

Acct ID: 529657 MTL: 082W10D002600 Date: 11.7.25 Appr: JJS Prop Class: 401 RMV Prop Class: 401
 Situs: 4512 OLD ORCHARD WAY SE SALEM OR 97317 MaSaNh: 01 06 000 Unit: 79330 Year: 2025

Last Date Appraised: 04/27/2018 Appraiser: CLINT LUKE Tag: Y N Tag info: _____
 Owner: HOCKEMA, GAGE Last Sales Date: 07/03/2025 Roll Type: R
 Cycle Tag Sales Verification Other: _____ Inspection level: 1 2 3 4 LCB TTO INSP AV: 484290
 RMV Land: 320570 RMV Imp: 812670 RMV Total: 1133240 MAV: 484290 MSAV: 0 SAV: 0

Comment: SV, Add YIF, 62x38 FC MLS: 829548
OSDs DOM: 35 Code: 33

Count	Code	Description	RMV	Code Area	Exception
1	MKTA	OSD - AVERAGE	50000	05550	0

Land
 Site: 1 Code Area: 05550 Size: 2.19 Acres Use Code: 004 Zone: NREST SAV Use: _____ Exception: 0
 Class: Value Source: Rural at MKT 2HD Description: _____ RMV: 270570 Exception: Y N
 Adjustment(s): VWFR Fire Patrol: _____ Description: _____
 Comments: 18-19: PER #101, CHG VIEW ADJ / 2002-03 REAPPRAISAL.

Improvements - Residence / Manufactured Structures
 Bldg: 1 Code Area: 05550 Stat Class: 162 - Year Blt: 2003 Eff Year Blt: 2003 Sq.Ft: 3282 % Complete: 100.00
 Desc: Multi Story above grade Dimensions: _____ RMV: 806890
 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
First Floor	6 -	Finished	1846	1	FB-1	2003	2003	BATH - 1, ROOF, FP - 2, HVAC+, KIT-	Y N
Second Floor	6 -	Finished	1436	3	FB-2	2003	2003	HVAC+, BATH+, BATH - 2	Y N
Garage Attached	5	Finished	896	0	0	2003	2003	ROOF	Y N

Accessories YIF

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception
CONCRETE DRIVEWAY	6	1484	2003	4341	1	Y N
DECK	6	192	2003	3802	1	Y N
PATIO	6	314	2003	1554	1	Y N
PATIO	6	397	2003	1965	1	Y N
ROOF EXTENSION OR PATIO COVER	6	148	2003	3863	1	Y N

Bldg: 2 Code Area: 05550 Stat Class: 108 Year Blt: 2003 Eff Year Blt: 2003 Sq.Ft: 0 % Complete: 100.00
 Desc: Residential Other Improvements Dimensions: _____ RMV: 5780
 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
No floor data available								

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception
ASPHALT DRIVEWAY	1	2020	2003	5454	1	Y N

357 FC 62x28 Fair 2019 Existing



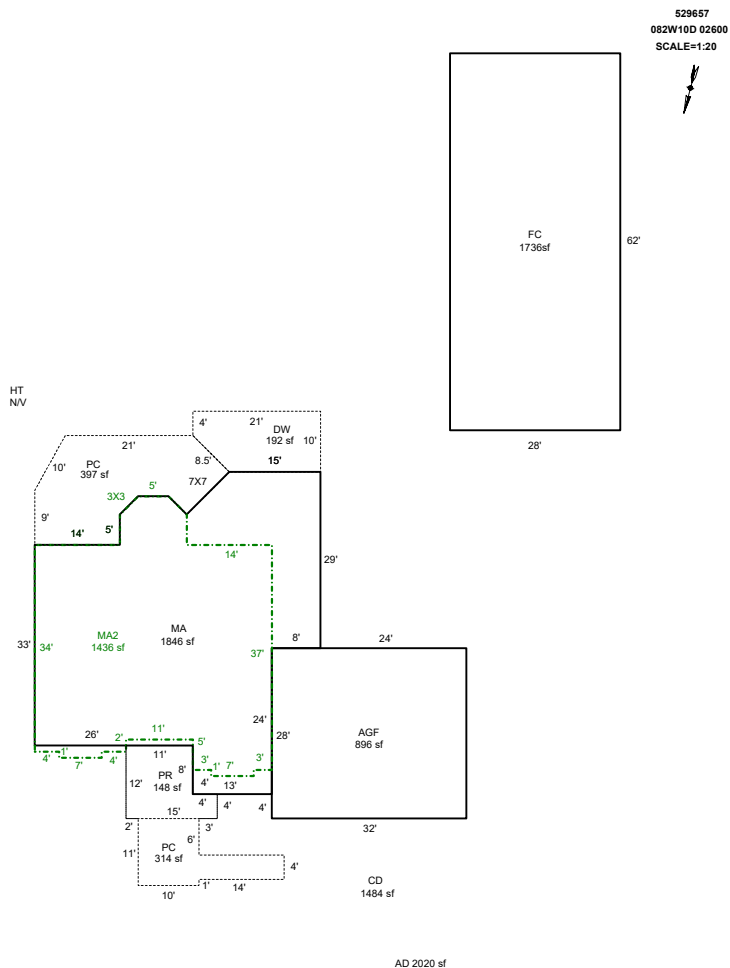
62x28
Frost control?

SKETCH/AREA TABLE ADDENDUM

SUBJECT INFO

File No.: 529657 Parcel No.: 082W10D 02600
 Property Address: 4512 OLD ORCHARD WY SE
 City: SALEM County: MARION State: OR ZipCode: 97317
 Owner:
 Client: Client Address:
 Appraiser Name: Inspection Date:

SKETCH



Sketch by ApexSketch

AREA CALCULATIONS SUMMARY						COMMENT TABLE 1					
Code	Description	Factor	Net Size	Perimeter	Net Totals						
GBA1	FC	1.0	1736.0	180.0	1736.0	DRAWN BY JRONDEMA 2/23/18 UPDATED BY JRONDEMA 4/30/18 UPDATED BY CLOBERG 11/24/25					
GLA1	MA	1.0	1845.5	198.4	1845.5						
GLA2	MA2	1.0	1436.0	172.5	1436.0						
GAR	AGF	1.0	896.0	120.0	896.0						
P/P	DW	1.0	192.0	58.5							
	PC	1.0	397.0	91.2							
	PC	1.0	314.0	104.0							
	PR	1.0	148.0	54.0	1051.0	<table border="1" style="width: 100%; border-collapse: collapse;"> <thead> <tr> <th style="width: 50%;">COMMENT TABLE 2</th> <th style="width: 50%;">COMMENT TABLE 3</th> </tr> </thead> <tbody> <tr> <td>JJS 11/07/25</td> <td>SV L4</td> </tr> </tbody> </table>		COMMENT TABLE 2	COMMENT TABLE 3	JJS 11/07/25	SV L4
COMMENT TABLE 2	COMMENT TABLE 3										
JJS 11/07/25	SV L4										
	Net LIVABLE	cnt	0 (rounded)		3,282						
	Net BUILDING	cnt	1 (rounded)		1,736						

