

Acct ID: 519444 MTL: 053W350001000 Date: 10.23.25 Appr: JJS Prop Class: 551 RMV Prop Class: 501
 Situs: 1542 MATHENY RD NE GERVAIS OR 97026 MaSaNh: 02 06 000 Unit: 23205 Year: 2025
 Last Date Appraised: 01/15/2025 Appraiser: JORDAN SCHULTZ Tag: Y N Tag info: 2025 - Tags/Permit (Completion)
 Owner: LAKE AND A HALF LLC Last Sales Date: Roll Type: R
 Cycle Tag Sales Verification Other: _____ Inspection level: 1 2 3 4 LCB TTO INSP AV: 973620
 RMV Land: 1714970 RMV Imp: 936240 RMV Total: 2651210 MAV: 663810 MSAV: 309810 SAV: 776573
 Comment: 25-26: L2 1.15.25 JJS
 24-25: L2 1.4.24 JJS
 23-24: L2 01.04.22 GRH

Notations

MFG Gone - Already off Acct

RP/MS	Code	Description
MS	ZONED	FARM EFU ZONED
RP	ZONED	FARM EFU ZONED

CWO 1/22/26

OSDs

Count	Code	Description	RMV	Code Area	Exception
2	SAA	SA OSD - AVERAGE	50000	01600	0

Land

Site: 1	Code Area: 01600	Size: 1.00 Acres	Use Code: 005	Zone: REST	SAV Use: 011	Exception: 0
Class: 2BD	Value Source: Farm Homesite	Description: TWO BENCH DRY	RMV: 8830	Exception: Y	N	
Adjustment(s):	GSOIL, WASTE, IRR, FSOIL	Fire Patrol:	Description:			
Comments:	Liability year - 2009					
24-25: Update land classes						
Site: 2	Code Area: 01600	Size: 120.60 Acres	Use Code: 005	Zone: REST	SAV Use: 011	Exception: 0
Class: 2BI	Value Source: Farm Use - EFU	Description: TWO BENCH IRR	RMV: 1112990	Exception: Y	N	
Adjustment(s):	GSOIL, WASTE, IRR, FSOIL	Fire Patrol:	Description:			
Comments:	Liability year - 1976 / 100030/01-02: COMBINED LAND SEGGS - SAME SOIL CLASS, SAME LIAB YR, 162.0 TTL ACRES/01-02; MOVED 7.50 ACRES OF CLEARABLE PASTURE TO 2 BENCH IRR, 169.50 ACRES TOTAL					
Site: 3	Code Area: 01600	Size: 52.00 Acres	Use Code: 005	Zone: REST	SAV Use: 011	Exception: 0
Class: 2BD	Value Source: Farm Use - EFU	Description: TWO BENCH DRY	RMV: 459030	Exception: Y	N	
Adjustment(s):	GSOIL, WASTE, IRR, FSOIL	Fire Patrol:	Description:			
Comments:	Liability year - 1980 / 100030					
Site: 4	Code Area: 01600	Size: 110.07 Acres	Use Code: 005	Zone: REST	SAV Use: 011	Exception: 0
Class: WST	Value Source: Water	Description: Rural WASTELAND	RMV: 26500	Exception: Y	N	
Adjustment(s):	GSOIL, WASTE, IRR, FSOIL	Fire Patrol:	Description:			
Comments:	Liability year - 1970 Ryan Lake					
Site: 5	Code Area: 01600	Size: 1.00 Acres	Use Code: 005	Zone: REST	SAV Use: 011	Exception: 0
Class: 6B	Value Source: Farm Use - EFU	Description: SIX BENCH	RMV: 7620	Exception: Y	N	
Adjustment(s):	GSOIL, WASTE, IRR, FSOIL	Fire Patrol:	Description:			
Comments:	Liability year - 1970 Ryan Lake					

Improvements - Residence / Manufactured Structures

Bldg: 1	Code Area: 01600	Stat Class: 144	Year Blt: 1951	Eff Year Blt: 1930	Sq.Ft: 2478	% Complete: 100.00
Desc:	Multi Story above grade with basement	Dimensions:	RMV: 324450			
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	1652	1	FB-1	1951	1930	FP - 2, HVAC, ROOF, KIT, BATH - 1	Y N
Attic	4	Finished	826	0	0	1951	1930	HVAC	Y N
Basement	4	Unfinished	1652	0	0	1951	1930		Y N

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception
YARD IMPROVEMENTS AVERAGE	4	0	1930	18618	1	Y N

Bldg: 3	Code Area: 01600	Stat Class: 108	Year Blt:	Eff Year Blt:	Sq.Ft: 0	% Complete: 100.00
Desc:	Residential Other Improvements	Dimensions:	RMV: 0			
Func Obsc: 0	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			
GARDEN GREENHOUSE	1	450	0	0	1	Exception: Y N		

Bldg: 12 Code Area: 01600 Stat Class: 108 Year Blt: 1989 Eff Year Blt: 1989 Sq.Ft: 0 % Complete: 100.00
 Desc: Residential Other Improvements Dimensions: RMV: 16950
 Func Obsc: 100 Econ %: 100 Other %: 100 Exception: 0 Adjust: Adjust RMV: 0

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory
No floor data available								

for mfg now gone

Accessories								
Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity			
YARD IMPROVEMENTS FAIR	4	0	1989	15986	1	Exception: Y N		

Bldg: 13 Code Area: 01600 Stat Class: 141 Year Blt: 2022 Eff Year Blt: 2022 Sq.Ft: 3226 % Complete: 100.00
 Desc: One Story Only Dimensions: RMV: 592570
 Func Obsc: 100 Econ %: 100 Other %: 100 Exception: 0 Adjust: Adjust RMV: 0

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory
First Floor	4	Finished	3226	4	FB-2	2022	2022	ROOF, KIT-, HVAC+, BATH - 2, BATH+ Exception: Y N
Garage Attached	4	Finished	864	0	0	2022	2022	ROOF Exception: Y N

Accessories								
Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity			
YARD IMPROVEMENTS AVERAGE	4	0	2022	31779	1	Exception: Y N		

Improvements - Accessory Buildings

Bldg: 2 Code Area: 01600 Stat Class: 353 Year Blt: 1942 Eff Year Blt: 1979 Sq.Ft: 1000 % Complete: 100.00
 Desc: Machine Shed (MS) Dimensions: 50x20 RMV: 2270
 Func Obsc: 100 Econ %: 100 Other %: 100 Exception: 0 Adjust: Adjust RMV: 0

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory
Machine Shed	4	Finished	1000	0	0	1942	1979	FAIR Exception: Y N

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

Bldg: 4 Code Area: 01600 Stat Class: 341 Year Blt: 1972 Eff Year Blt: 1972 Sq.Ft: 392 % Complete: 100.00
 Desc: Multi Purpose Shed (MP) Dimensions: 28x14 RMV: 0
 Func Obsc: 0 Econ %: 100 Other %: 100 Exception: 0 Adjust: Adjust RMV: 0

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory
Multi-Purpose Bldg	5	Finished	392	0	0	1972	1972	FAIR Exception: Y N

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

Bldg: 5 Code Area: 01600 Stat Class: 341 Year Blt: Eff Year Blt: Sq.Ft: 480 % Complete: 100.00
 Desc: Multi Purpose Shed (MP) Dimensions: 30x16 RMV: 0
 Func Obsc: 0 Econ %: 100 Other %: 100 Exception: 0 Adjust: Adjust RMV: 0

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory
Multi-Purpose Bldg	4	Finished	480	0	0	0	0	FAIR Exception: Y N

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

Bldg: 6 Code Area: 01600 Stat Class: 341 Year Blt: 1970 Eff Year Blt: 1970 Sq.Ft: 140 % Complete: 100.00
 Desc: Multi Purpose Shed (MP) Dimensions: 14x10 RMV: 0

Func Obsc: 0 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: Y N
Multi-Purpose Bldg	4	Finished	140	0	0	1970	1970	FAIR	

Accessories

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

Bldg: 7 Code Area: 01600 Stat Class: 341 Year Blt: 1979 Eff Year Blt: 1979 Sq.Ft: 160 % Complete: 100.00
 Desc: Multi Purpose Shed (MP) Dimensions: 16x10 RMV: 0
 Func Obsc: 0 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: Y N
Multi-Purpose Bldg	6	Finished	160	0	0	1979	1979	FAIR	

Accessories

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

Bldg: 8 Code Area: 01600 Stat Class: 312 Year Blt: 1982 Eff Year Blt: Sq.Ft: 1800 % Complete: 100.00
 Desc: Loft Barn (LB) Dimensions: 50x36 RMV: 0
 Func Obsc: 0 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: Y N
Loft Barn	5	Finished	1800	0	0	1982	0	FAIR	

Accessories

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

Bldg: 9 Code Area: 01600 Stat Class: 353 Year Blt: 1974 Eff Year Blt: Sq.Ft: 880 % Complete: 100.00
 Desc: Machine Shed (MS) Dimensions: 44x20 RMV: 0
 Func Obsc: 0 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: Y N
Machine Shed	5	Finished	880	0	0	1974	0	fair	

Accessories

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

Bldg: 10 Code Area: 01600 Stat Class: 353 Year Blt: 1979 Eff Year Blt: Sq.Ft: 1584 % Complete: 100.00
 Desc: Machine Shed (MS) Dimensions: 88x18 RMV: 0
 Func Obsc: 0 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: Y N
Machine Shed	5	Finished	1584	0	0	1979	0	FAIR	

Accessories

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

Bldg: 11 Code Area: 01600 Stat Class: 312 Year Blt: 1980 Eff Year Blt: Sq.Ft: 3472 % Complete: 100.00
 Desc: Loft Barn (LB) Dimensions: 62x56 RMV: 0
 Func Obsc: 0 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: Y N
Loft Barn	4	Finished	3472	0	0	1980	0	FAIR	

Accessories

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

Permits

Permit Number	Permit ID	Origin	Category	Type	Estimate Value	% Complete	Roll Type	Description
UNKNOWN	84523	ASSESSOR	TAGS/PERMITS	MS MOVING OFF	0	0	R	1989 SILVERCREST MS 131169 OFF

Farm Notes

2023FARM

1/4/22: Inspected by GRH L2 farm use ok - hazelnuts, berries

2024FARM

2/1/24: Inspected by CWO L4 farm use ok - berries, orchard

2025FARM

25-26 1/15/25 L2 JJS FARM US OK HAZELNUTS AND ROW CROPS





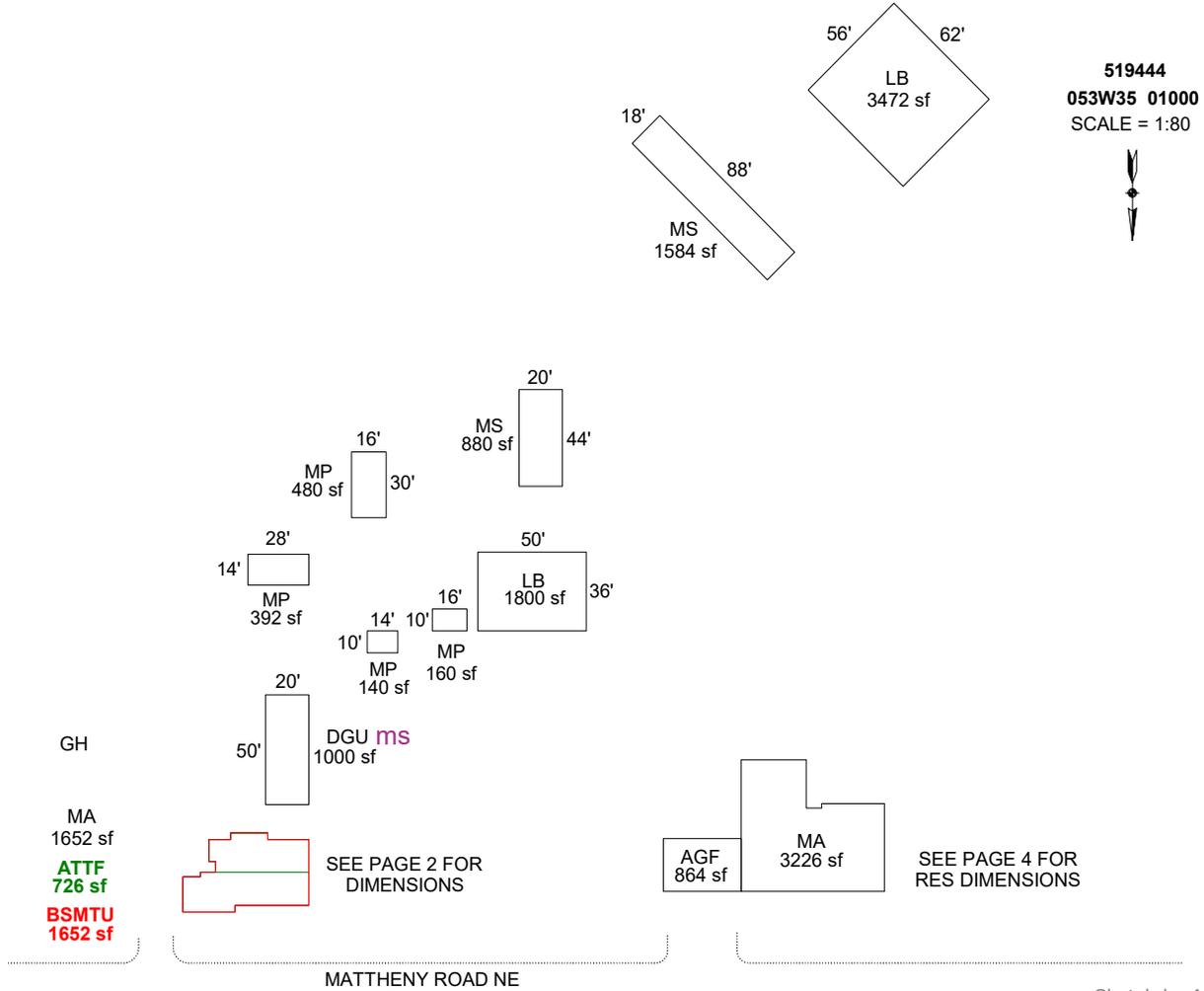
MF6 was behind main house

SKETCH/AREA TABLE ADDENDUM

SUBJECT INFO

File No.: 519444 Parcel No.: 053W35 01000
 Property Address: 1542 MATHENY ROAD NE
 City: GERVAIS County: MARION State: OR ZipCode: 97026
 Owner:
 Client: Client Address:
 Appraiser Name: Inspection Date:

SKETCH



Sketch by ApexSketch

AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GBA1	MP	1.0	392.0	84.0	
	MP	1.0	140.0	48.0	
	MP	1.0	160.0	52.0	
	LB	1.0	1800.0	172.0	
	MS	1.0	880.0	128.0	
	MS	1.0	1584.0	212.0	
	LB	1.0	3472.0	236.0	
	MP	1.0	480.0	92.0	8908.0
GLA1	MA	1.0	1652.0	194.0	
	MA	1.0	3226.0	256.0	4878.0
GLA2	ATTF	1.0	726.0	128.0	726.0
BSMT	BSMTU	1.0	1652.0	194.0	1652.0
GAR	DGU	1.0	1000.0	140.0	
	AGF	1.0	864.0	120.0	1864.0
	Net LIVABLE	cnt	0 (rounded)		5,604
	Net BUILDING	cnt	8 (rounded)		8,908

COMMENT TABLE 1

Apex by RW 05/15/08
 UPDATED BY CJURAN 08/09/2022 555-22-005487
 UPDATED BY CJURAN 04/26/2023
 UPDATED BY CJURAN 08/22/2023
 UPDATED BY CLOBERG 04/03/25

COMMENT TABLE 2

GRH 01/04/2023
 JS 08/17/2023
 JJS 01/15/25

COMMENT TABLE 3

TAGS L2
 TAGS L3
 TAGS L2

JJS 10.23.25 Tags L2

SKETCH/AREA TABLE ADDENDUM

SUBJECT INFO

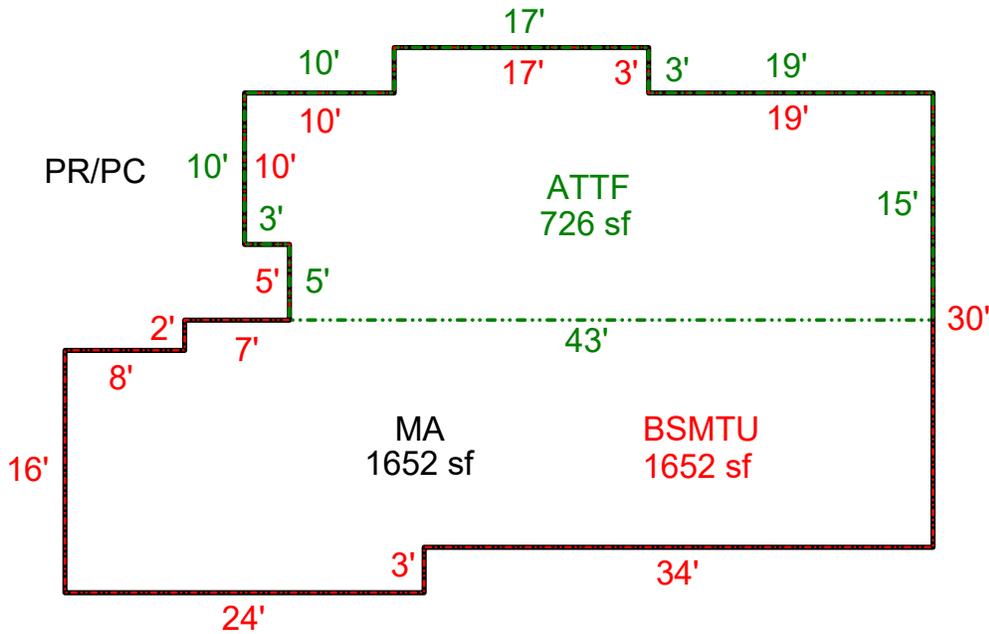
File No.: 519444 Parcel No.: 053W35 01000
 Property Address: 1542 MATHENY ROAD NE
 City: GERVAIS County: MARION State: OR ZipCode: 97026
 Owner:
 Client: Client Address:
 Appraiser Name: Inspection Date:

SKETCH

519444
053W35 01000
 SCALE = 1:20



SEE PAGE 1 FOR
PROPERTY LAYOUT



Sketch by ApexSketch

AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GLA1	MA	1.0	1652.0	194.0	1652.0
GLA2	ATTF	1.0	726.0	128.0	726.0
BSMT	BSMTU	1.0	1652.0	194.0	1652.0

COMMENT TABLE 1

Apex by RW 05/15/08
 UPDATED BY CJURAN 08/09/2022 555-22-005487
 UPDATED BY CJURAN 04/26/2023
 UPDATED BY CJURAN 08/22/2023
 UPDATED BY CLOBERG 04/03/25

COMMENT TABLE 2

GRH 01/04/2023
 JS 08/17/2023
 JJS 01/15/25

COMMENT TABLE 3

TAGS L2
 TAGS L3
 TAGS L2

Net LIVABLE cnt 0 (rounded) 2,378

SKETCH/AREA TABLE ADDENDUM

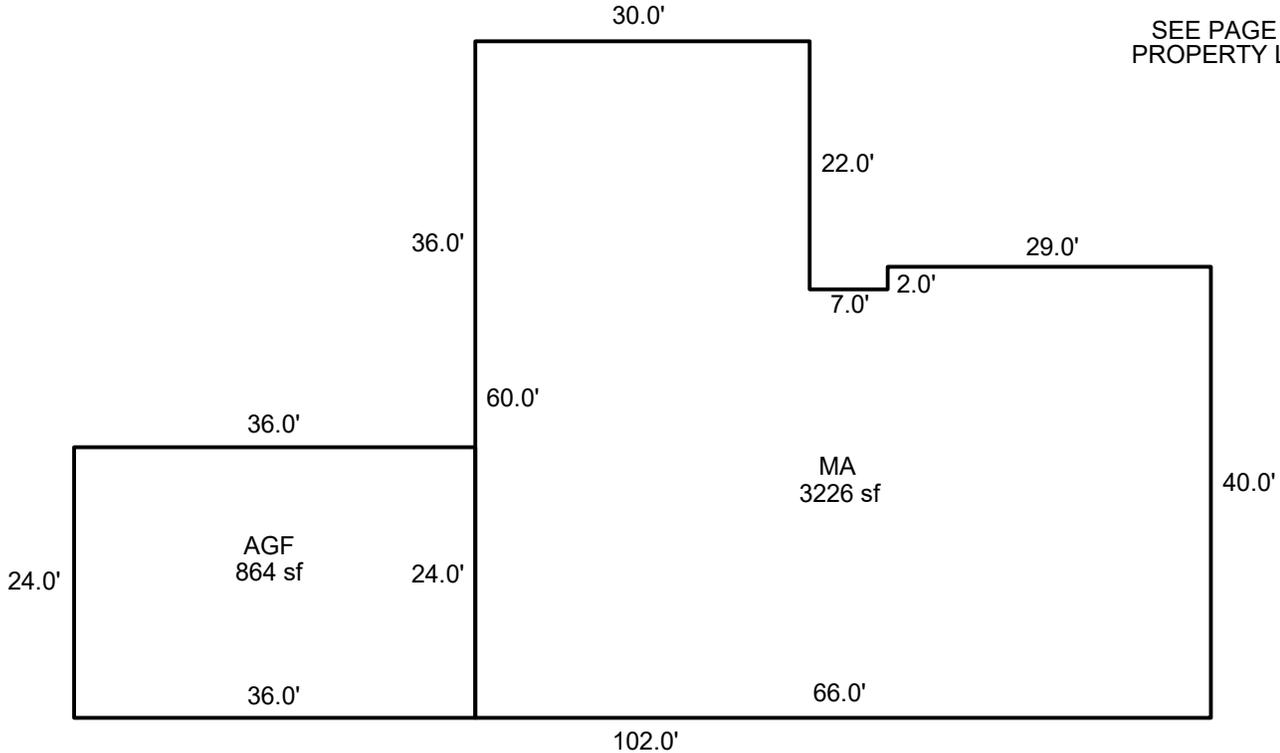
SUBJECT INFO

File No.: 519444 Parcel No.: 053W35 01000
 Property Address: 1542 MATHENY ROAD NE
 City: GERVAIS County: MARION State: OR ZipCode: 97026
 Owner:
 Client: Client Address:
 Appraiser Name: Inspection Date:

SKETCH

519444
053W35 01000
 SCALE = 1:20

 SEE PAGE 1 FOR
 PROPERTY LAYOUT



Sketch by ApexSketch

AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GLA1	MA	1.0	3226.0	256.0	3226.0
GAR	AGF	1.0	864.0	120.0	864.0

COMMENT TABLE 1

Apex by RW 05/15/08
 UPDATED BY CJURAN 08/09/2022 555-22-005487
 UPDATED BY CJURAN 04/26/2023
 UPDATED BY CJURAN 08/22/2023
 UPDATED BY CLOBERG 04/03/25

COMMENT TABLE 2

GRH 01/04/2023
 JS 08/17/2023
 JJS 01/15/25

COMMENT TABLE 3

TAGS L2
 TAGS L3
 TAGS L2

Net LIVABLE cnt 0 (rounded) 3,226

