

Summary

input 3/18/26 WW

Lead Appr: Clerk: Lead Clerk: Appr:

Print Date: 12/26/2025

Acct ID: 561310 MTL: 092W06B001300 Date: 1-13-26 Appr: WW Prop Class: 401 RMV Prop Class: 401  
Situs: 9344 DUSTY LN SE TURNER OR 97392 MaSaNh: 07 06 000 Unit: 118272 Year: 2026

Last Date Appraised: 12/16/2020 Appraiser: MATT LORD Tag: Y N Tag info: Solar

Owner: KUHLMAN LT & KUHLMAN, CHARLES W TRE & Last Sales Date: Roll Type: R

Cycle Tag Sales Verification Other: Inspection level: 1 2 3 4 LCB TTO INSP AV: 452230

RMV Land: 383010 RMV Imp: 472200 RMV Total: 855210 MAV: 452230 MSAV: 0 SAV: 0

Comment:

not yet, chg yi's, conn sold

Notations

RP/MS	Code	Description
MS	411	SEE ACCOUNT NOTES - 411
MS	411	SEE ACCOUNT NOTES - 411

OSDs

Count	Code	Description	RMV	Code Area	Exception
1	MKTA	OSD - AVERAGE	55000	05590	0
1	SEPTC	SEPTIC SYSTEM	15000	05590	0
1	UTIL	UTILITIES	10000	05590	0

Land

Site: 1 Code Area: 05590 Size: 4.53 Acres Use Code: 004 Zone: NREST SAV Use: Exception: 0  
Class: Value Source: Rural at MKT Description: RMV: 303010 Exception: Y N  
Adjustment(s): Fire Patrol: Description:  
Comments: 19-20: PER #35 ADD OSD.SEPTIC & OSD.UTIL / 00-01: f99-1047 comb of r61308 into r61310 /02-03: REAPPRAISAL

Improvements - Residence / Manufactured Structures

0.64 6H 3.89 4HD

Bldg: 1 Code Area: 05590 Stat Class: 154 - Year Blt: 1970 Eff Year Blt: 1970 Sq.Ft: 3832 % Complete: 100.00  
Desc: Multi Story above grade with basement Dimensions: RMV: 415810  
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	5 -	Finished	1752	0	FB-1	1970	1970	KIT, FP - 1, HVAC, ROOF, BATH - 1	Y N
Attic	5 -	Finished	1360	3	FB-1	1970	1970	HVAC, BATH - 1	Y N
Basement	5 -	Finished	720	0	0	1970	1970	hvac	Y N
Carport Attached	4	Unfinished	400	0	0	1970	1970	roof	Y N

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception
DECK	5	111	1970	1783	1	Y N
DECK	5	200	1970	3212	1	Y N
GAZEBO Keep	5	139	1970	2606	1	Y N
PATIO	5	200	1970	803	1	Y N
PATIO	5	500	1970	2008	1	Y N
ROOF EXTENSION OR PATIO COVER	5	200	1970	4234	1	Y N

Bldg: 5 Code Area: 05590 Stat Class: 108 Year Blt: 2001 Eff Year Blt: 2001 Sq.Ft: 0 % Complete: 100.00  
Desc: Residential Other Improvements Dimensions: RMV: 1140  
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	Exception
CONCRETE DRIVEWAY	1	400	2001	1144	1	Y N

Bldg: 8 Code Area: 05590 Stat Class: 108 Year Blt: 2001 Eff Year Blt: 2001 Sq.Ft: 0 % Complete: 100.00  
Desc: Residential Other Improvements Dimensions: RMV: 17160  
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								

part of

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity
ASPHALT DRIVEWAY	1	7800	2001	17160	1

Improvements - Accessory Buildings

Bldg: 2	Code Area: 05590	Stat Class: 312	Year Blt: 1969	Eff Year Blt: 1969	Sq.Ft: 64	% Complete: 100.00
Desc: Loft Barn (LB)			Dimensions: 8x8		RMV: 410	
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
Loft Barn	4	Finished	64	0	0	1969	1969	under 100 sf NV

Accessories

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

Bldg: 3	Code Area: 05590	Stat Class: 355	Year Blt: 1969	Eff Year Blt: 1969	Sq.Ft: 96	% Complete: 100.00
Desc: Lean-to Heavy (LTH)			Dimensions: 8x6		RMV: 140	
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
Lean-to Heavy Duty	4	Finished	96	0	0	1969	1969	under 100 sf NV

Accessories

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

Bldg: 4	Code Area: 05590	Stat Class: 351	Year Blt: 2001	Eff Year Blt: 2001	Sq.Ft: 1140	% Complete: 100.00
Desc: General Purpose Building (GB)			Dimensions: 30x38		RMV: 14110	
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
General Purpose Bldg	5	Finished	1140	0	0	2001	2001	FAIR

Accessories

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

Bldg: 6	Code Area: 05590	Stat Class: 341	Year Blt: 2001	Eff Year Blt: 2001	Sq.Ft: 192	% Complete: 100.00
Desc: Multi Purpose Shed (MP)			Dimensions: 12x16		RMV: 2550	
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
Multi-Purpose Bldg	5	Finished	192	0	0	2001	2001	fair

Accessories

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

Bldg: 7	Code Area: 05590	Stat Class: 354	Year Blt: 2001	Eff Year Blt: 2001	Sq.Ft: 208	% Complete: 100.00
Desc: Lean-to Light (LTL)			Dimensions: 13x16		RMV: 480	
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
Lean-to Light Duty	4	Finished	208	0	0	2001	2001	

Accessories

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

Bldg: 9	Code Area: 05590	Stat Class: 354	Year Blt: 2000	Eff Year Blt: 2000	Sq.Ft: 760	% Complete: 100.00
Desc: Lean-to Light (LTL)			Dimensions: 20x38		RMV: 2260	
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
Lean-to Light Duty	5	Finished	760	0	0	2000	2000	FAIR

**Accessories**

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	
No accessory data available						
Bldg: 10	Code Area: 05590	Stat Class: 341	Year Blt: 1970	Eff Year Blt: 1970	Sq.Ft: 400	% Complete: 100.00
Desc: Multi Purpose Shed (MP)			Dimensions: 20x20			RMV: 2070
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	
Multi-Purpose Bldg	5	Finished	400	0	0	1970	1970	FAIR	Exception: Y N

**Accessories**

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	
No accessory data available						
Bldg: 11	Code Area: 05590	Stat Class: 355	Year Blt: 1970	Eff Year Blt: 1970	Sq.Ft: 48	% Complete: 100.00
Desc: Lean-to Heavy (LTH)			Dimensions: 6x8			RMV: 70
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	
Lean-to Heavy Duty	4	Finished	48	0	0	1970	1970	under 100 sf NV	Exception: Y N

**Accessories**

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	
No accessory data available						
Bldg: 13	Code Area: 05590	Stat Class: 905	Year Blt: 2018	Eff Year Blt: 2018	Sq.Ft: 0	% Complete: 100.00
Desc: Rural Solar Panel/Array			Dimensions:			RMV: 16000
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					

**Permits**

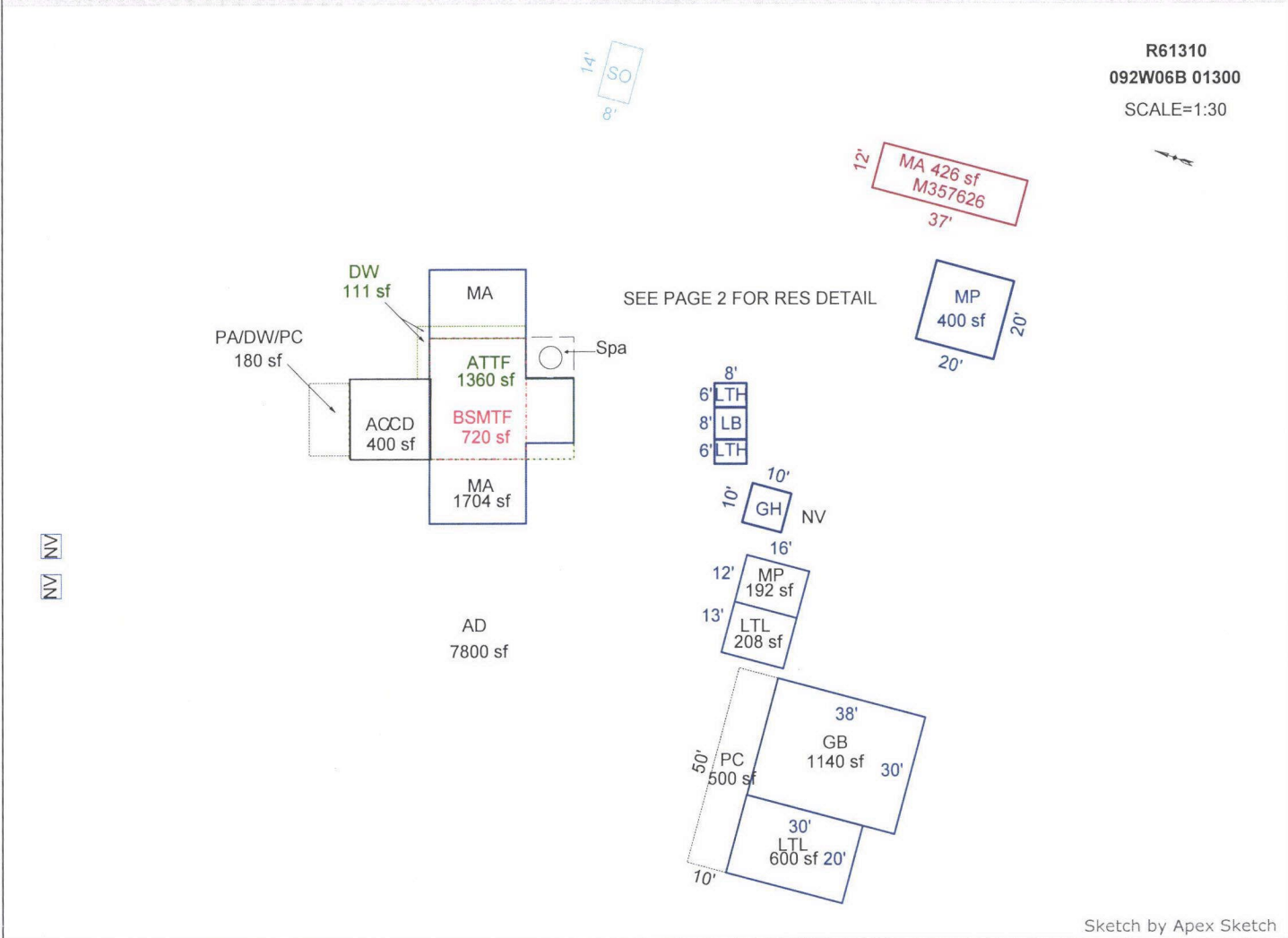
Permit Number	Permit ID	Origin	Category	Type	Estimate Value	% Complete	Roll Type	Description
25-007386	85598	MARION COUNTY	TAGS/PERMITS	ALT ENERGY SYSTEM	22900	0	R	SOLAR ARRAY 4.2KW ON ROOF @ \$22,900

# SKETCH/AREA TABLE ADDENDUM

## SUBJECT INFO

File No.: R61310 Parcel No.: 092W06B 01300  
 Property Address: 9344 DUSTY LN SE  
 City: TURNER County: MARION State: OR ZipCode: 97392  
 Owner:  
 Client: Client Address:  
 Appraiser Name: Inspection Date:

## SKETCH



### AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GBA1	MP	1	192	56	
	MP	1	400	80	
	GH	1	100	40	
	LTL	1	600	100	
	LB	1	64	32	
	LTH	1	48	28	
	LTH	1	48	28	
	LTL	1	208	58	
	GB	1	1140	136	2800
	GLA1	MA	1	1704	198
DW		1	111	80	
MA		1	426	97	2241
GLA2	ATTF	1	1360	172	1360
	BSMTF	1	720	108	720
GAR	AC	1	401	80	401
P/P	CD	1	400	80	
	3 addl items				
	Net LIVABLE	cnt	4 (rounded)		3,601
	Net BUILDING	cnt	9 (rounded)		2,800

### COMMENT TABLE 1

APEX BY AC 12/2/08  
 Updated to add balance of bldgs 12/6/2011 Jane  
 UPDATED BY JRONDEMA 5/14/15  
 UPD BY PHU 06.02.20

### COMMENT TABLE 2

04.25.19 NM #35: TAGS

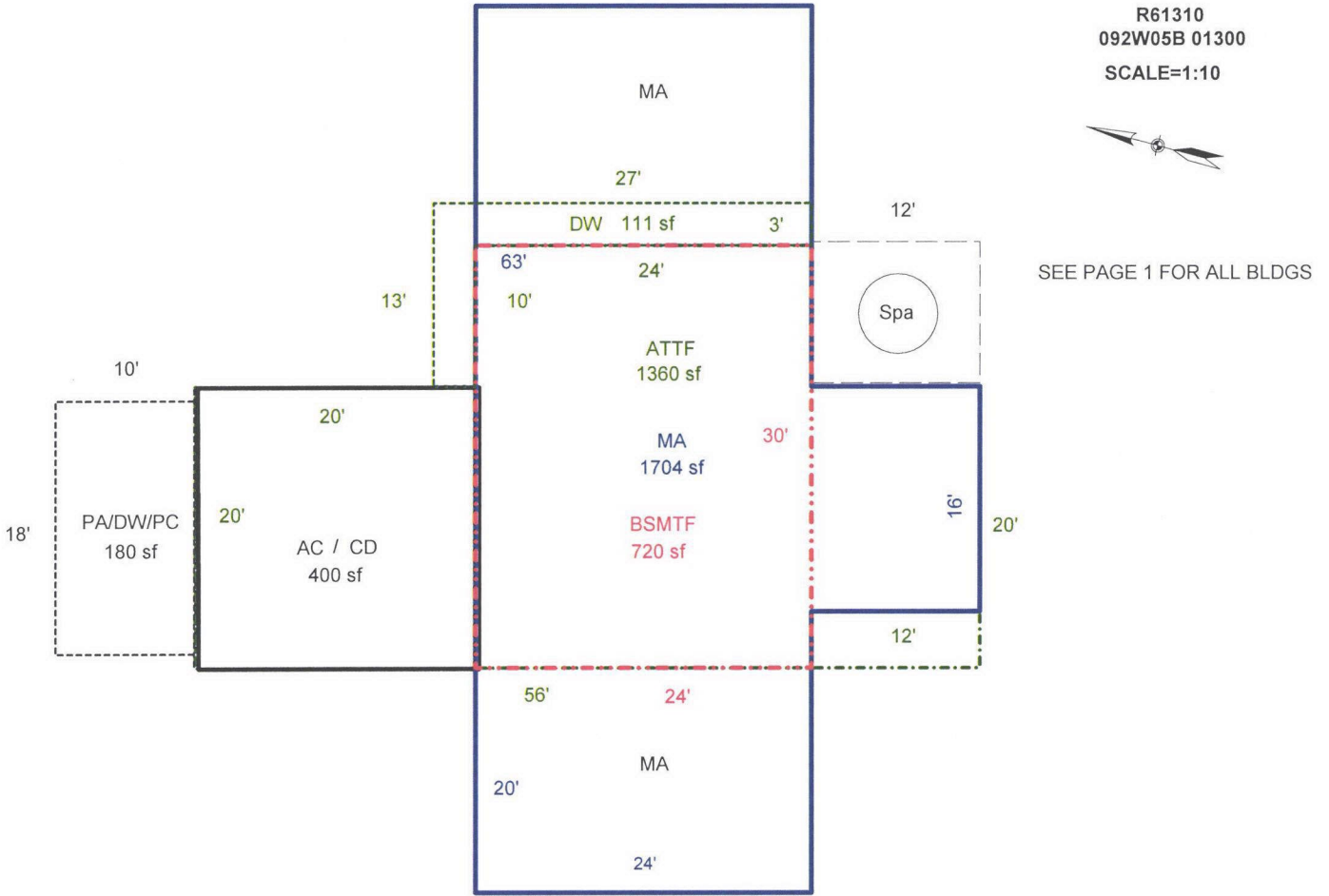
### COMMENT TABLE 3

# SKETCH/AREA TABLE ADDENDUM

## SUBJECT INFO

File No.: R61310 Parcel No.: 092W06B 01300  
 Property Address: 9344 DUSTY LN SE  
 City: TURNER County: MARION State: OR ZipCode: 97392  
 Owner:  
 Client: Client Address:  
 Appraiser Name: Inspection Date:

## SKETCH



Sketch by Apex Sketch

### AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GLA1	MA	1	1704	198	
	DW	1	111	80	1815
GLA2	ATTF	1	1360	172	1360
BSMT	BSMTF	1	720	108	720
GAR	AC	1	401	80	401
P/P	PA/DW/PC	1	180	56	
	Deck	1	120	44	
	CD	1	400	80	700

### COMMENT TABLE 1

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 Updated to add balance of bldgs 12/6/2011 Jane  
 UPDATED BY JRONDEMA 5/14/15  
 UPD BY PHU 06.02.20

### COMMENT TABLE 2

04.25.19 NM #35: TAGS

### COMMENT TABLE 3

Net LIVABLE                      cnt                      3      (rounded)                      3,175