
2200
2300
2400
2500
2600
2700
2800
2900

DISCLAIMER: THIS MAP WAS PREPARED FOR ASSESSMENT PURPOSES ONLY

Assessors Office
Cartography Dept

For additional maps visit our website at
www.co.marion.or.us

PLOT DATE: 2/9/2024

KEIZER

07 3W 02AA

