

Summary Lead Appr: W W Clerk: _____ Lead Clerk: _____ Appr: JJS 1.27.26 Print Date: 9/26/2025

Acct ID: 514424 MTL: 052W01C000100 Date: 10.21.25 Appr: JJS Prop Class: 451 RMV Prop Class: 451
 Situs: 16857 ARNEY RD NE WOODBURN OR 97071 MaSaNh: 02 06 000 Unit: 78803 Year: 2025

Last Date Appraised: 12/19/2023 Appraiser: JORDAN SCHULTZ Tag: Y N Tag info: 2026 - Tags/Permit (Alt Energy System)
 Owner: WEBB, RONNY O Last Sales Date: _____ Roll Type: R
 Cycle Tag Sales Verification Other: _____ Inspection level: 2 B 4 LCB TTO INSP AV: 623070
 RMV Land: 460850 RMV Imp: 752060 RMV Total: 1212910 MAV: 623070 MSAV: 0 SAV: 0
 Comment: 24-25: L2 12.19.23 JJS

Solar @ 100%

OSDs

Count	Code	Description	RMV	Code Area	Exception
1	MKTG	OSD - GOOD	60000	03600	0

Land

Site: 1 Code Area: 03600 Size: 2.35 Acres Use Code: 005 Zone: REST SAV Use: _____ Exception: 0
 Class: 2BD Value Source: Rural Restrictive Description: TWO BENCH DRY RMV: 182270 Exception: Y N
 Adjustment(s): GSOIL Fire Patrol: _____ Description: _____
 Comments: 24-25: Update land classes
 99-2000; GARAGE CONVERSION, NEW AG,CD, RECALC SQ FT & % GOOD, PULL FROM MAINT. 06-07: RECALC SETUP;#19 09-14-05

Site: 2 Code Area: 03600 Size: 3.10 Acres Use Code: 005 Zone: REST SAV Use: _____ Exception: 0
 Class: 4BD Value Source: Rural Restrictive Description: FOUR BENCH DRY RMV: 218580 Exception: Y N
 Adjustment(s): GSOIL Fire Patrol: _____ Description: _____
 Comments: 24-25: Update land classes
 99-2000; GARAGE CONVERSION, NEW AG,CD, RECALC SQ FT & % GOOD, PULL FROM MAINT. 06-07: RECALC SETUP;#19 09-14-05

Improvements - Residence / Manufactured Structures

Bldg: 1 Code Area: 03600 Stat Class: 141 + Year Blt: 1980 Eff Year Blt: 1996 Sq.Ft: 4619 % Complete: 100.00
 Desc: One Story Only Dimensions: _____ RMV: 739220
 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	4 +	Finished	3790	4	FB-3	1980	1996	BATH - 3, ROOF, HVAC+, FP - 2, KIT, KIT+	Y N
First Floor	4 +	Finished	829	0	0	1980	1996		Y N
Garage Attached	4	Unfinished	676	0	0	1998	1996	ROOF	Y N

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity
YARD IMPROVEMENTS GOOD	4	0	1996	36808	1

Improvements - Accessory Buildings

Bldg: 2 Code Area: 03600 Stat Class: 351 Year Blt: 1980 Eff Year Blt: 1990 Sq.Ft: 1584 % Complete: 100.00
 Desc: General Purpose Building (GB) Dimensions: 66x24 RMV: 12840
 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
General Purpose Bldg	6	Finished	1584	0	0	1980	1990	FAIR	Y N

Accessories

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

Bldg: 3 Code Area: 03600 Stat Class: 301 Year Blt: _____ Eff Year Blt: _____ Sq.Ft: 20 % Complete: 100.00
 Desc: Accessory Improvements & Misc. Dimensions: 5x4 RMV: 0
 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
Pump House	0	Finished	20	0	0	0	0		Y N

Accessories

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

90s solar \$17,730 2025 New 100%

Solar @ 100%

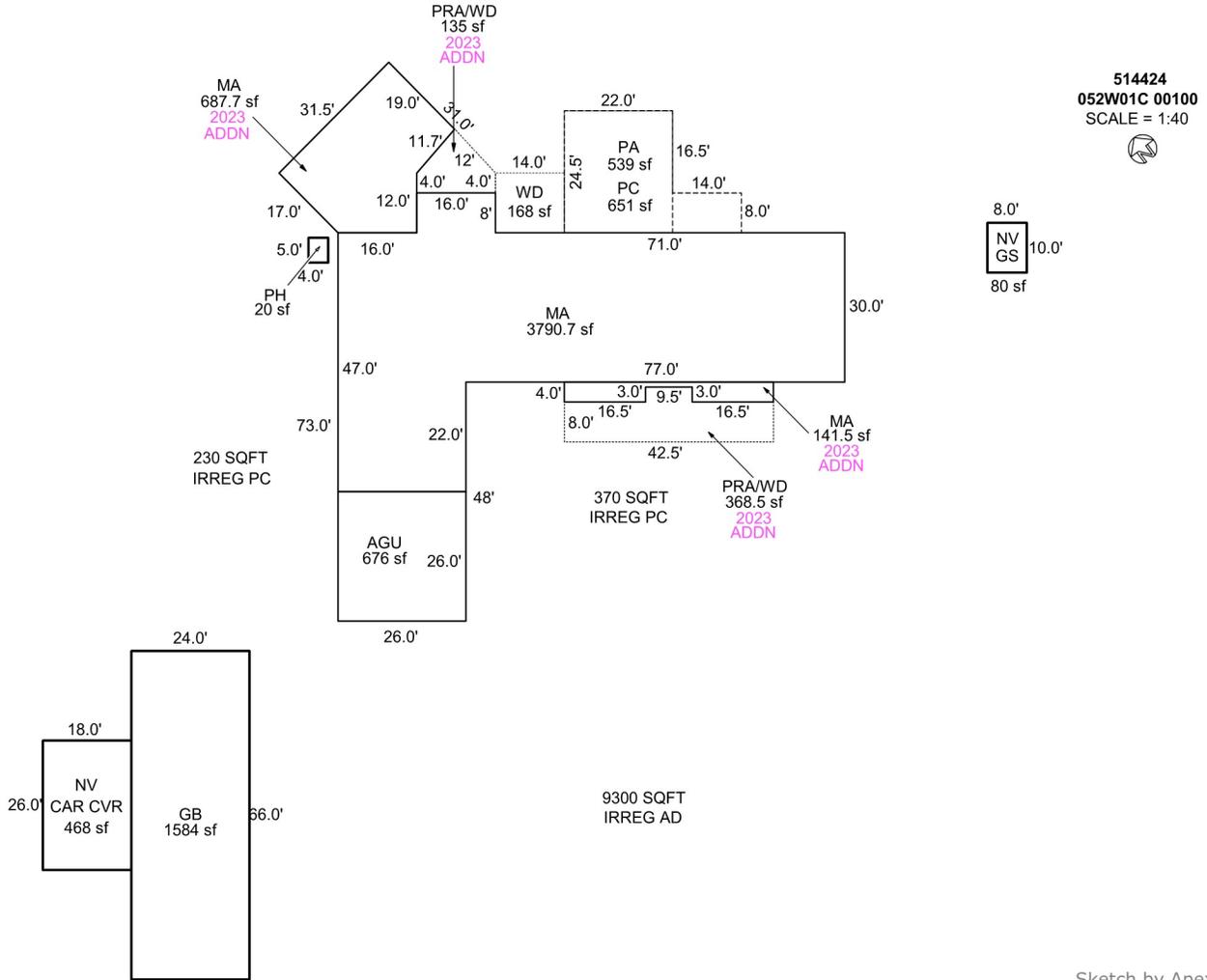


SKETCH/AREA TABLE ADDENDUM

SUBJECT INFO

File No.: 514424 Parcel No.: 052W01C 00100
 Property Address: 16857 ARNEY RD NE
 City: WOODBURN County: MARION State: OR ZipCode: 97071
 Owner:
 Client: Client Address:
 Appraiser Name: Inspection Date:

SKETCH



AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GBA1	GS	1.0	80.0	36.0	
	PH	1.0	20.0	18.0	
	GB	1.0	1584.0	180.0	1684.0
GLA1	MA	1.0	687.7	107.2	
	MA	1.0	141.5	99.0	
	MA	1.0	3790.7	326.0	4619.9
GAR	AGU	1.0	676.0	104.0	676.0
	P/P				
	PRA/WD	1.0	135.0	47.9	
YI1	WD	1.0	168.0	52.0	
	PRA/WD	1.0	368.5	107.0	671.5
	PA	1.0	539.0	93.0	539.0
	Net LIVABLE	cnt	3 (rounded)		4,620
	Net BUILDING	cnt	3 (rounded)		1,684

COMMENT TABLE 1

UPD BY PH 11.04.19
 UPDATED BY CJURAN 02/21/2023 555-22-008789

COMMENT TABLE 2

COMMENT TABLE 3

JIS 12.29.23 L2 Tags

Assessor Monthly Issued Permit Report

For 12/1/2024 to 12/31/2024

PERMIT#: 555-24-009633-STR STATUS: Permit Issued
 PERMIT TYPE: Residential APPLIED: 12/12/2024
 SUB-TYPE: Structural ISSUED: 12/26/2024
 CATEGORY: Comprehensive EXPIRES: 6/24/2025

OFFICE: MC

PARCEL#: 052W01C000100 R14424

ACRES: 5.45

SUBDIV:

LOT/BLOCK: /

ADDRESS: 16857 ARNEY RD NE WOODBURN, OR 97071

RELATIONSHIP	NAME	ADDRESS	PHONE
(C) ELECTRICAL CONTRACTOR	BRS FIELD OPS LLC	1403 NORRTH RESEAERCH WAY OREM, UT 84097	3854984408
APPLICANT	BRS PERMITTING	1403 N RESEARCH WAY OREM, UT 84097	3854820045
CCB	BRS FIELD OPS LLC	1403 NORTH RESEARCH WAY OREM, UT 84097	3854820045
OWNER	WEBB, RONNY O	16857 ARNEY RD NE WOODBURN, OR 97071	

CONST CAT: Other

WORK TYPE: Alteration

WORK DESC: NON-PRESCRIPTIVE INSTALLATION OF ROOFTOP MOUNTED PHOTOVOLTAIC SOLAR SYSTEM UPGRADE(S) OF EXISTING ELECTRICAL EQUIPMENT AS NEEDED FOR CODE COMPLIANCE AND TO ACCOMMODATE PV INSTALLATION WITH PLAN REVIEW

VALUATION: \$17,730.00

STORIES: 0

BATHS:

KITCHENS:

SQUARE FEET

HABITABLE:

EXISTING: 0

NEW: 0

TOTAL SQ. FT.: