

Summary Lead Appr: **SR 4/9/26** Clerk: **lak 4.9.26** Lead Clerk: _____ Appr: **ZH 4/10/26** Print Date: 3/10/2026

Acct ID: 125677 MTL: 051W06CC00100P1 Date: **4/13/26** Appr: **ZH** Prop Class: 019 RMV Prop Class: 019

Situs: 1999 JANSEN WAY # 43 WOODBURN, OR 97071 MaSaNh: 12 05 000 Unit: 140472 Year: 2026

Last Date Appraised: 08/28/2025 Appraiser: THERESA SWEARINGEN Tag: Y N Tag info:

Owner: FRANKLIN, JULIA EILEEN Last Sales Date: 10/08/2025 Roll Type: MS

Cycle Tag **Sales Verification** Other: _____ Inspection level: 1 **2** 3 4 **4** TTO INSP AV: 32910

RMV Land: 0 RMV Imp: 55730 RMV Total: 55730 MAV: 32910 MSAV: 0 SAV: 0

Comment: 25-26: SV; L2 08.28.25 TS

23-24: L3 08.07.23 GM

UPDATE EYB AS GOMAR

Improvements - Residence / Manufactured Structures

1994: GOMAR

Bldg: 1 Code Area: 03030 Stat Class: 466 Year Blt: 1974 Eff Year Blt: ~~1985~~ Sq.Ft: 1428 % Complete: 100.00

Desc: MANUF STRUCT, CLASS 6, 24' WIDE DOUBLE

Dimensions: RMV: 55730

Func Obsc: 100 Econ %: 100 Other %: 100 Exception: 0 Adjust: Adjust RMV: 0 Subtype: P

Floors

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory	Exception: Y N
First Floor	6	Finished	1428	3	FB-2	1974	1985	HVAC+, SKIRT, ROOF+, KIT-, BATH - 2	N

1994

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception: Y N
DECK	6	240	1985	1795	0	Exception: Y N
ROOF EXTENSION OR PATIO COVER	6	378	1985	3727	0	Exception: Y N

- THERESA VISITED B/2S FOR INTER-PRO LLC PURCHASE
- INV. & EYB UPDATES @ THAT TIME
- 2025 CERT. VALUE: \$69,660

Year Built	1974	Appraiser:	ZH
Roof		Date:	3/30/2026
Windows	Updated		
Siding			
Exterior Paint	Updated		
Door			
Floors	Updated		
Interior Paint	Updated		
Bathrooms			
Kitchen counters			
Kitchen cupboards			
Suggested EYB	1994		





Marion County
OREGON
ASSESSOR'S OFFICE

Appraiser Sales Verification From

Primary Acct: 125677

MTL: 051W06CC00100

MaSaNh/P.Class: 1205000/019

Appraiser: ZACK HARROLD

MS Acct: 125677

Date Printed: 3/10/2026

Situs: 1999 JANSEN WAY # 43 WOODBURN, OR 97071

Grantor:
INTER-PRO LLC

Grantee:
FRANKLIN, JULIA EILEEN

Sale ID: Tax Statement RMV
Deed: Land & OSD: 0
Accts In Sale: Imp: 69660
Sale Date: 10/8/2025 Total: 69660
Sale Price: 92000 Ratio (Cert. Total RMV/Sale Price): 76
Condition Code: **030**

Attempt	Date/Time	Reason
1 st	4/3/26 9:25	LCB
2 nd		

Contact: _____ Phone/email: _____

- Was the property listed on the open market? Days: **55** MLS: **832620** Y N
- Was property other than real estate included in the sale? Y N
Describe: _____ Est. \$: _____
- Did the seller pay closing costs or make other concessions? \$ _____ Y N
- Was the sale between related parties? (business or family) Y N
- Was this a distressed sale? E.g. foreclosure, short, court order, etc... Y N
- Condition at time of sale: | Poor | Fair | Avg. | Good | Exc. | Y N
Describe: _____

- Have any improvements been made since the time of sale? Y N
If yes, describe: _____

Comments: **LEFT CALL BACK. NO RESPONSE.**

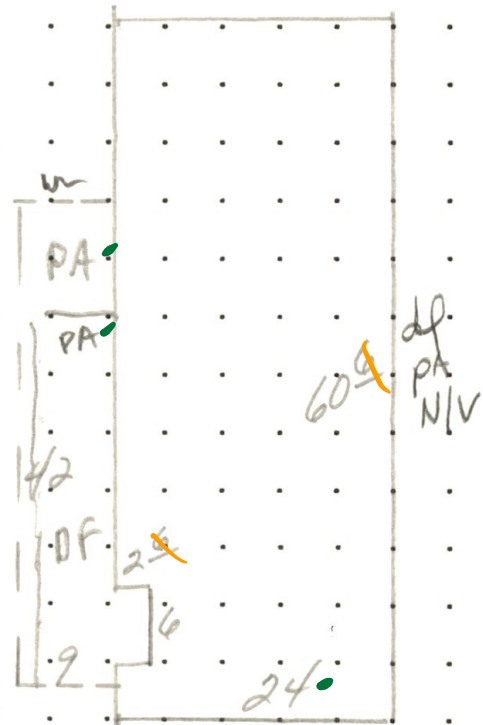
Appraiser: **ZH** Date: **4/3/26**

BUILDING DIAGRAM AND OUTBUILDINGS

ACCT NO: M125677 MAP NO:

TAX LOT:

GS
NV



DF = 8x30
(noted 2012)

60 x 24 = 1440
12
1428

SCALE: 1" = 20'

1999 JANSEN WAY #43

CALCULATIONS:

MEASUREMENT VERIFIED		YR BLT:	ADDRESS:	SALES	
DATE	BY			Date	Amt.
3-12-96	79 WBP	74	SENIOR ESTATES MP		
			BUILDER: PENTHOUSE by FUQUA		
9-21-12	DT4 NV		REMARKS: NV		