

Acct ID: 511945 MTL: 042W140000700 Date: **7/3/25** Appr: **MLH** Prop Class: 451 RMV Prop Class: 451  
 Situs: 8067 POKORNY RD NE SAINT PAUL OR 97137 MaSaNh: 02 06 000 Unit: 46033 Year: 2025

Last Date Appraised: 01/13/2017 Appraiser: JORDAN SCHULTZ Retag: Y N Tag info:  
 Owner: GERSTENFELD, DAVID K & Roll Type: R  
 Cycle Tag Sales Verification Other: **Clean up** Inspection level: 1 2 3 **4** LCB TTO INSP AV: 331070  
 RMV Land: 649810 RMV Imp: 177240 RMV Total: 827050 MAV: 331070 MSAV: 0 SAV: 0  
 Comment:

**Notations** *update Inventory* **Input MLH 7/3/25**  
 No notation data available.

**OSDs**

Count	Code	Description	RMV	Code Area	Exception
1	MKTA	OSD - AVERAGE <b>F</b>	50000	45570	0

**Land**

Site: 2 Code Area: 45570 Size: 18.27 Acres Use Code: 005 Zone: REST SAV Use: Exception: 0  
 Class: Value Source: Rural Restrictive Description: RMV: 599810 Exception: Y N  
 Adjustment(s): Fire Patrol: Description:  
 Comments: 22-23 REMOVED WATER ADJUSTMENT  
 4500160 03-04: COMBINED LAND SEGMENTS, SAME SOIL CLASS, SAME LIABILITY YEAR, 3.20 ACRES + 1.80 ACRES 03-04: 5.0 AC DISQ FARM USE/WAS 2BENCH IRR 03-04: 4.65 AC DISQ FARM USE/WAS 4BENCH IRR 03-04: 7.62 AC DISQ FARM USE/WAS WASTE

**Improvements - Residence / Manufactured Structures**

Bldg: 1 Code Area: 45570 Stat Class: 131 Year Blt: 1953 Eff Year Blt: 1975 Sq.Ft: 1069 % Complete: 100  
 Desc: One Story Only Dimensions: RMV: 146270  
 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	1069	2	FB-1	1953	1975	KIT-, ROOF, BATH - 1 <b>/ HVAC</b>	Y N
Garage Attached	3	Unfinished	323	0	0	1953	1975	ROOF	Y N

**Accessories**

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception
YARD IMPROVEMENTS AVERAGE	3	1	1975	14638	1	Y N

**Improvements - Accessory Buildings**

Bldg: 2 Code Area: 45570 Stat Class: 351 Year Blt: 1965 Eff Year Blt: 1965 Sq.Ft: 3300 % Complete: 100  
 Desc: General Purpose Building (GB) Dimensions: RMV: 12970  
 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	5	Finished	3300	0	0	1965	1965	FAIR	Y N

**Accessories**

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

**Bldg: 3** Code Area: 45570 Stat Class: **301 351** Year Blt: Eff Year Blt: Sq.Ft: **84 612** % Complete: 100  
 Desc: Accessory Improvements & Misc. Dimensions: 12x7 RMV: 0  
 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
<b>LB</b> Building Structure	<b>40</b>	Finished	84	0	0	0	0		Y N

**Accessories**

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

**Bldg: 4** Code Area: 45570 Stat Class: 301 Year Blt: Eff Year Blt: Sq.Ft: 540 % Complete: 100  
 Desc: Accessory Improvements & Misc. Dimensions: 36x15 RMV: 0  
 Func Obsc: 100 Econ %: 100 Other %: 100 Exception: 0 Adjust: Adjust RMV: 0

WJ

**Floors**

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory
Building Structure		Finished	540	0	0	0	0	Exception: Y N

GB

4/0

**Accessories**

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

Bldg: 6    Code Area: 45570    Stat Class: 905    Year Blt: 2016    Eff Year Blt: 2016    Sq.Ft: 0    % Complete: 100  
 Desc: Rural Solar Panel/Array    Dimensions:    RMV: 18000  
 Func Obsc: 100    Econ %: 100    Other %: 100    Exception: 0    Adjust:    Adjust RMV: 0

N/C

**Floors**

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory
No floor data available								

**Accessories**

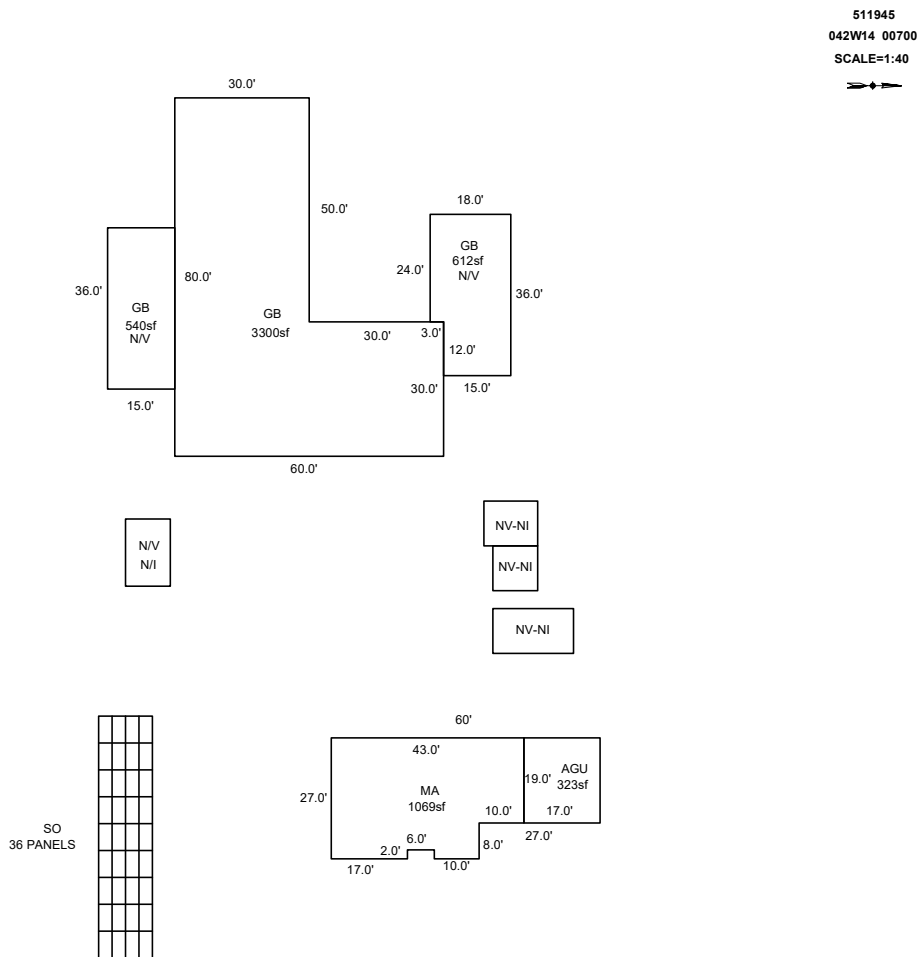
Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity
No accessory data available					

# SKETCH/AREA TABLE ADDENDUM

## SUBJECT INFO

File No.: 511945 Parcel No.: 042W14 00700  
 Property Address: 8067 POKORNY RD NE  
 City: ST PAUL County: MARION State: OR ZipCode: 97137  
 Owner:  
 Client: Client Address:  
 Appraiser Name: Inspection Date:

## SKETCH



Sketch by ApexSketch

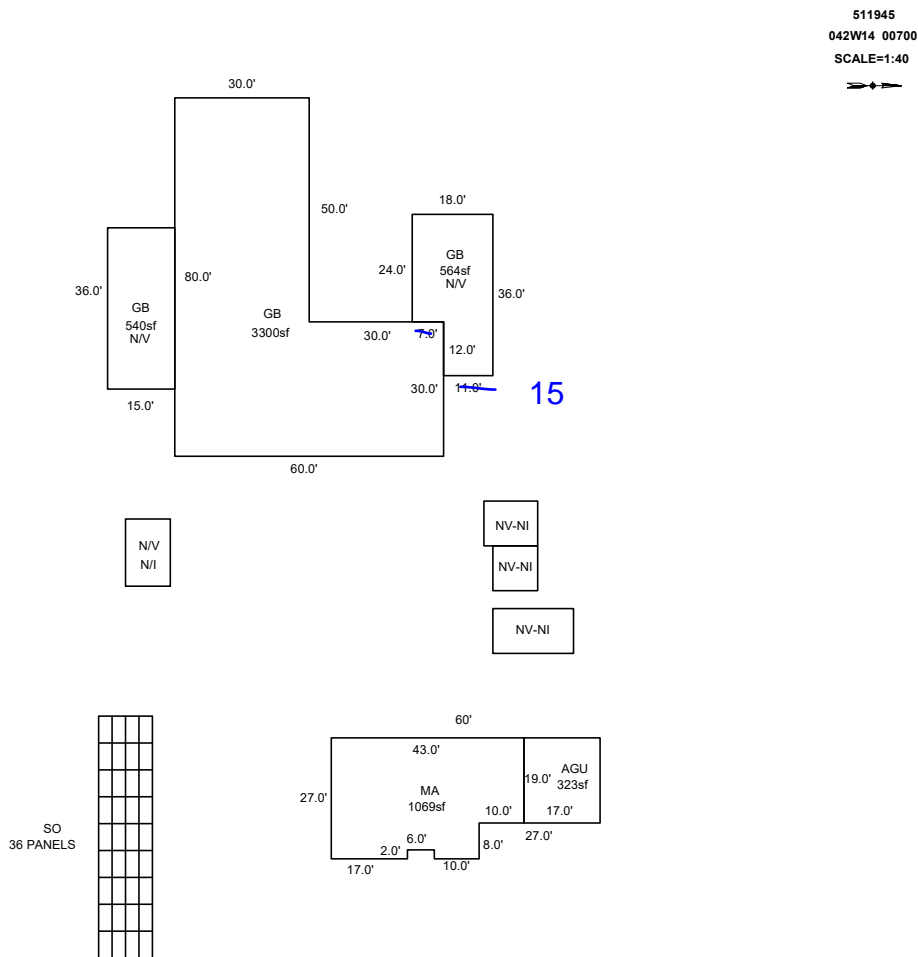
AREA CALCULATIONS SUMMARY						COMMENT TABLE 1	
Code	Description	Factor	Net Size	Perimeter	Net Totals		
GBA1	GB	1.0	3300.0	280.0		DRAWN BY JRONDEMA 1/20/17 UPDATED BY CLOBERG 08/29/25 UPDATED BY CLOBERG 10/17/25	
	GB	1.0	540.0	102.0			
	SO	1.0	648.0	132.0			
GLA1	GB	1.0	612.0	108.0	5100.0		
GLA1	MA	1.0	1069.0	144.0	1069.0		
GAR	AGU	1.0	323.0	72.0	323.0		
						COMMENT TABLE 2	COMMENT TABLE 3
						MLH 07/03/25	CLEAN UP L4
		Net LIVABLE	cnt	0 (rounded)	1,069		
		Net BUILDING	cnt	4 (rounded)	5,100		

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## SKETCH



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### AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GBA1	GB	1.0	3300.0	280.0	
	GB	1.0	540.0	102.0	
	SO	1.0	648.0	132.0	
	GB	1.0	564.0	108.0	5052.0
GLA1	MA	1.0	1069.0	144.0	1069.0
GAR	AGU	1.0	323.0	72.0	323.0
	Net LIVABLE	cnt	0 (rounded)		1,069
	Net BUILDING	cnt	4 (rounded)		5,052

### COMMENT TABLE 1

DRAWN BY JRONDEMA 1/20/17  
 UPDATED BY CLOBERG 08/29/25

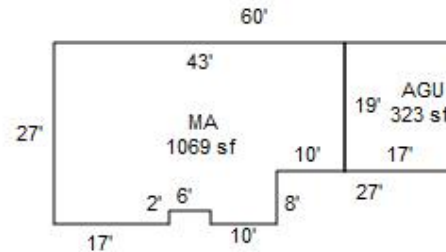
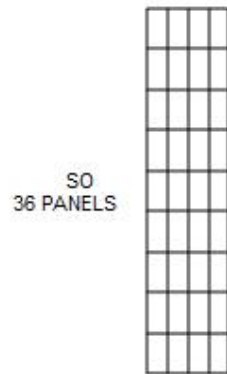
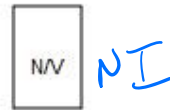
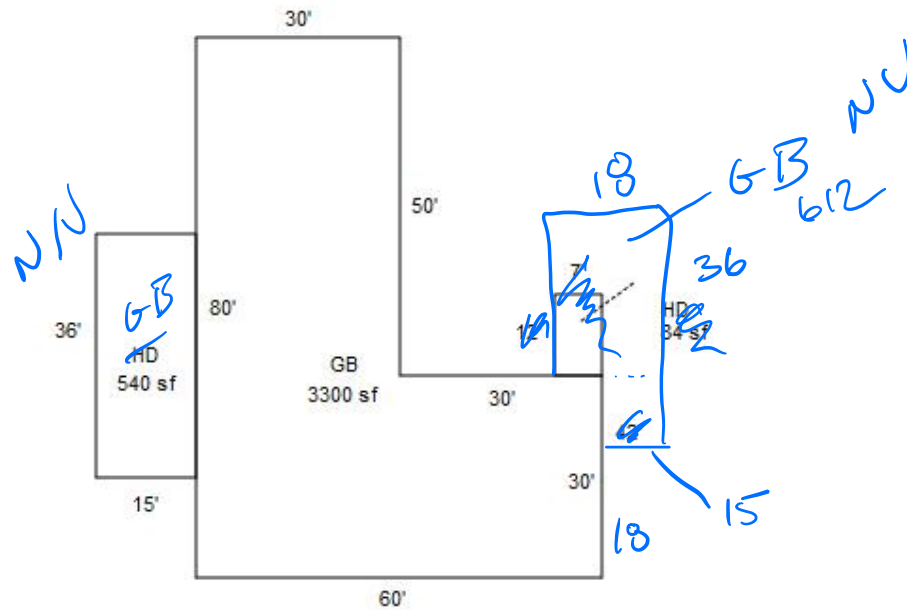
### COMMENT TABLE 2

MLH 07/03/25

### COMMENT TABLE 3

CLEAN UP L4

R11945  
 042W14 00700  
 SCALE=1:40



7/3/25 MLH Clean up LY