

Acct ID: 518184 MTL: 062W030000900 Date: 4.9.24 Appr: JJS Prop Class: 921 RMV Prop Class: 451  
 Situs: 10653 71ST AVE NE BROOKS OR 97305 MaSaNh: 02 06 000 Unit: 45915 Year: 2024

Last Date Appraised: 02/28/2022 Appraiser: JORDAN SCHULTZ Retag: Y N Tag info: \_\_\_\_\_  
 Owner: GERVAIS SCHOOL DISTRICT #1 Roll Type: R  
 Cycle Tag Sales Verification Other: \_\_\_\_\_ Inspection level: 1 2 3 4 LCB TTO INSP AV: 0  
 RMV Land: 340220 RMV Imp: 605290 RMV Total: 945510 MAV: 0 MSAV: 0 SAV: 0  
 Comment: 22-23; PUT SCHOOL ON M&S #40 ML; LEVEL 4 C19 4.14.20 CL10

Notations NIC Input, JJS, 4.12.24  
 No notation data available.

**OSDs**

Count	Code	Description	RMV	Code Area	Exception
1	MKTA	OSD - AVERAGE	40000	01600	0

**Land**

Site: 1 Code Area: 01600 Size: 3.00 Acres Use Code: 005 Zone: REST SAV Use: \_\_\_\_\_ Exception: 0  
 Class: ZBD Value Source: Rural Restrictive Description: \_\_\_\_\_ RMV: 300220 Exception: Y N  
 Adjustment(s): \_\_\_\_\_ Fire Patrol: \_\_\_\_\_ Description: \_\_\_\_\_  
 Comments: ORIG VAL = 100540 /01-02; CORRECTING ACCTS W/NO MKT VALUE - XTCV SEGMENTS - VALUE TAKEN FROM XTCV ACCT 06-07;  
 RECALC SETUP, APPR NO 19, 10/6/05

**Improvements - Residence / Manufactured Structures**

No residence or manufactured structure improvement data available.

**Improvements - Accessory Buildings**

Bldg: 2 Code Area: 01600 Stat Class: 351 Year Blt: 2004 Eff Year Blt: 2004 Sq.Ft: 1760 % Complete: 100 ✓  
 Desc: General Purpose Building (GB) Dimensions: 40x44 RMV: 27640  
 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	6	Finished	1760	0	0	2004	2004	FAIR	Y N

**Accessories**

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

Bldg: 4 Code Area: 01600 Stat Class: 351 Year Blt: 2000 Eff Year Blt: 2004 Sq.Ft: 2304 % Complete: 100 ✓  
 Desc: General Purpose Building (GB) Dimensions: 36x64 RMV: 29160  
 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	2304	0	0	2000	2004	FAIR	Y N

**Accessories**

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

Bldg: 5 Code Area: 01600 Stat Class: 301 Year Blt: 1957 Eff Year Blt: 1957 Sq.Ft: 0 % Complete: 100 ✓  
 Desc: Accessory Improvements & Misc. Dimensions: \_\_\_\_\_ RMV: 3300  
 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
No floor data available								

**Accessories**

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity
ASPHALT DRIVEWAY	4	6600	1957	3300	0

Bldg: 6 Code Area: 01600 Stat Class: 820 Year Blt: 1938 Eff Year Blt: \_\_\_\_\_ Sq.Ft: 4032 % Complete: 100 ✓  
 Desc: OTHER SCHOOLS Dimensions: \_\_\_\_\_ RMV: 465820  
 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
No floor data available								
<b>Accessories</b>								
Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity			
No accessory data available								

Bldg: 7    Code Area: 01600    Stat Class: 820    Year Blt: 1989    Eff Year Blt:    Sq.Ft: 768    % Complete: 100  
 Desc: OTHER SCHOOLS    Dimensions:    RMV: 75840  
 Func Obsc: 100    Econ %: 100    Other %: 100    Exception: 0    Adjust:    Adjust RMV: 0

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

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

Bldg: 8    Code Area: 01600    Stat Class: 321    Year Blt: 2004    Eff Year Blt: 2004    Sq.Ft: 720    % Complete: 100  
 Desc: Hay Cover (HC)    Dimensions:    RMV: 3530  
 Func Obsc: 100    Econ %: 100    Other %: 100    Exception: 0    Adjust:    Adjust RMV: 0

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory	
Hay Cover	4	Finished	720	0	0	2004	2004	FAIR	Exception: Y N

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



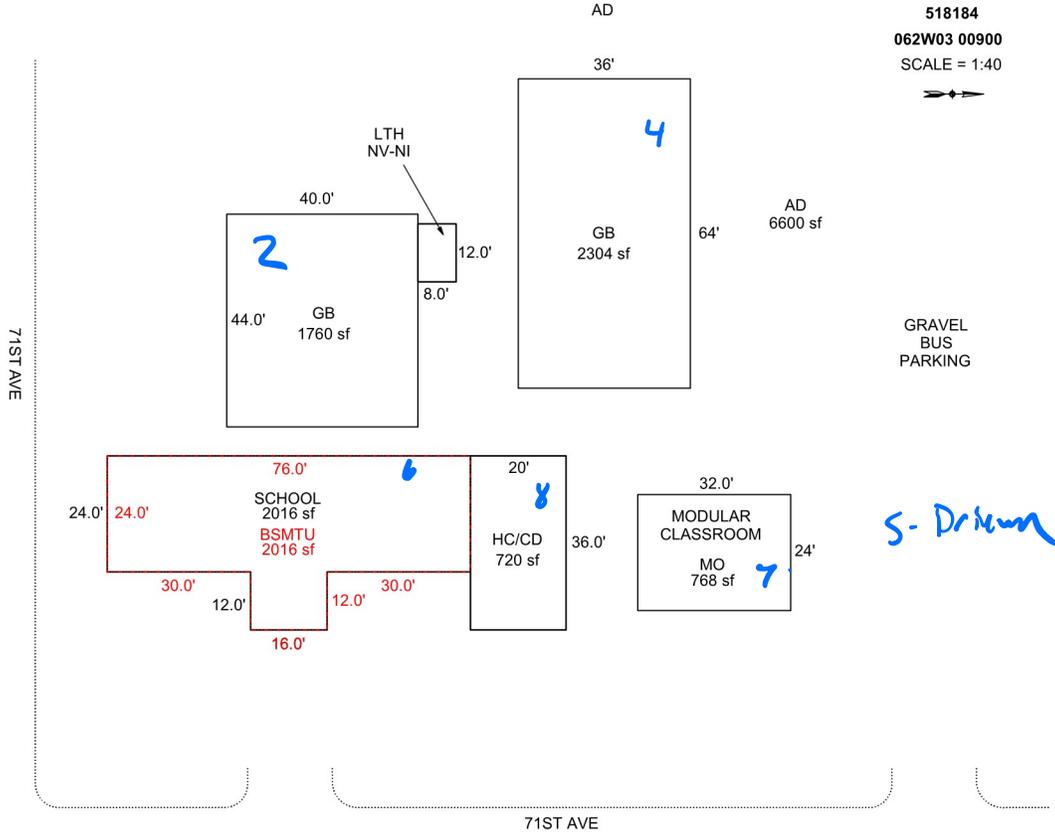


# SKETCH/AREA TABLE ADDENDUM

## SUBJECT INFO

File No.: 518184 Parcel No.: 062W03 00900  
 Property Address: 10653 - 10673 71st Ave NE  
 City: Brooks County: State: OR ZipCode: 97305  
 Owner:  
 Client: Client Address:  
 Appraiser Name: Inspection Date:

## SKETCH



Sketch by Apex Sketch

### AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GBA1	HC/CD	1.0	720.0	112.0	720.0
GLA1	SCHOOL	1.0	2016.0	224.0	2016.0
BSMT	BSMTU	1.0	2016.0	224.0	2016.0
OTH	GB	1.0	1760.0	168.0	
	GB	1.0	2304.0	200.0	
	MO	1.0	768.0	112.0	4832.0

### COMMENT TABLE 1

Apex by JA 4/15/09  
 UPDATED BY CJURAN 10/13/2021

### COMMENT TABLE 2

CL #10 04/14/2021

*JSS 4.12.24*

### COMMENT TABLE 3

CYCLE C-19

*Cyde LI*

Net LIVABLE cnt 1 (rounded) 2,016  
 Net BUILDING cnt 1 (rounded) 720