

Acct ID: 511884 MTL: 042W120001300 Date: 11-4-25 Appr: WW Prop Class: 551 RMV Prop Class: 451
 Situs: 21573 CHAMPOEG CREEK LN NE SAINT PAUL OR 97137 MaSaNh: 02 06 000 Unit: 42163 Year: 2025

Last Date Appraised: 01/15/2025 Appraiser: JORDAN SCHULTZ Tag: Y N Tag info: 2026 - CONVERSION (TAGS/PERMIT)

Owner: ANDERSON, MARK J & ANDERSON, CATHERINE M Last Sales Date: _____ Roll Type: R
 Cycle Tag Sales Verification Other: _____ Inspection level: 1 2 3 4 LCB TTO INSP AV: 721168
 RMV Land: 898410 RMV Imp: 1282820 RMV Total: 2181230 MAV: 660460 MSAV: 60708 SAV: 150298
 Comment: 25-26: L2 1.15.15 JJS
 24-25: L2 12.19.23 JJS
 23-24: L4 10.4.22 WW

update inv

CWO 11/25/25

*Farm use
Row crops
trucks
livestock*

Notations

RP/MS	Code	Description
RP	ZONED	FARM EFU ZONED

OSDs

Count	Code	Description	RMV	Code Area	Exception
1	SAA	SA OSD - AVERAGE	50000	45570	0

Land

Site: 2 Code Area: 45570 Size: 1.00 Acres Use Code: 005 Zone: REST SAV Use: 011 Exception: 0
 Class: 2BD Value Source: Farm Homesite Description: TWO BENCH DRY RMV: 31110 Exception: Y N
 Adjustment(s): GSOIL, IRR Fire Patrol: Description:
 Comments: Liability year - 2009

Site: 3 Code Area: 45570 Size: 20.72 Acres Use Code: 005 Zone: REST SAV Use: 011 Exception: 0
 Class: 2BI Value Source: Farm Use - EFU Description: TWO BENCH IRR RMV: 673900 Exception: Y N
 Adjustment(s): GSOIL, IRR Fire Patrol: Description:
 Comments: Liability year - 1980 / 4500160: 1-02: UPDATED LAND MARKET VALUE NO LONGER BASED ON PART TOTAL INFORMATION AS FARM IS INCORPORATED

Site: 4 Code Area: 45570 Size: 3.40 Acres Use Code: 005 Zone: REST SAV Use: 011 Exception: 0
 Class: 4BI Value Source: Farm Use - EFU Description: FOUR BENCH IRR RMV: 100970 Exception: Y N
 Adjustment(s): GSOIL, IRR Fire Patrol: Description:
 Comments: Liability year - 1980 / 4500160: 01-02: CHANGED SOIL CLASS FROM 3 BENCH DRY TO 4 BENCH DRY /1-02: UPDATED LAND MARKET VALUE NO LONGER BASED ON PART TOTAL INFORMATION AS FARM IS INCORPORATED

Site: 5 Code Area: 45570 Size: 1.50 Acres Use Code: 005 Zone: REST SAV Use: 011 Exception: 0
 Class: 4HD Value Source: Woodlot Description: FOUR HILL DRY RMV: 42430 Exception: Y N
 Adjustment(s): GSOIL, IRR Fire Patrol: Description:
 Comments: Liability year - 1980

Improvements - Residence / Manufactured Structures

Bldg: 1 Code Area: 45570 Stat Class: 132 Year Blt: 1930 Eff Year Blt: 1908 Sq.Ft: 1356 % Complete: 65.00
 Desc: Multi Story above grade Dimensions: RMV: 66680
 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	3	Finished	1172	2	FB-1	1930	1908	KIT-, HVAC, ROOF, BATH - 1	Y N
Second Floor	3	Finished	184	0	0	2006	1908	HVAC	Y N

*using as office on worker housing
market would view as house*

Accessories

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

Change to functional 65 vs 8% comp

Bldg: 7 Code Area: 45570 Stat Class: 152 Year Blt: 2016 Eff Year Blt: 2016 Sq.Ft: 5125 % Complete: 100.00
 Desc: Multi Story above grade Dimensions: RMV: 961180
 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	2615	1	FB-2/ HB-1	2016	2016	ROOF, FP - 1, HVAC, KIT-, BTH - 1, BATH - 2, BATH+	Y N
Second Floor	5	Finished	1632	3	FB-1	2016	2016	HVAC, BATH - 1	Y N
Attic	5	Low Cost	878	0	0	2016	2016	HVAC	Y N
Garage Attached	5	Finished	350	0	0	2016	2016	ROOF	Y N

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	
YARD IMPROVEMENTS AVERAGE	5	0	2016	42816	1	Exception: Y N

Improvements - Accessory Buildings

Bldg: 2 Code Area: 45570 Stat Class: 351 Year Blt: 1996 Eff Year Blt: 1996 Sq.Ft: 1750 % Complete: 100.00
 Desc: General Purpose Building (GB) Dimensions: 35x50 RMV: 16050
 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	1750	0	0	1996	1996	FAIR	Exception: Y N

Accessories

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

Bldg: 3 Code Area: 45570 Stat Class: 351 Year Blt: 2014 Eff Year Blt: 2014 Sq.Ft: 6300 % Complete: 100.00
 Desc: General Purpose Building (GB) Dimensions: 70x90 RMV: 159280
 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	6	Finished	6300	0	0	2014	2014	AVG	Exception: Y N
GP Building Attic	6	Unfinished	1560	0	0	2014	2014		Exception: Y N

Accessories

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

Bldg: 4 Code Area: 45570 Stat Class: 357 Year Blt: 2014 Eff Year Blt: 2014 Sq.Ft: 3136 % Complete: 100.00
 Desc: Frost Control Dimensions: 32x98 RMV: 7000
 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	
Frost Control	4	Finished	3136	0	0	2014	2014		Exception: Y N

Accessories

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

Bldg: 5 Code Area: 45570 Stat Class: 357 Year Blt: 2014 Eff Year Blt: 2014 Sq.Ft: 960 % Complete: 100.00
 Desc: Frost Control Dimensions: 20x48 RMV: 2500
 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	
Frost Control	4	Finished	960	0	0	2014	2014		Exception: Y N

Accessories

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

Bldg: 6 Code Area: 45570 Stat Class: 355 Year Blt: 2014 Eff Year Blt: 2014 Sq.Ft: 2700 % Complete: 100.00
 Desc: Lean-to Heavy (LTH) Dimensions: 30x90 RMV: 14580
 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	2700	0	0	2014	2014		Exception: Y N

Accessories

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

Bldg: 8 Code Area: 45570 Stat Class: 341 Year Blt: 2016 Eff Year Blt: 2016 Sq.Ft: 480 % Complete: 100.00
 Desc: Multi Purpose Shed (MP) Dimensions: 40x12 RMV: 9020
 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	480	0	0	2016	2016	FAIR	Exception: Y N

Accessories

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

Bldg: 12 Code Area: 45570 Stat Class: 355 Year Blt: 1996 Eff Year Blt: 1996 Sq.Ft: 1780 % Complete: 100.00
 Desc: Lean-to Heavy (LTH) Dimensions: RMV: 5290
 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	5	Finished	1780	0	0	1996	1996	Exception: Y N

Accessories

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

Bldg: 13 Code Area: 45570 Stat Class: 357 Year Blt: 2014 Eff Year Blt: 2014 Sq.Ft: 3136 % Complete: 100.00
 Desc: Frost Control Dimensions: RMV: 7000
 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
Frost Control	4	Finished	3136	0	0	2014	2014	Exception: Y N

Accessories

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

Bldg: 14 Code Area: 45570 Stat Class: 357 Year Blt: 2020 Eff Year Blt: 2020 Sq.Ft: 3200 % Complete: 100.00
 Desc: Frost Control Dimensions: 32x100 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
Frost Control	4	Finished	3200	0	0	2020	2020	Exception: Y N

Accessories

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

Bldg: 15 Code Area: 45570 Stat Class: 321 Year Blt: 2023 Eff Year Blt: 2023 Sq.Ft: 688 % Complete: 100.00
 Desc: Hay Cover (HC) Dimensions: 16x43 RMV: 6240
 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
Hay Cover	4	Finished	688	0	0	2023	2023	FAIR Exception: Y N

Accessories

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

Bldg: 16 Code Area: 45570 Stat Class: 325 Year Blt: Eff Year Blt: 2017 Sq.Ft: 0 % Complete: 100.00
 Desc: Commercial Grain Storage (GR) Dimensions: RMV: 20000
 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
Grain Bin	4	Finished	0	0	0	0	2017	Exception: Y N

Accessories

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

Farm Notes

2025FARM

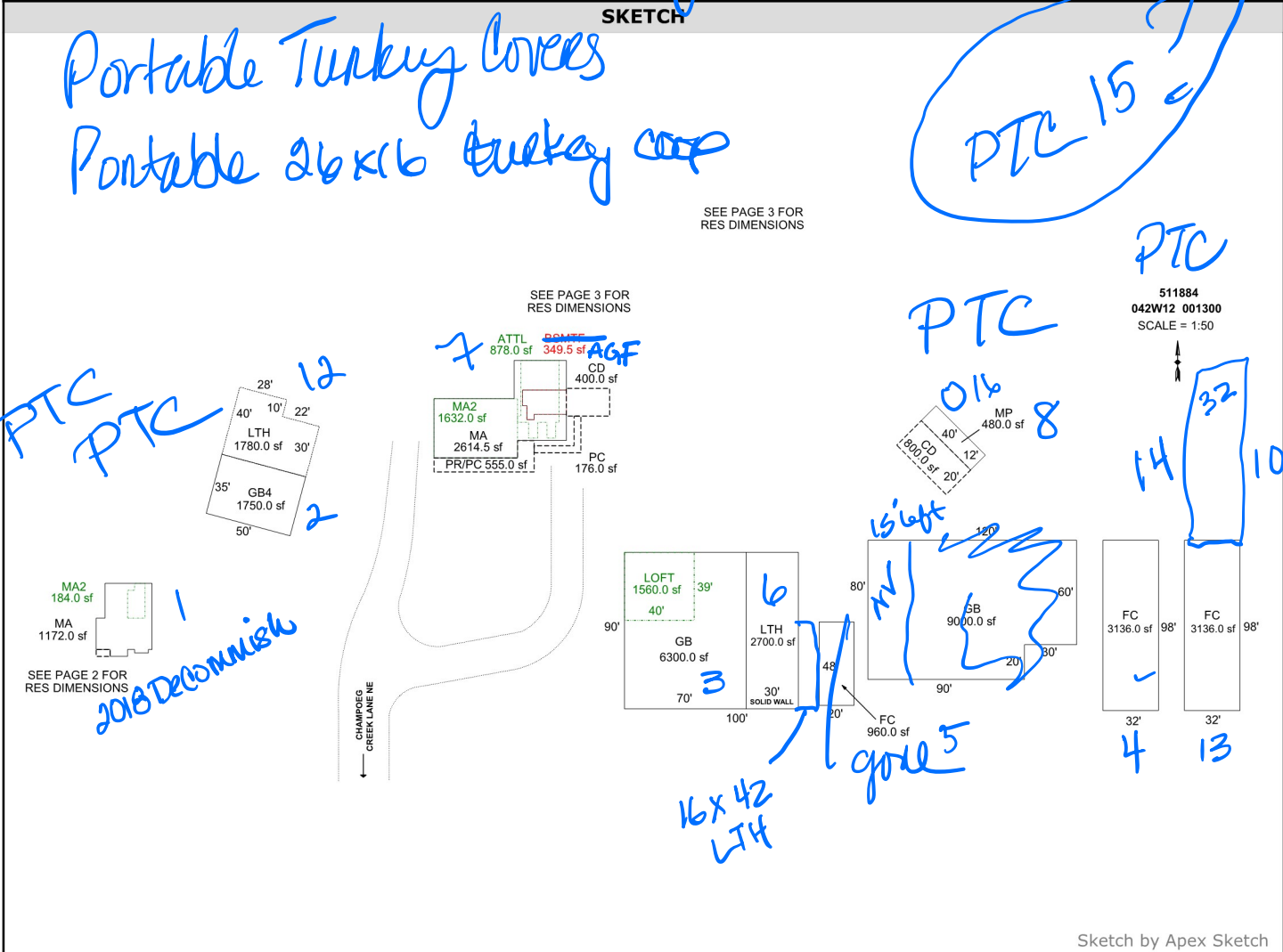
3/11/25: Inspected by WW L4 during tags, farm use ok - row crops, livestock

2014 16x42 LTH 1/0

SKETCH/AREA TABLE ADDENDUM

Apex updated

SUBJECT INFO			
File No.: 511884	Parcel No.: 042W12 01300		
Property Address: 8379 CHAMPOEG CREEK LN NE			
City: STAYTON	County: MARION	State: OR	ZipCode: 97137
Owner:			
Client:		Client Address:	
Appraiser Name:		Inspection Date:	



SKETCH/AREA TABLE ADDENDUM

SUBJECT INFO

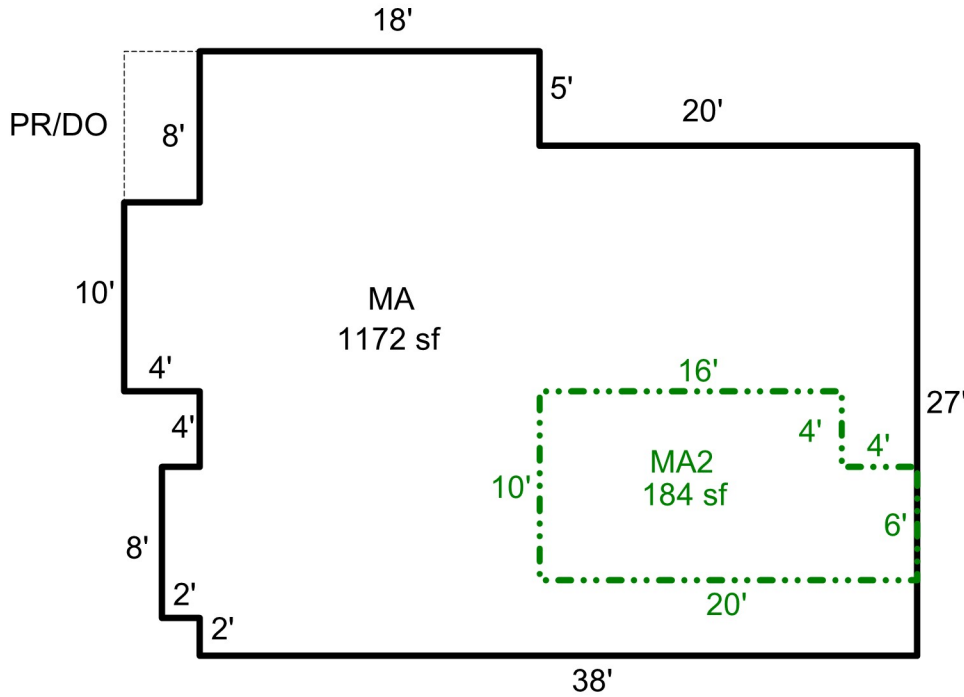
File No.: 511884 Parcel No.: 042W12 01300
 Property Address: 8379 CHAMPOEG CREEK LN NE
 City: STAYTON County: MARION State: OR ZipCode: 97137
 Owner:
 Client: Client Address:
 Appraiser Name: Inspection Date:

SKETCH

511884
042W12 01300
 SCALE = 1:10



SEE PAGE 1 FOR
ALL BLDGS



Sketch by Apex Sketch

AREA CALCULATIONS SUMMARY

COMMENT TABLE 1

Code	Description	Factor	Net Size	Perimeter	Net Totals
GLA1	MA	1.0	1172.0	152.0	1172.0
GLA2	MA2	1.0	184.0	60.0	184.0

UPDATED BY SH 8-28-08
 UPDATED BY SRAGSDALE 2/24/15
 UPDATED BY JRONDEMA 2/4/16
 UPDATED BY JRONDEMA 2/27/17
 UPDATED BY JRONDEMA 11/7/18
 UPD BY PHU 01.22.20 & 09.22.20
 UPDATED BY CJURAN 555-22-000642 (COMPLETION)

COMMENT TABLE 2

COMMENT TABLE 3

2.23.17 JS 29
 01.17.20 JS #29: TAGS
 08.25.20 JS #29: TAGS (L)

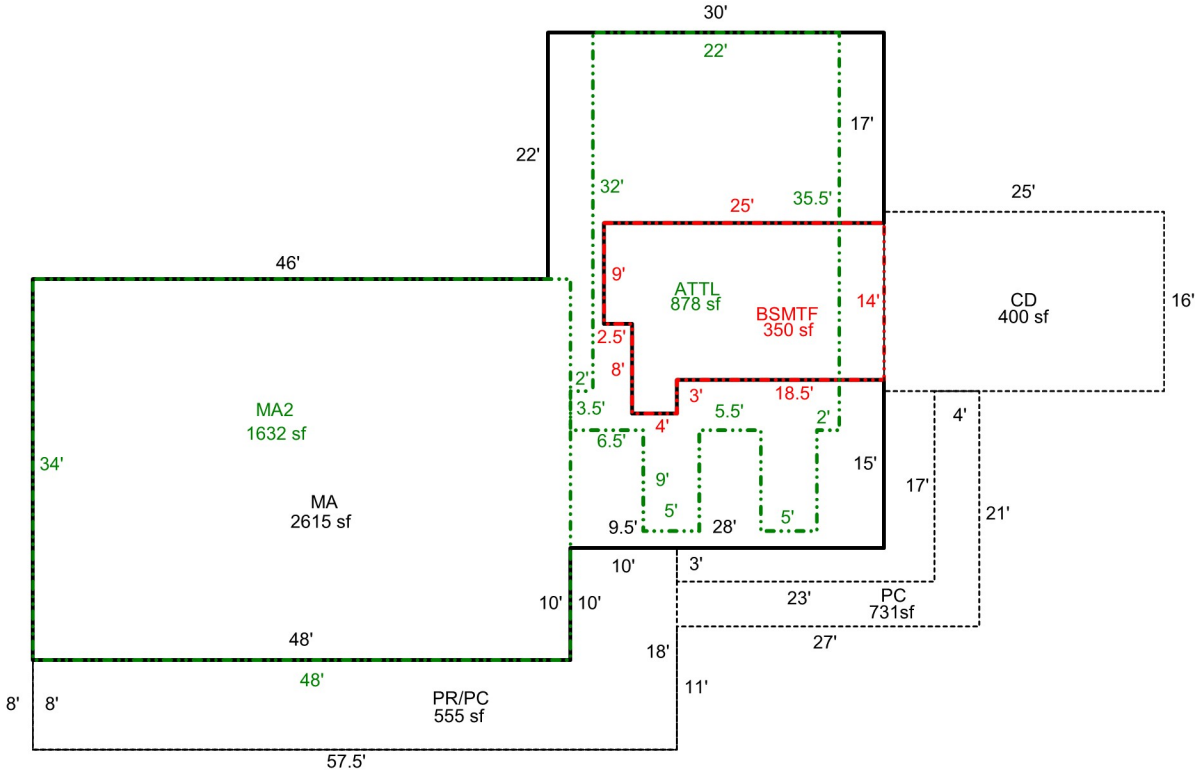
Net LIVABLE cnt 2 (rounded) 1,356

SKETCH/AREA TABLE ADDENDUM

SUBJECT INFO

File No.: 511884 Parcel No.: 042W12 01300
 Property Address: 8379 CHAMPOEG CREEK LN NE
 City: STAYTON County: MARION State: OR ZipCode: 97137
 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	1.0	2614.5	320.0	2614.5
GLA2	ATTL	1.0	878.0	155.0	
	MA2	1.0	1632.0	164.0	2510.0
BSMT	BSMTF	1.0	349.5	84.0	349.5

COMMENT TABLE 1

UPDATED BY SH 8-28-08
 UPDATED BY SRAGSDALE 2/24/15
 UPDATED BY JRONDEMA 2/4/16
 UPDATED BY JRONDEMA 2/27/17
 UPDATED BY JRONDEMA 11/7/18
 UPD BY PHU 01.22.20 & 09.22.20
 UPDATED BY CJURAN 555-22-000642 (COMPLETION)

COMMENT TABLE 2

2.23.17 JS 29
 01.17.20 JS #29: TAGS
 08.25.20 JS #29: TAGS (L)

COMMENT TABLE 3

Net LIVABLE cnt 3 (rounded) 5,125