

Summary

Lead Appr: WW Clerk: _____ Lead Clerk: _____ Appr: GRH

Print Date:
9/29/2025

Acct ID: 533231 MTL: 083W29A001000 Date: 02.25.26 Appr: GRH Prop Class: 451 RMV Prop Class: 451
Situs: 7255 BATES RD S SALEM OR 97306 MaSaNh: 06 06 000 Unit: 54079 Year: 2025

Last Date Appraised: 05/27/2022 Appraiser: GERARDO RAMIREZ HERNANDEZ Tag: Y N Tag info:

Owner: HAINES, DEAN Last Sales Date: 06/27/2025 Roll Type: R

Cycle Tag Sales Verification Other: _____ Inspection level: 1 2 3 4 LCB TTO INSP AV: 239250

RMV Land: 140750 RMV Imp: 285850 RMV Total: 426600 MAV: 239250 MSAV: 0 SAV: 0

Comment: 22-23: L4 05.27.22 MP

MLS: 828777
DOM: 50
Sale Code: 30

[UPDATE INV](#)

OSDs

Sale includes 533233

Count	Code	Description	RMV	Code Area	Exception
1	MKTA	OSD - AVERAGE	50000	92430	0

Land

Site: 1 Code Area: 92430 Size: 1.00 Acres Use Code: 005 Zone: REST SAV Use: Exception: 0
Class: 4HD Value Source: Rural Restrictive Description: FOUR HILL DRY RMV: 90750 Exception: Y N
Adjustment(s): Fire Patrol: Description:
Comments: 01-02; REAPPRAISAL [SOLD IN 2020](#)

[1983 EYB I/O THEN CHANGE EYB 2001 UPDATED KITCHEN AND BATHROOM M/M](#)

Improvements - Residence / Manufactured Structures

Bldg: 1 Code Area: 92430 Stat Class: 141 - Year Blt: 1966 Eff Year Blt: 1979 Sq.Ft: 1620 % Complete: 100.00
Desc: One Story Only Dimensions: RMV: 274690
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	1620	3	FB-2	1966	<u>1979</u>	ROOF, FP - 2, KIT+, BATH - 2, HVAC+	Y N
Garage Attached	4	Finished	600	0	0	1966	<u>1979</u>	ROOF	Y N

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception
YARD IMPROVEMENTS FAIR	4	1	1979	15023	1	Y N

Improvements - Accessory Buildings

Bldg: 2 Code Area: 92430 Stat Class: 341 Year Blt: 2016 Eff Year Blt: 2016 Sq.Ft: 192 % Complete: 100.00
Desc: Multi Purpose Shed (MP) Dimensions: 12x16 RMV: 3160
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
Multi-Purpose Bldg	4	Finished	192	0	0	2016	2016	FAIR	Y N

Accessories

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

Bldg: 5 Code Area: 92430 Stat Class: 905 Year Blt: 2017 Eff Year Blt: 2017 Sq.Ft: 0 % Complete: 100.00
Desc: Rural Solar Panel/Array Dimensions: RMV: 8000
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
No accessory data available					

Type	
Year Built	1966
Roof	Updated
Windows	Updated
Siding	
Exterior Paint	Updated
Door	
Floors	
Interior Paint	
Bathrooms	Updated
Kitchen counters	Updated
Kitchen cupboards	Updated
Suggested EYB	2001

[EYB CALCULATOR SHOWS UPDATE FOR BATHROOM AND KITCHEN UPDATES](#)

SKETCH/AREA TABLE ADDENDUM

Parcel No 083W29A 01000

File No R33231

Property Address 725th BATES RD S

City SALEM

State OR

Zip 97306

Owner

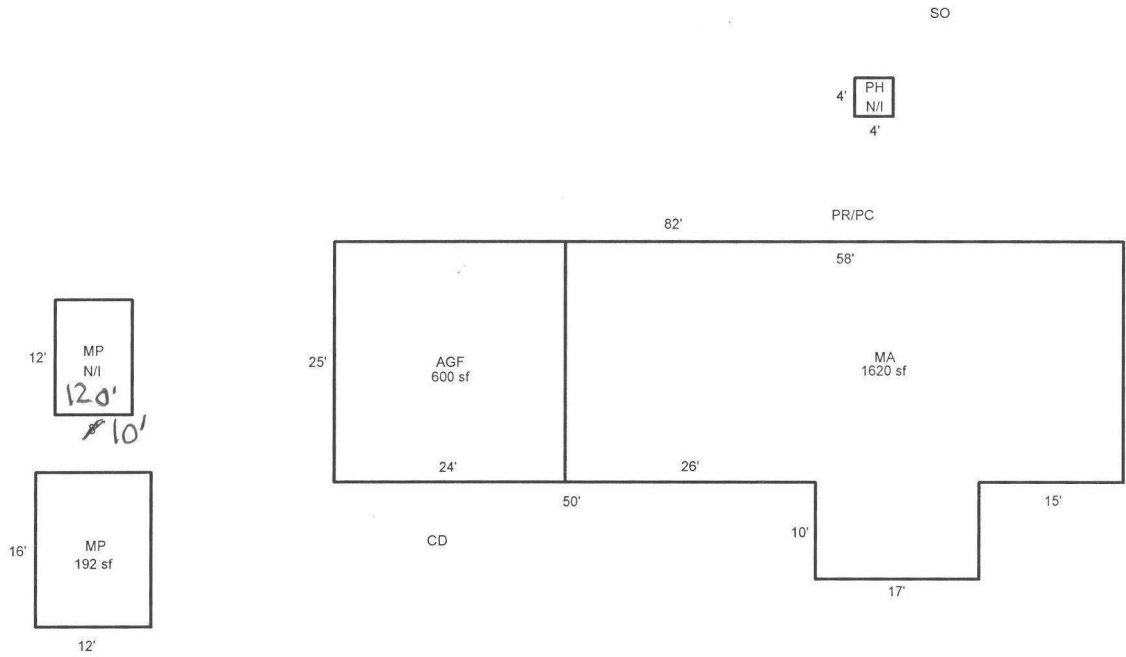
Client

Appraiser Name

SUBJECT

IMPROVEMENTS SKETCH

R33231
083W29A 01000
SCALE=1:20
N
↑



Scale: 1" = 20'

AREA CALCULATIONS

AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GLA1	MA	1.00	1620	186	1620
GBA1	MP	1.00	192	56	192
GAR	AGF	1.00	600	98	600

Comment Table 1

APEXED BY NRC 04/14/2009
UPDATED BY JRONDEMA 3/21/18

Comment Table 2

Comment Table 3

Net LIVABLE Area	(rounded w/ factors)	1620
Net BUILDING Area	(rounded w/ factors)	192