

Residential Work Order

RAM Transaction ID: 960423

Tax Year: 2026

Property ID#	Land		Improvements	MAV			Amount	
	Entered or Tabled	Sys Calc Tabled		<input type="checkbox"/> Balance	<input type="checkbox"/> No Change	<input checked="" type="checkbox"/> Reset	<input type="checkbox"/> Second Yr Reset*	Total Market
<u>531460</u>			<u>0</u>					
Net Size	MA/SA/Nh	Map-Taxlot	Prop Class	RMV Class	LUC+	Code Area		
<u>13622</u>	<u>1600000</u>	<u>083W05DA02402</u>	<u>100</u>	<u>100</u>	<u>001</u>	<u>24010</u>		

Property ID#	Land		Improvements	MAV			Amount	
	Entered or Tabled	Sys Calc Tabled		<input type="checkbox"/> Balance	<input type="checkbox"/> No Change	<input checked="" type="checkbox"/> Reset	<input type="checkbox"/> Second Yr Reset*	Total Market
<u>613250</u>			<u>0</u>					
Net Size	MA/SA/Nh	Map-Taxlot	Prop Class	RMV Class	LUC+	Code Area		
<u>13660</u>	<u>1600000</u>	<u>083W05DA02403</u>	<u>100</u>	<u>100</u>	<u>001</u>	<u>24010</u>		

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Net Size	MA/SA/Nh	Map-Taxlot	Prop Class	RMV Class	LUC+	Code Area		

Comments:

Partition Plat, 613250 segregated out of 531460. No improvements on either tax-lot. MAV re-set for 2026-27.

Tag Accounts (List Account #'s and Tag Reason Below)

	Yes	No
Building Permit Move:	<input type="checkbox"/>	<input checked="" type="checkbox"/>
Photo Move:	<input type="checkbox"/>	<input checked="" type="checkbox"/>
Apex Change:	<input type="checkbox"/>	<input checked="" type="checkbox"/>
Appraiser Franchise:	SH	
Special Assessment:	-	
Exemption:	-	

Completed By	Date
Appraiser:	<u>SH 2/9/26</u>
Appr. Review:	<u>SR 2/12/26</u> RW 2.25.26
Appr. Clerk:	<u>LAK 2.26.26</u>
	MBH 2/27/26
	SH 3/12/26

*Second Yr Reset - Used to indicate current Tax Year is a MAV balance and the following Tax Year will Reset total MAV

+LUC = Land Use Code

Tax		Account		Voucher		Voucher								Size		Alternate
Size ID	Year	ID	MTL	TF_MTL	Transaction ID	Sequence	Recorded Date	Entry Date	Transaction Comment	Operation	Voucher Notes	Code	+/- Size	Type	Size	
831252	2026	531460	083W05DA02402		960423	1070828	1 9/26/2025 15:08	2/4/2026 11:35	PARTITION PLAT CGV	SIZE CHANGE	CONVERSION FROM AC TO SQ FT	24010	-0.63	A		0
831253	2026	531460	083W05DA02402		960423	1070828	1 9/26/2025 15:08	2/4/2026 11:35	PARTITION PLAT CGV	SIZE CHANGE	CONVERSION FROM AC TO SQ FT	24010	27282	S		0
831254	2026	531460	083W05DA02402		960423	1070833	2 9/26/2025 15:08	2/4/2026 11:35	PARTITION PLAT CGV	PARTITION PLAT - FROM	PARTITION PLAT PER CITY OF SALEM CASE NO. REP22-02. 613250 SEGREGATED OUT OF 531460	24010	-13660	S		0
831255	2026	613250	083W05DA02403	083W05DA02402	960423	1070837	3 9/26/2025 15:08	2/4/2026 11:35	PARTITION PLAT CGV	PARTITION PLAT - TO	PARTITION PLAT PER CITY OF SALEM CASE NO. REP22-02. 613250 SEGREGATED OUT OF 531460	24010	13660	S		0

Marion County
2025 Real Property Assessment Report
 Account 531460

Map 083W05DA02402
Code - Tax ID 24010 - 531460

Tax Status Assessable
Account Status Active
Subtype NORMAL

Legal Descr PP 2025-047
 Lot - 1

Mailing NOLAN FRIDLEY CONSTRUCTION LLC
 457 EAGLET ST NW
 SALEM OR 97304

Deed Reference # 2025-31930
Sales Date/Price 10-09-2025 / \$135,000
Appraiser STEPHANIE HATFIELD

Property Class 100 **MA** **SA** **NH**
RMV Class 100 16 00 000

Site	Situs Address	City
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Value Summary						
Code Area		RMV	MAV	AV	RMV Exception	CPR %
24010	Land	173,400	55,590	55,590	Land	0
	Impr	0	0	0	Impr	0
Code Area Total		173,400	55,590	55,590		0
Grand Total		173,400	55,590	55,590		0

Land Breakdown									
Code Area	ID #	RFPD	Ex	Plan Zone	Value Source	Trend %	Size	Land Class	Trended RMV
24010	1	<input checked="" type="checkbox"/>			Residential	100	0.63 AC		173,400
Code Area Total							0.63 AC		173,400

Improvement Breakdown									
Code Area	ID #	Year Built	Stat Class	Description	Trend %	Total Sqft	Ex%	MS Acct	Trended RMV

Comments 22-23: L3 05.26.22 GM

MARION COUNTY ASSESSOR

2025 REAL PROPERTY LAND SUMMARY REPORT

2/9/2026 8:09:25 AM

ACCOUNT # 531460

CODE AREA	VALUE SOURCE	LUC	PLAN ZONE	LAND CLASS	SIZE TYPE	SIZE	RFPD	COMP FLAG	TREND %	TRENDED RMV
24010	Residential	001			Acres	0.63	<input checked="" type="checkbox"/>	Tabled	100	173,400
<small>//2018-19 REMOVE BOPTA ADJUDICATION & TREND, 72. //2012-13 BOPTA 13-106C REDUCED LAND VALUE ONLY, BASED ON BEING A FLAG LOT; APPLY 74.83% TREND TO LAND. //2001- 02 REAPPRAISAL.</small>										

OSDS			LAND ADJUSTMENTS		
SITE	DESCRIPTION	RMV	DESCRIPTION	SIZE	RMV

ACCOUNT SIZES			APPRAISAL UNIT			CONTIGUOUS UNIT		
CODE AREA	SQFT	ACRES	ACCOUNT ID	SQFT	ACRES	ACCOUNT ID	SQFT	ACRES
24010	0	0.63	531460	0	0.63	531460	0	0.63
	0	0.63		0	0.63		0	0.63

Conversion from AC to SQFT = 27282 sqft

Marion County
2026 Real Property Assessment Report
 Account 613250
 NOT OFFICIAL VALUES

Map 083W05DA02403
Code - Tax ID 24010 - 613250

Tax Status Assessable
Account Status Active
Subtype NORMAL

Legal Descr PP 2025-047
 Lot - 2

Mailing MAX HOMES LLC
 PO BOX 21772
 KEIZER OR 97307

Deed Reference # 2025-32793
Sales Date/Price 10-17-2025 / \$159,500
Appraiser

Property Class 100 **MA** **SA** **NH**
RMV Class 100 16 00 000

Site	Situs Address	City
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Value Summary					
Code Area	RMV	MAV	AV	RMV Exception	CPR %
Grand Total					

Land Breakdown									
Code Area	ID #	RFPD	Ex	Plan Zone	Value Source	Trend %	Size	Land Class	Trended RMV

Improvement Breakdown									
Code Area	ID #	Year Built	Stat Class	Description	Trend %	Total Sqft	Ex%	MS Acct	Trended RMV

Contig Accts 531460

MARION COUNTY ASSESSOR

2026 REAL PROPERTY LAND SUMMARY REPORT

2/9/2026 8:11:00 AM

ACCOUNT # 613250

CODE AREA	VALUE SOURCE	LUC	PLAN ZONE	LAND CLASS	SIZE TYPE	SIZE	RFPD	COMP FLAG	TREND %	TRENDED RMV
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OSDS			LAND ADJUSTMENTS		
SITE	DESCRIPTION	RMV	DESCRIPTION	SIZE	RMV

ACCOUNT SIZES			APPRAISAL UNIT			CONTIGUOUS UNIT		
CODE AREA	SQFT	ACRES	ACCOUNT ID	SQFT	ACRES	ACCOUNT ID	SQFT	ACRES
24010	13660	0.00	531460	13622	0.00	531460	13622	0.00
	13660	0.00	613250	13660	0.00	613250	13660	0.00
				27282	0.00		27282	0.00

