

Summary Lead Appr: _____ Clerk: **lak 2.11.26** Lead Clerk: _____ Appr: _____ Print Date:

11/6/2025

Acct ID: 132231 MTL: 083W09DC00100P1 Date: **12/18/25** Appr: **ZH** Prop Class: 019 RMV Prop Class: 019

Situs: 205 BOONE RD SE # 46 SALEM, OR 97306 MaSaNh: 16 05 000 Unit: 143092 Year: 2026

Last Date Appraised: 04/03/2025 Appraiser: THERESA SWEARINGEN Tag: Y N Tag info:

Owner: LEIJA, ANTONIA Last Sales Date: 05/20/2025 Roll Type: MS

Cycle Tag **Sales Verification** Other: _____ Inspection level: 1 2 3 **4** LCB TTO INSP AV: 64960

RMV Land: 0 RMV Imp: 70080 RMV Total: 70080 MAV: 64960 MSAV: 0 SAV: 0

Comment: 25-26: Cycle; L3 04.03.25 TS

NIC

Improvements - Residence / Manufactured Structures

Bldg: 1 Code Area: 24010 Stat Class: 467 - Year Blt: 1992 Eff Year Blt: 1995 Sq.Ft: 1526 % Complete: 100.00

Desc: MANUF STRUCT, CLASS 6, 26' THROUGH 28' WIDE DOUBLE Dimensions: RMV: 70080

Func Obsc: 100 Econ %: 100 Other %: 100 Exception: 0 Adjust: Adjust RMV: 0 Subtype: P

Floors

Type Class Display Group Floor Size Beds Baths Yr Blt Eff Yr Blt Inventory

First Floor 6 - Finished 1526 3 FB-2 1992 1995 BATH - 2, SKIRT, BATH+, HVAC, KIT-, ROOF+ Exception: Y N

Accessories

Description Class Size SqFt Eff Yr Blt RMV Quantity

DECK 6 72 1995 665 0 Exception: Y N

MULTI-PURPOSE BUILDING 6 80 0 0 0 Exception: Y N

ROOF EXTENSION OR PATIO COVER 6 432 1995 5262 0 Exception: Y N

MLS # 825072 - 110 DOM - ORIGINALLY LISTED FOR \$100K AND SOLD FOR \$75K

- NO OBSERVED CHANGES SINCE APRIL 2025 CUE VISIT
- ORIGINAL KIT. / BATHS - MOSTLY ORIGINAL ON INTERIOR OUTSIDE OF FLOORING



Marion County
OREGON
ASSESSOR'S OFFICE

Appraiser Sales Verification From

Primary Acct: 132231

MTL: 083W09DC00100

MaSaNh/P.Class: 1605000/019

Appraiser: THERESA SWEARINGEN

MS Acct: 132231

Date Printed: 11/6/2025

Situs: 205 BOONE RD SE # 46 SALEM, OR 97306

Grantor:
FIEGI, LINDA D

Grantee:
LEIJA, ANTONIA

Sale ID: Tax Statement RMV
Deed: Land & OSD:
Accts In Sale: Imp:
Sale Date: 5/20/2025 Total: 89420
Sale Price: 75000 Ratio (Cert. Total RMV/Sale Price): 119
Condition Code: **030**

Attempt	Date/Time	Reason
1 st		
2 nd		

Contact: _____ Phone/email: _____

- Was the property listed on the open market? Days: **110** MLS: **825072** Y N
- Was property other than real estate included in the sale? Y N
Describe: _____ Est. \$: _____
- Did the seller pay closing costs or make other concessions? \$ **NONE - PAID CASH** Y N
- Was the sale between related parties? (business or family) Y N
- Was this a distressed sale? E.g. foreclosure, short, court order, etc... Y N
- Condition at time of sale: | Poor | Fair | Avg. | Good | Exc. | Y N
Describe: _____

- Have any improvements been made since the time of sale? Y N
If yes, describe: _____

Comments: **DID NOT VISIT DUE TO THERESA VISITING FOR CYCLE IN APRIL 2025. NO CHANGES & EYB BUMPED IN APRIL.**

Appraiser: **ZH** Date: **12/8/25**

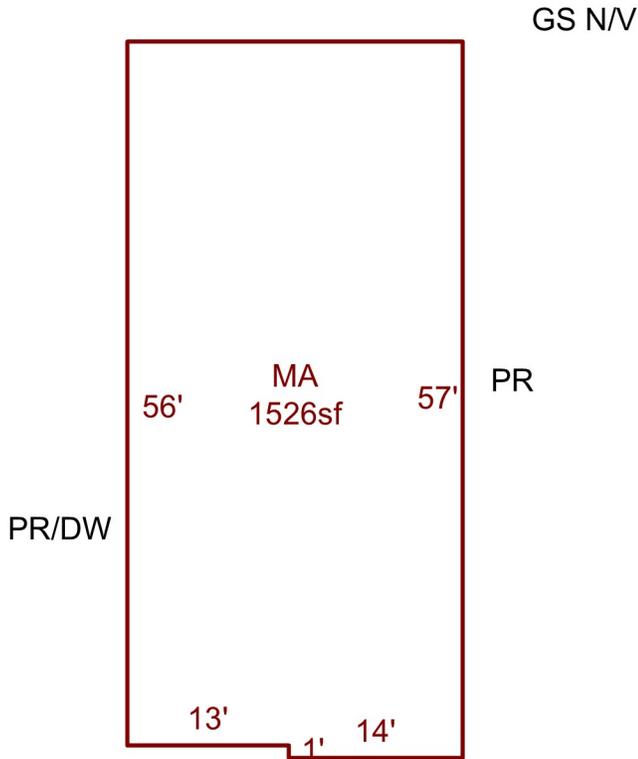
SKETCH/AREA TABLE ADDENDUM

SUBJECT INFO

File No.: 132231 Parcel No.: 083W09DC00100
 Property Address: 205 BOONE RD SE #46
 City: SALEM County: MARION State: OR ZipCode: 97306
 Owner:
 Client: Client Address:
 Appraiser Name: Inspection Date:

SKETCH

132231
083W09DC00100



Sketch by ApexSketch

AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
MFH	MA	1.0	1526.0	168.0	1526.0

COMMENT TABLE 1

DRAWN BY MONA 01.25.18
 UPDATED BY LK 9.18.25

COMMENT TABLE 2

4.3.25 CYCLE TS

COMMENT TABLE 3

Net LIVABLE	cnt	1	(rounded)	1,526
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