

Acct ID: 520601 MTL: 071W01D002400 Date: 10/3/25 Appr: MLH Prop Class: 401 RMV Prop Class: 401
 Situs: 4109 SILVER FALLS DR NE SILVERTON OR 97381 MaSaNh: 03 06 000 Unit: 37843 Year: 2025
2026

Last Date Appraised: 05/24/2021 Appraiser: MATTHEW HAMILTON Tag: Y N Tag info: _____

Owner: MEAGHER JRLT Last Sales Date: 04/11/2025 Roll Type: R

Cycle Tag Sales Verification Other: _____ Inspection level: 1 2 3 4 LCB TTO INSP AV: 401160

RMV Land: 393010 RMV Imp: 303150 RMV Total: 696160 MAV: 401160 MSAV: 0 SAV: 0

Comment: LEVEL 4 5.2421 CL10

MLS 819011
DOM 275
Sales Code 30

Update Inventory

Input MLH 1/28/25

Count	Code	Description	RMV	Code Area	Exception
2	MKTA	OSD - AVERAGE	50000	04500	0

Land 6.57

Site: 1 Code Area: 04500 Size: 5.00 Acres Use Code: 004 Zone: NREST SAV Use: _____ Exception: 0
 Class: 6B Value Source: Rural at MKT Description: _____ RMV: 240200 Exception: Y N
 Adjustment(s): FSoil Fire Patrol: SA004 Description: FIRE PATROL
 Comments: 06-07: RECALC SETUP, APPR NO 19, 8/26/05

Site: 2 Code Area: 04500 Size: 2.14 Acres Use Code: 004 Zone: NREST SAV Use: _____ Exception: 0
 Class: 4BD Value Source: Rural at MKT Description: _____ RMV: 102810 Exception: Y N
 Adjustment(s): 0.57 Fire Patrol: SA004 Description: FIRE PATROL
 Comments: 06-07: RECALC SETUP, APPR NO 19, 8/26/05

Improvements - Residence / Manufactured Structures

Bldg: 1 Code Area: 04500 Stat Class: 141 Year Blt: 1975 Eff Year Blt: 1975 Sq.Ft: 1820 % Complete: 100.00
 Desc: One Story Only Dimensions: _____ RMV: 299570
 Func Obsc: 100 Econ %: 100 Other %: 100 Exception: 0 Adjust: _____ Adjust RMV: 0 I/O

Floors

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory	Exception
First Floor	4	Finished	1820	3	FB-2/ HB-1	1975	1975	FP - 1, HVAC, ROOF, KIT, BTH - 1, BATH - 2	Exception: Y N
Garage Attached	4	Finished	632	0	0	1975	1975	ROOF	Exception: Y N

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception
ASPHALT DRIVEWAY	4	4500	1975	10260	1	Exception: Y N
PATIO	4	80	1975	334	1	Exception: Y N
PATIO	4	144	1975	602	1	Exception: Y N
PATIO	4	192	1975	803	1	Exception: Y N
PATIO	4	530	1975	2215	1	Exception: Y N

Improvements - Accessory Buildings

Bldg: 2 Code Area: 04500 Stat Class: 341 Year Blt: 1995 Eff Year Blt: 1995 Sq.Ft: 200 % Complete: 100.00
 Desc: Multi Purpose Shed (MP) Dimensions: 20x10 RMV: 3580
 Func Obsc: 100 Econ %: 100 Other %: 100 Exception: 0 Adjust: _____ Adjust RMV: 0 I/O

Floors

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory	Exception
Multi-Purpose Bldg	6	Finished	200	0	0	1995	1995	<u>Fair</u>	Exception: Y N

Accessories

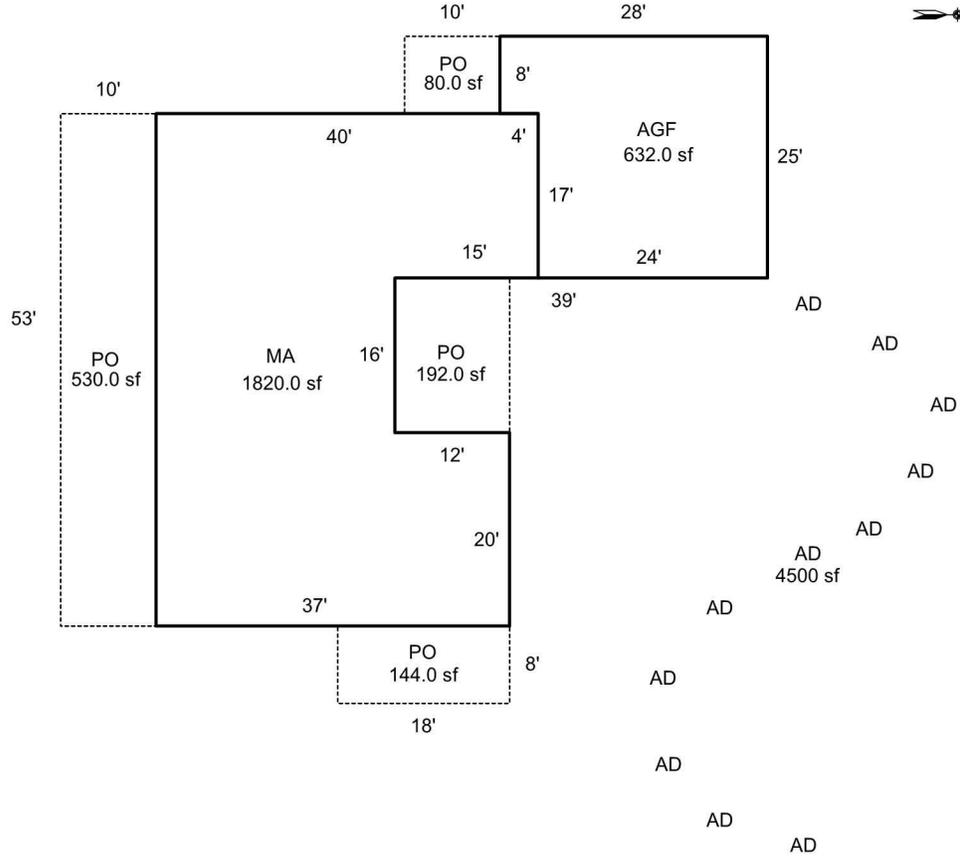
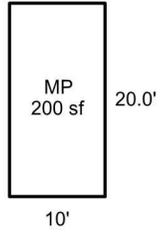
Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity
No accessory data available					

SKETCH/AREA TABLE ADDENDUM

SUBJECT INFO

File No.: 520601 Parcel No.: 071W01D 02400
 Property Address: 4109 SILVER FALLS DR NE
 City: SILVERTON County: Marion State: OR ZipCode:
 Owner:
 Client: Client Address:
 Appraiser Name: Mark Heath Inspection Date: 2012

SKETCH



520601
071W01D 02400
 SCALE = 1:20



Sketch by Apex Sketch

AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GBA1	MP	1.0	200.0	60.0	200.0
GLA1	MA	1.0	1820.0	210.0	1820.0
AGF	AGF	1.0	632.0	106.0	632.0
P/P	PO	1.0	144.0	52.0	
	PO	1.0	192.0	56.0	
	PO	1.0	80.0	36.0	
	PO	1.0	530.0	126.0	946.0

COMMENT TABLE 1

APEX by AC 8/14/12
 UPDATED BY CJURAN 02/17/2022

COMMENT TABLE 2

#10 CL 05/24/2021

MLH 10/3/25

COMMENT TABLE 3

SV L4

SU L4

Net LIVABLE	cnt	1	(rounded)		1,820
Net BUILDING	cnt	1	(rounded)		200