

Acct ID: 528079 MTL: 081W040000500 Date: **3.19.26** Appr: **JJS** Prop Class: 551 RMV Prop Class: 501
 Situs: 2220 119TH AVE SE SALEM OR 97317 MaSaNh: 01 06 000 Unit: 22846 Year: 2026

Last Date Appraised: 09/30/2024 Appraiser: CLINT LUKE Tag: **Y** **G** Tag info: 2026 - FARM/FORREST MAINTENNACE/NOTATION (L2: ON-SITE REVIEW EXTERIOR)

Owner: KRAFT, AUSTIN WAYNE Last Sales Date: 11/24/2025 Roll Type: R
 Cycle Tag **Sales Verification** Other: _____ Inspection level: 1 2 3 **4** LCB TTO INSP AV: 365823
 RMV Land: 608180 RMV Imp: 349860 RMV Total: 958040 MAV: 327650 MSAV: 38173 SAV: 64056

Comment: 25-26: L1 6.5.25 CWO
 25-26 L4 9/30/24 CLUKE
 24-25 L4 8/14/24 CLUKE
 23-24: L2 2-9-23 CL
 22-23 L2 12/22/21 CL/
 LEVEL 2 3.29.21 CL10//

MLS: 834412
DOM: 31
COK: 30

Vet DA

Notations

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

OSDs

| Count | Code | Description | RMV | Code Area | Exception |
|-------|------|------------------|-------|-----------|-----------|
| 1 | SAA | SA OSD - AVERAGE | 55000 | 04500 | 0 |

Land

Site: 1 Code Area: 04500 Size: 1.00 Acres Use Code: 005 Zone: REST SAV Use: 011 Exception: 0
 Class: 4HD Value Source: Farm Homesite Description: FOUR HILL DRY RMV: 18630 Exception: Y N
 Adjustment(s): Fire Patrol: Description:
 Comments: Liability year - 2009

25-26 SOIL VERIFIED

Site: 2 Code Area: 04500 Size: 15.40 Acres Use Code: 005 Zone: REST SAV Use: 011 Exception: 0
 Class: 4HD Value Source: Farm Use - EFU Description: FOUR HILL DRY RMV: 286830 Exception: Y N
 Adjustment(s): Fire Patrol: Description:
 Comments: Liability year - 1974 / 04200028 /01-02; CHANGED SOIL CLASS FROM 3 HILL DRY TO 4 HILL DRY //05-06 #10 CHG OF 2 HILL TO 4HILL.

Site: 3 Code Area: 04500 Size: 13.30 Acres Use Code: 005 Zone: REST SAV Use: 011 Exception: 0
 Class: 4HD Value Source: Woodlot Description: FOUR HILL DRY RMV: 247720 Exception: Y N
 Adjustment(s): Fire Patrol: Description:
 Comments: Liability year - 1974 / //08-09: Market woodlot study by GW39 - change from woodlot to woodlot-M// 04200028 //05-06: #10 CHG OF SOIL CLASS FROM 2HILL TO WOODLOT.

Improvements - Residence / Manufactured Structures

Bldg: 1 Code Area: 04500 Stat Class: 141 Year Blt: 1971 Eff Year Blt: 1980 Sq.Ft: 2950 % Complete: 100.00
 Desc: One Story Only Dimensions: RMV: 332820
 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 | 2950 | 4 | FB-3 | 1971 | 1980 | BATH - 3, ROOF, FP - 1, HVAC, KIT | Y N |
| Garage Attached | 4 | Finished | 529 | 0 | 0 | 1971 | 1971 | ROOF | Y N |

Accessories

| Description | Class | Size SqFt | Eff Yr Blt | RMV | Quantity | Exception |
|---------------------------|-------|-----------|------------|-------|----------|-----------|
| YARD IMPROVEMENTS AVERAGE | 4 | 0 | 1980 | 21177 | 1 | Y N |

Improvements - Accessory Buildings

Bldg: 2 Code Area: 04500 Stat Class: 351 Year Blt: 1988 Eff Year Blt: 2003 Sq.Ft: 1296 % Complete: 100.00
 Desc: General Purpose Building (GB) Dimensions: 36x36 RMV: 12250
 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 |
|----------------------|-------|---------------|------------|------|-------|--------|------------|-----------|-----------|
| General Purpose Bldg | 4 | Finished | 1296 | 0 | 0 | 1988 | 2003 | FAIR | Y N |

Accessories

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

Bldg: 3 Code Area: 04500 Stat Class: 353 Year Blt: 2010 Eff Year Blt: 2010 Sq.Ft: 288 % Complete: 100.00

Desc: Machine Shed (MS)

Dimensions: 36x8

RMV: 2890

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: Y N |
|--------------|-------|---------------|------------|------|-------|--------|------------|-----------|----------------|
| Machine Shed | 4 | Finished | 288 | 0 | 0 | 2010 | 2010 | FAIR | |

Accessories

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

Bldg: 4 Code Area: 04500 Stat Class: 321 Year Blt: Eff Year Blt: 2010 Sq.Ft: 240 % Complete: 100.00

Desc: Hay Cover (HC)

Dimensions: 20x12

RMV: 1900

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: Y N |
|-----------|-------|---------------|------------|------|-------|--------|------------|-----------|----------------|
| Hay Cover | 5 | Finished | 240 | 0 | 0 | 0 | 2010 | AVG | |

Accessories

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

Farm Notes

2024FARM

1/22/24: CWO spoke to Jared and explained the reason for the inquiry letter. He plans to convert it into pastureland for livestock. Check status 5/1/25.

24-25: Per CWO inspected 1/4/24 L4 and MDL observed during tag that approximately 7.5 acres of woodlot has been cleared. Send inquiry letter.

2025FARM

7/31/25: CWO spoke to Jared. Explained only land "used" qualifies. He's working with NRCS and MCSW. Check 5/1/26 for status of are in questions. CALL FIRST.

7-1-25: Sending inquiry-intent letter

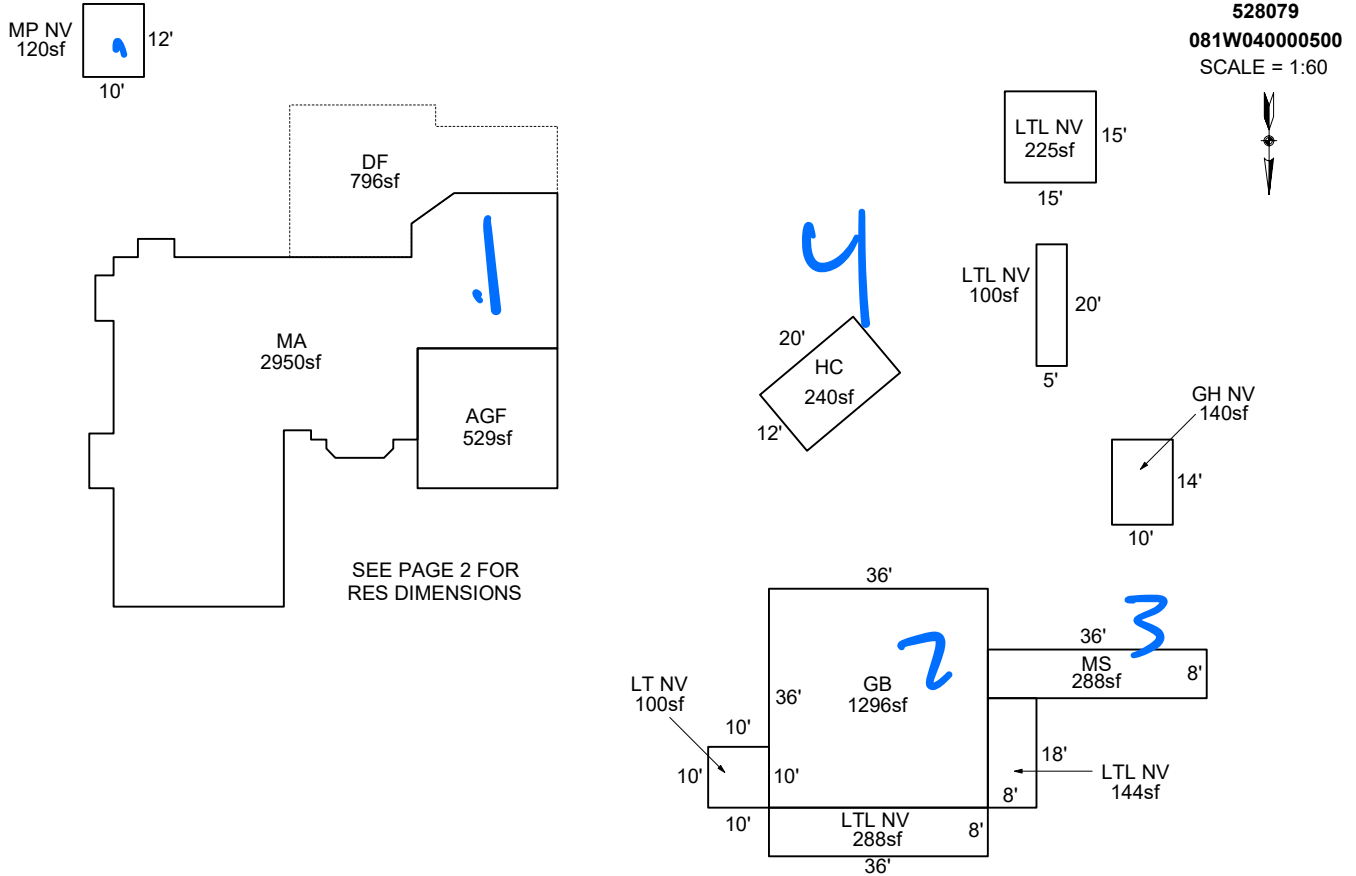
25-26 6/4/25 L2 CWO FARM: NO FENCING OR ANIMALS SEEN WHERE WOODLOT USED TO BE SEND INTENT LETTER

SKETCH/AREA TABLE ADDENDUM

SUBJECT INFO

File No.: 528079 Parcel No.: 081W04 00500
 Property Address: 2220 119TH AVE SE
 City: Salem County: Marion State: OR ZipCode: 97317
 Owner:
 Client: Client Address:
 Appraiser Name: Inspection Date:

SKETCH



AREA CALCULATIONS SUMMARY

| Code | Description | Factor | Net Size | Perimeter | Net Totals |
|------|--------------|--------|--------------|-----------|------------|
| GBA1 | MP NV | 1.0 | 120.0 | 44.0 | |
| | GB | 1.0 | 1296.0 | 144.0 | |
| | MS | 1.0 | 288.0 | 88.0 | |
| | GH NV | 1.0 | 140.0 | 48.0 | |
| | HC | 1.0 | 240.0 | 64.0 | |
| | LTL NV | 1.0 | 100.0 | 50.0 | |
| | LTL NV | 1.0 | 225.0 | 60.0 | |
| | LTL NV | 1.0 | 144.0 | 52.0 | |
| | LTL NV | 1.0 | 288.0 | 88.0 | |
| | LT NV | 1.0 | 100.0 | 40.0 | 2941.0 |
| GLA1 | MA | 1.0 | 2950.0 | 305.8 | 2950.0 |
| GAR | AGF | 1.0 | 529.0 | 92.0 | 529.0 |
| P/P | DF | 1.0 | 795.5 | 134.6 | 795.5 |
| | Net LIVABLE | cnt | 1 (rounded) | | 2,950 |
| | Net BUILDING | cnt | 10 (rounded) | | 2,941 |

COMMENT TABLE 1

APEX BY CJURAN 11/13/2023
 UPDATED BY CLOBERG 10/29/24

COMMENT TABLE 2

CL 3/29/2021
 CL 12/22/2021
 CL 02/09/2023
 MDL 10/30/2023
 CLUKE 09/30/24

COMMENT TABLE 3

L2
 22-23 L2
 23-24 L2
 24-25 L4
 TAGS L4

JJS 3.19.26

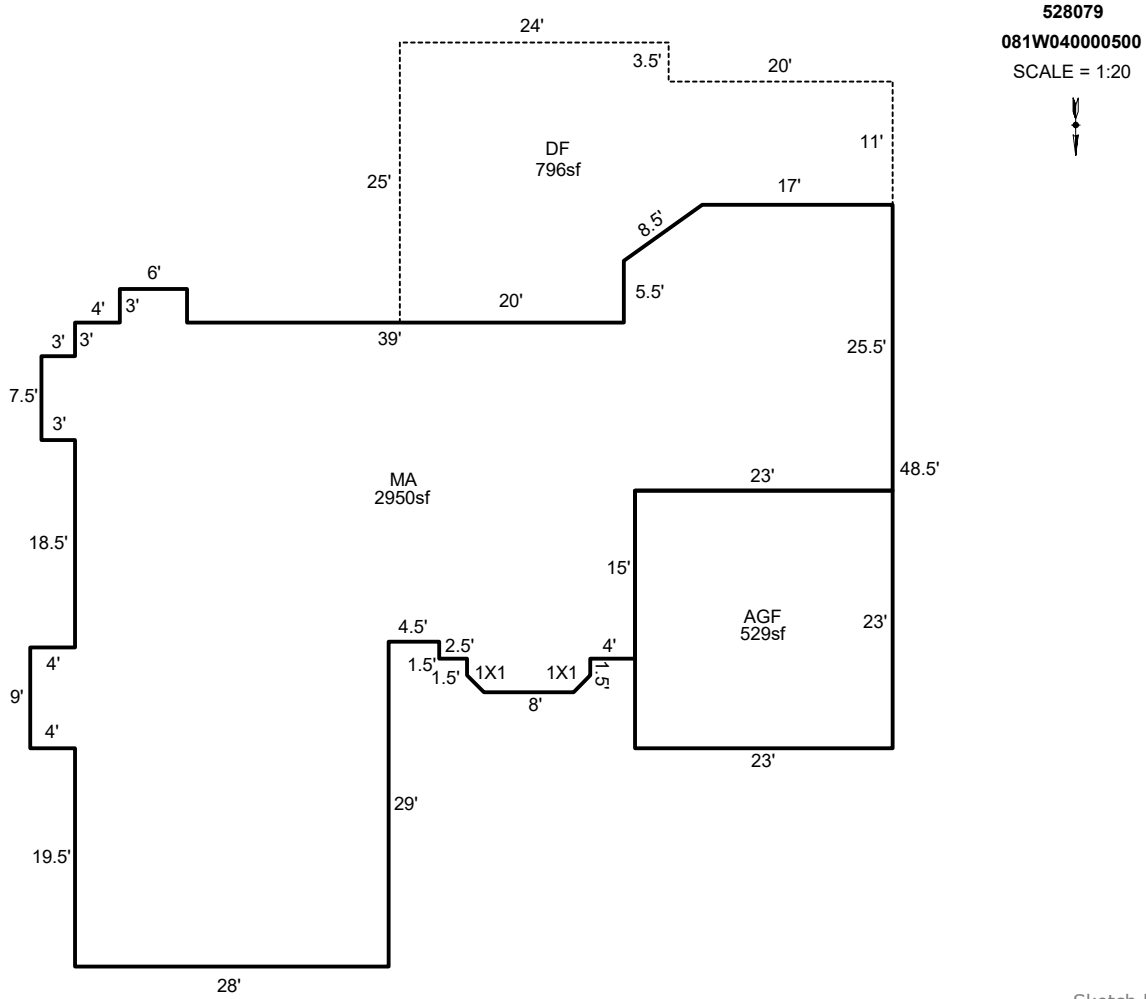
SV L4

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