

Summary

Lead Appr: MLH Clerk: \_\_\_\_\_ Lead Clerk: \_\_\_\_\_ Appr: MLH 3/5/26 Print Date: 9/26/2025  
Acct ID: 323827 MTL: 071W12000602 Date: 2/24/26 Appr: MLH Prop Class: 401 RMV Prop Class: 401  
Situs: 14995 CANYON VIEW LN NE SILVERTON OR 97381 MaSaNh: 03 06 000 Unit: 78177 Year: 2025  
Last Date Appraised: 01/07/2025 Appraiser: MATTHEW HAMILTON Tag: Y N Tag info: 2026 - NEW CONSTRUCTION (Completion)  
Owner: CHEREMNOV, DANIEL & CHEREMNOV, TATIANA Last Sales Date: 02/24/2006 Roll Type: R  
Cycle: Tag Sales Verification Other: \_\_\_\_\_ Inspection level: 1 2 3 4 LCB TTO INSP AV: 607170  
RMV Land: 421490 RMV Imp: 1106820 RMV Total: 1528310 MAV: 570370 MSAV: 0 SAV: 0  
Comment: 25-26: L4 1.7.25 MLH  
24-25: L3 12.14.23 MLH  
03-04: ZONING PROJECT CORRECTED ZONE FROM EFU TO AR

Access letter sent no response

GB @ 100% update inventory close tag

Input MLH 2/24/26

OSDs

Count	Code	Description	RMV	Code Area	Exception
1	MKTA	OSD - AVERAGE	50000	04500	0

Land

Site: 1 Code Area: 04500 Size: 3.09 Acres Use Code: 004 Zone: NREST SAV Use: Exception: 0  
Class: 4HD Value Source: Rural at MKT Description: FOUR HILL DRY RMV: 371490 Exception: Y N  
Adjustment(s): H2OAR Fire Patrol: SA004 Description: FIRE PATROL  
Comments: 00-01; F99-1044 create fd account r323827 from fp account r21400  
/ 02-03: F02-51 SEPE FROM R21400 TO R330110 AND R323827  
06-07: RECALC SETUP;#36 08-12-05 07-08: #31 ON SALES VERIF, ADD WATER ADJ

Improvements - Residence / Manufactured Structures

Bldg: 1 Code Area: 04500 Stat Class: 152 + Year Blt: 2017 Eff Year Blt: 2017 Sq.Ft: 3351 % Complete: 100.00  
Desc: Multi Story above grade Dimensions: RMV: 886220  
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	2554	3	FB-1/ HB-1	2017	2017	FP - 1, HVAC+, KIT-, BTH - 1, ROOF, BATH - 1	Y N
Second Floor	5 +	Finished	797	1	FB-1	2017	2017	HVAC+, BATH+, BATH - 1	Y N
Attic	5 +	Unfinished	527	0	0	2017	2017		Y N
Garage Attached	5	Finished	992	0	0	2017	2017	ROOF	Y N

Accessories

Description: VI 5 E Class: Size SqFt: Eff Yr Blt: RMV: Quantity:  
No accessory data available

Bldg: 2 Code Area: 04500 Stat Class: 107 Year Blt: Eff Year Blt: 2017 Sq.Ft: 0 % Complete: 100.00  
Desc: Yard Improvements Dimensions: RMV: 60820  
Func Obsc: 100 Econ %: 100 Other %: 100 Exception: 0 Adjust: Adjust RMV: 0

Floors

No floor data available

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception
YARD IMPROVEMENTS GOOD	6	0	2017	57376	1	Y N

Improvements - Accessory Buildings

Bldg: 3 Code Area: 04500 Stat Class: 351 Year Blt: 2023 Eff Year Blt: 2023 Sq.Ft: 4656 % Complete: 65.00  
Desc: General Purpose Building (GB) Dimensions: RMV: 153430  
Func Obsc: 100 Econ %: 100 Other %: 100 Exception: 34820 Adjust: Adjust RMV: 0

Floors

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory	Exception
General Purpose Bldg	6	Finished	4656	0	HB-1	2023	2023	BTH - 1, AVG <u>excel</u>	Y N
GP Building Attic	6	Finished	2300	0	FB-1	2023	2023	BATH - 1	Y N

Accessories

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

Bldg: 4 Code Area: 04500 Stat Class: 355 Year Blt: 2023 Eff Year Blt: 2023 Sq.Ft: 960 % Complete: 100.00

Desc: Lean-to Heavy (LTH) *E*

Dimensions: 48x20

RMV: 6350

Func Obsc: 100

Econ %: 100

Other %: 100

Exception: 1980

Adjust:

Adjust RMV: 0

*M JM*

**Floors**

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory
Lean-to Heavy Duty	4	Finished	960	0	0	2023	2023	Exception: Y N

**Accessories**

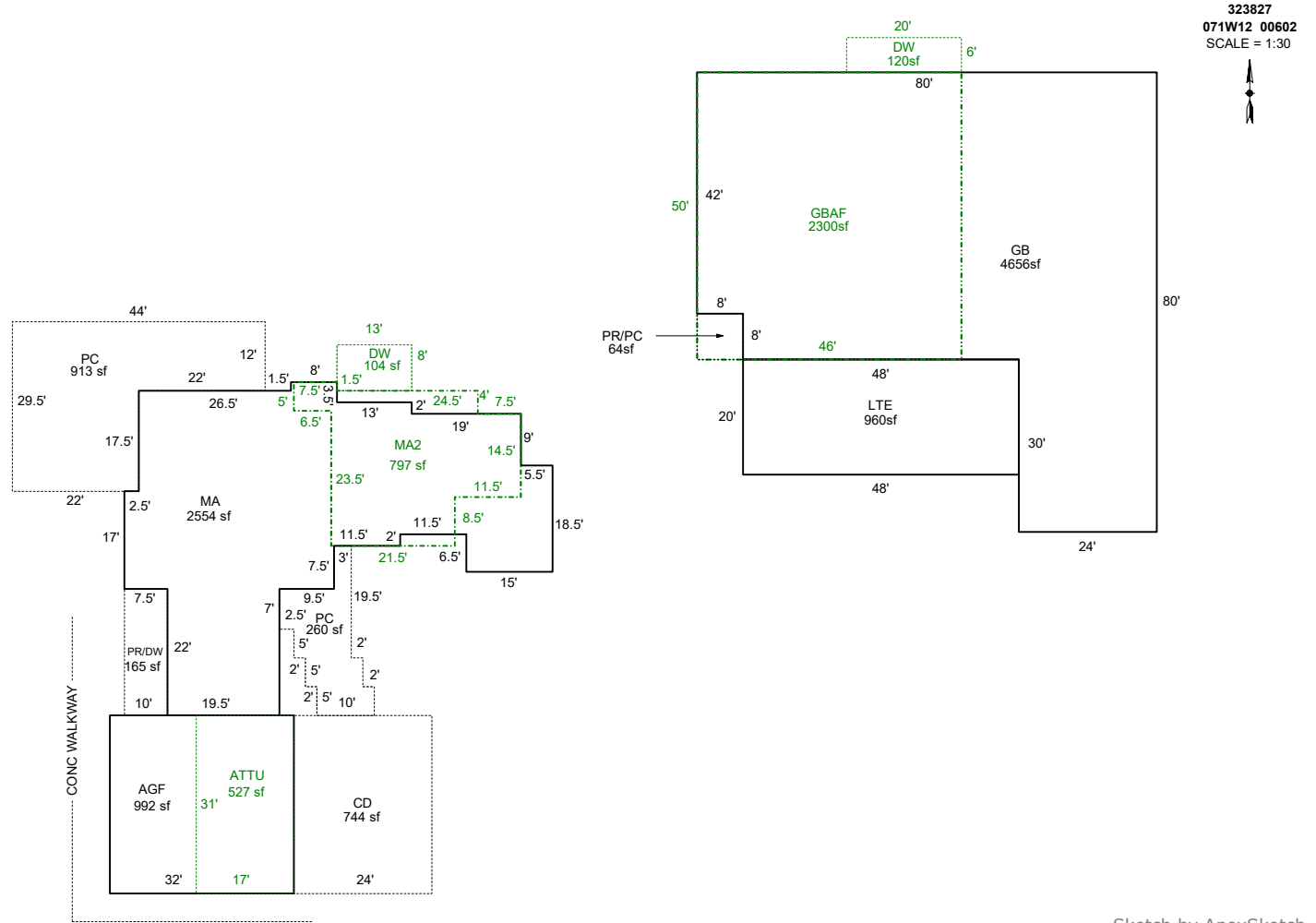
Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity
No accessory data available					

# SKETCH/AREA TABLE ADDENDUM

## SUBJECT INFO

File No.: 323827 Parcel No.: 071W12 00602  
 Property Address: 14995 CANYON VIEW LN NE  
 City: SILVERTON County: State: OR ZipCode: 97381  
 Owner:  
 Client: Client Address:  
 Appraiser Name: Inspection Date:

## SKETCH



### AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GBA1	GB	1.0	4656.0	320.0	5616.0
	LTE	1.0	960.0	136.0	
GBA2	GBAF	1.0	2300.0	192.0	2300.0
GLA1	MA	1.0	2553.5	278.0	2553.5
GLA2	MA2	1.0	797.3	136.0	797.3
GAR	AGF	1.0	992.0	126.0	992.0
P/P	CD	1.0	744.0	110.0	2370.0
	PR/DW	1.0	165.0	59.0	
	PC	1.0	913.0	147.0	
	PC	1.0	260.0	92.0	
	DW	1.0	104.0	42.0	
	PR/PC	1.0	64.0	32.0	
	DW	1.0	120.0	52.0	
	Net LIVABLE	cnt	1 (rounded)		4,343
	Net BUILDING	cnt	0 (rounded)		7,916

### COMMENT TABLE 1

APEX BY CE 11/4/08  
 UPDATED BY JRONDEMA 6/5/17  
 UPDATED BY JRONDEMA 12/26/17  
 UPDATED BY JRONDEMA 11/16/18  
 UPDATED BY CJURAN 12/13/2022 555-22-007245  
 UPDATED BY CJURAN 11/15/2023 22-007245 REV/AD  
 UPDATED BY CJURAN 02/14/2024  
 UPDATED BY CLOBERG 12/18/24 22-007245 REV  
 UPDATED BY CLOBERG 03/06/26

### COMMENT TABLE 2

12.15.17 SR #94 TAGS  
 10.30.18 SR #94 TAGS  
 MLH 12/14/2023  
 MLH 02/24/26

### COMMENT TABLE 3

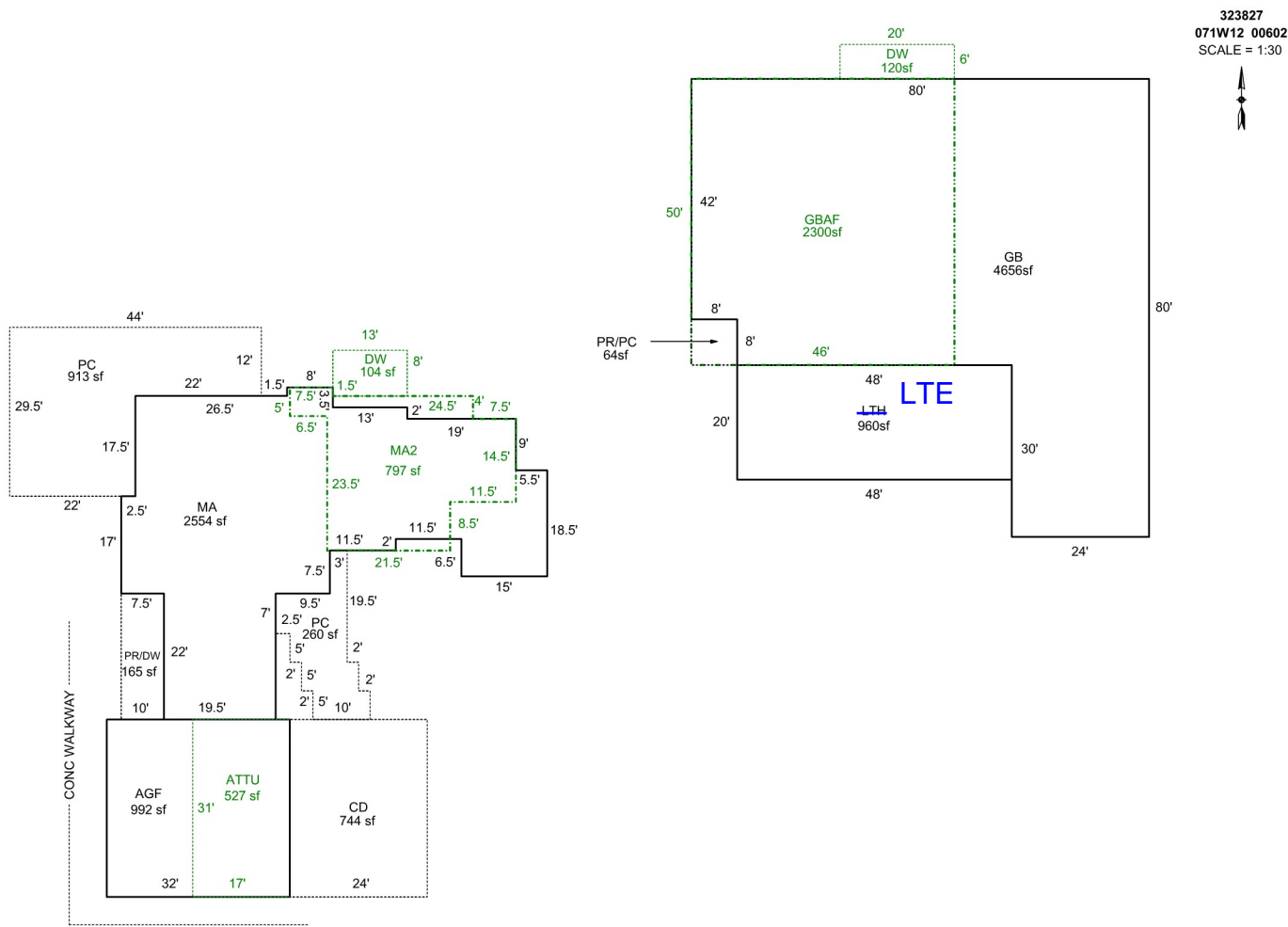
TAGS L3  
 TAGS L4

# SKETCH/AREA TABLE ADDENDUM

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	PR/DW	1.0	165.0	59.0		
	PC	1.0	913.0	147.0		
	PC	1.0	260.0	92.0		
	DW	1.0	104.0	42.0		
	PR/PC	1.0	64.0	32.0		
	DW	1.0	120.0	52.0		
	Net LIVABLE	cnt	2	(rounded)		3,351
	Net BUILDING	cnt	3	(rounded)		7,916

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 10.30.18 SR #94 TAGS  
 MLH 12/14/2023

*MLH 2/24/26*

### COMMENT TABLE 3

TAGS L3

*Tags L4*