

Acct ID: 535869 MTL: 092W190001200 Date: 3/29/24 Appr: MDL Prop Class: 589 RMV Prop Class: 509
 Situs: 3747 WINTERCREEK RD SE JEFFERSON OR 97352 MaSaNh: 07 06 002 Unit: 22298 Year: 2024

Last Date Appraised: 10/04/2012 Appraiser: MATT LORD Retag: Y (N) Tag info: 2025 - NEW CONSTRUCTION (Completion)
 Owner: FRIDLEY, NOLAN Roll Type: R
 Cycle Tag Sales Verification Other: _____ Inspection level: 1 2 3 (4) LCB TTO INSP AV: 42463
 RMV Land: 232100 RMV Imp: 8450 RMV Total: 240550 MAV: 13280 MSAV: 34013 SAV: 87968
 Comment: (ZI) ✓

Notations

Partial complete New House / updated on TAB sheet

RP/MS	Code	Description
MS	DFL	DESIGNATED FORESTLAND
MS	ZONED	FARM EFU ZONED

data entry on tag ok for LF

OSDs

No OSD data available.

Land

Site: 1 Code Area: 14530 Size: 1.00 Acres Use Code: 005 Zone: REST SAV Use: 011 Exception: 0
 Class: 6H Value Source: Farm Use - EFU Description: SIX HILL RMV: 2610 Exception: Y N
 Adjustment(s): FSOIL, FSOIL Fire Patrol: Description:
 Comments: Liability year - 2009

23-24: Homesite converted to farm use per CWO.

21-22: UPDATED PART TOTALS / 81400130 //09-10: PER #49- OLDS MFS HAS NO VALUE AND NOT BEING LIVED IN, REMOVE OSD AND HOMESITE//

Site: 2 Code Area: 14530 Size: 51.00 Acres Use Code: 005 Zone: REST SAV Use: 011 Exception: 0
 Class: 6H Value Source: Farm Use - EFU Description: SIX HILL RMV: 133240 Exception: Y N
 Adjustment(s): FSOIL, FSOIL Fire Patrol: Description:
 Comments: Liability year - 1982 / 8/2014; CORRECT LAND SEG #73///81400130 /01-02: COMBINED 3 LAND SEG - SAME SOIL CLASS, SAME LIAB YR, 86.0 TTL ACRES / 03-04: MOVED 13 ACRES TO 4 HILL DRY //03-04: FOREST APP RECEIVED, #87 MOVED 51 ACRES FROM 8BENCH TO 4 HILL AND 35 ACRES FROM 8BENCH TO FOREST FGO

Site: 3 Code Area: 14530 Size: 35.00 Acres Use Code: 005 Zone: REST SAV Use: 011 Exception: 0
 Class: FTLC Value Source: Designated Forest Land Description: DFL Class C RMV: 96250 Exception: Y N
 Adjustment(s): FSOIL, FSOIL Fire Patrol: Description:
 Comments: Liability year - 1982 / //03-04: FOREST APP RECEIVED, #87 MOVED 51 ACRES FROM 8BENCH TO 4 HILL AND 3 ACRES FROM 8BENCH TO FOREST FGO

Improvements - Residence / Manufactured Structures

Bldg: 3 Code Area: 14530 Stat Class: 108 Year Blt: 1960 Eff Year Blt: 1960 Sq.Ft: 0 % Complete: 100
 Desc: Residential Other Improvements Dimensions: RMV: 950
 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
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No floor data available

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity
PATIO	1	247	1960	951	1

Exception: Y N

Bldg: 5 Code Area: 14530 Stat Class: 108 Year Blt: Eff Year Blt: Sq.Ft: 0 % Complete: 100
 Desc: Residential Other Improvements Dimensions: 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
------	-------	---------------	------------	------	-------	--------	------------	-----------

No floor data available

Accessories

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

Improvements - Accessory Buildings

Bldg: 1 Code Area: 14530 Stat Class: 301 Year Blt: Eff Year Blt: Sq.Ft: 96 % Complete: 100
 Desc: Accessory Improvements & Misc. Dimensions: 12x8 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
Pump House	0	Finished	96	0	0	0	0	Exception: Y N

Accessories

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

Bldg: 2 Code Area: 14530 Stat Class: 321 Year Blt: 1979 Eff Year Blt: 1979 Sq.Ft: 812 % Complete: 100
 Desc: Hay Cover (HC) Dimensions: 14x58 RMV: 1070
 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	812	0	0	1979	1979	Exception: Y N

Accessories

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

Bldg: 4 Code Area: 14530 Stat Class: 311 Year Blt: 1950 Eff Year Blt: 1950 Sq.Ft: 3420 % Complete: 100
 Desc: Feeder Barn (FB) Dimensions: 60x57 RMV: 6430
 Func Obsc: 100 Econ %: 100 Other %: 100 Exception: 0 Adjust: Adjust RMV: 0

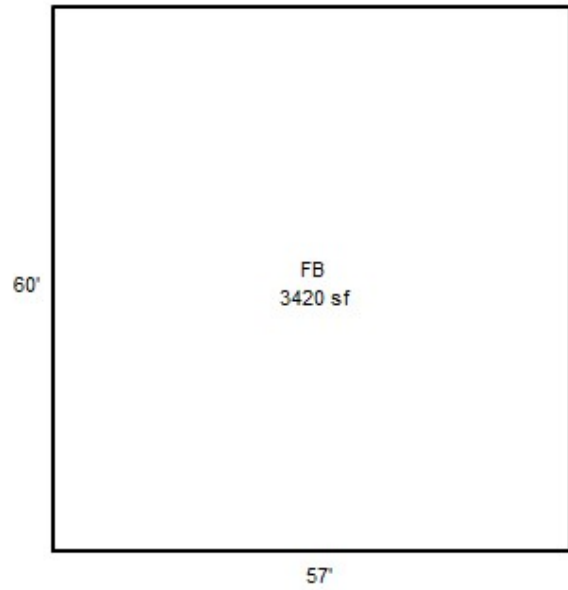
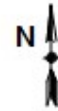
Floors

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory
Feeder Barn	4	Finished	3420	0	0	1950	1950	FAIR Exception: Y N

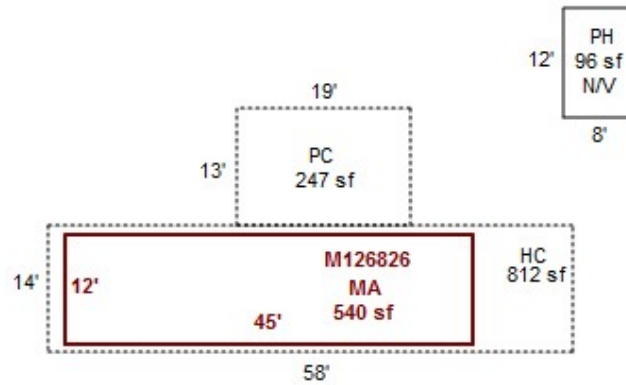
Accessories

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

R35869
092W19 01200
SCALE=1:30



APPROX 1100' BETWEEN

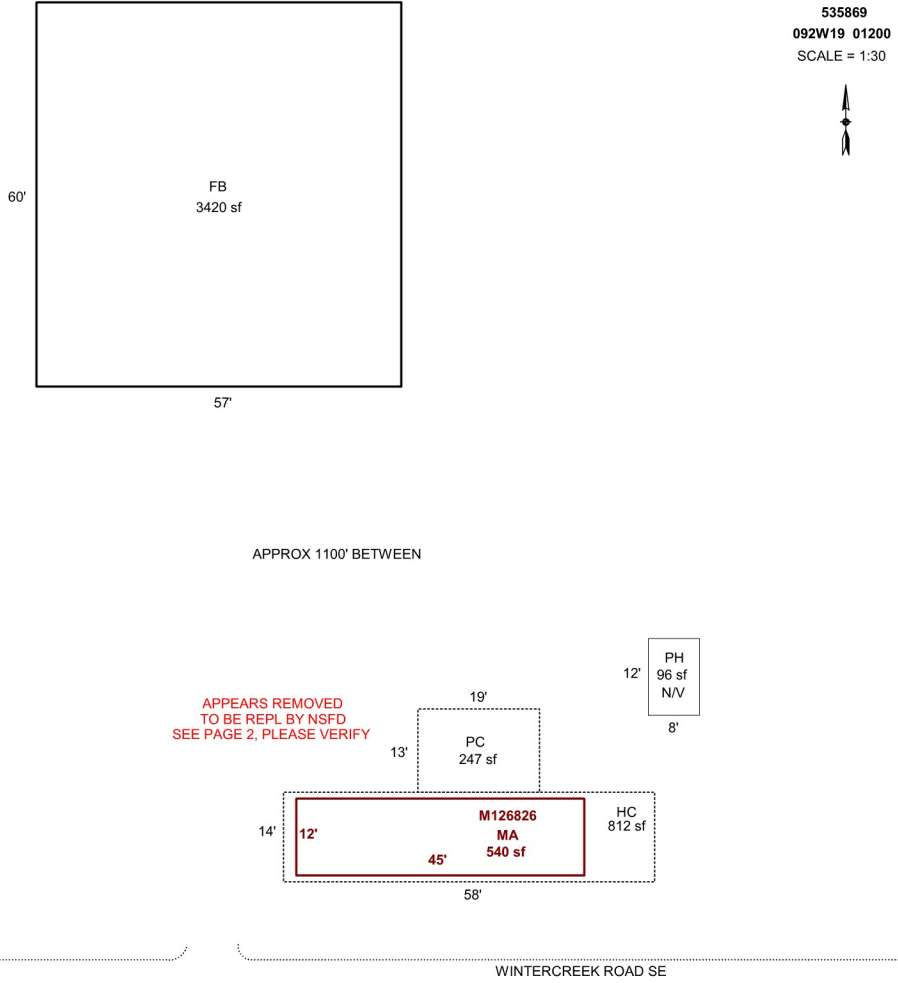


SKETCH/AREA TABLE ADDENDUM

SUBJECT INFO

File No.: 535869 Parcel No.: 092W19 01200
 Property Address: 3747 WINTERCREEK RD SE
 City: JEFFERSON County: MARION State: OR ZipCode: 97352
 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	1.0	812.0	144.0	
	FB	1.0	3420.0	234.0	4232.0
GLA1	MA	1.0	540.0	114.0	540.0
P/P	PC	1.0	247.0	64.0	247.0

COMMENT TABLE 1

DRAWN BY JRONDEMA 5/30/18
 UPDATED BY CJURAN 11/14/2023 23-007597 MA
 UPDATED BY CJURAN 11/16/2023 23-007598 GB

COMMENT TABLE 2

COMMENT TABLE 3

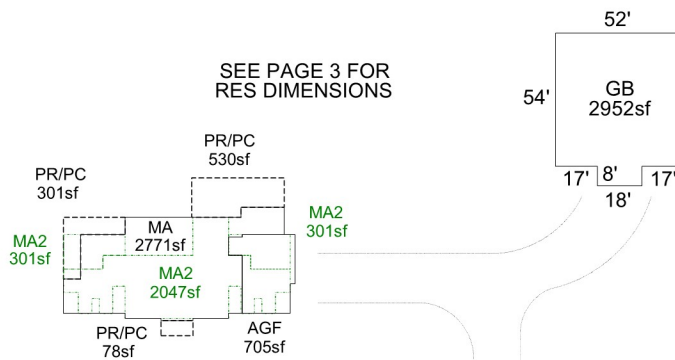
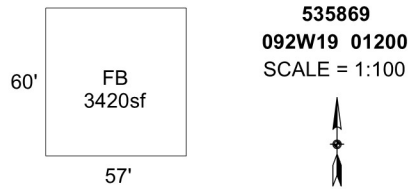
Net LIVABLE	cnt	1	(rounded)		540
Net BUILDING	cnt	2	(rounded)		4,232

SKETCH/AREA TABLE ADDENDUM

SUBJECT INFO

File No.: 535869 Parcel No.: 092W19 01200
 Property Address: 3747 WINTERCREEK RD SE
 City: JEFFERSON County: MARION State: OR ZipCode: 97352
 Owner:
 Client: Client Address:
 Appraiser Name: Inspection Date:

SKETCH



WINTERCREEK ROAD SE

Sketch by Apex Sketch

AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GBA1	FB	1.0	3420.0	234.0	
	GB	1.0	2952.0	228.0	6372.0
GLA1	MA	1.0	2771.3	282.0	2771.3
GLA2	MA2	1.0	2046.8	334.0	
	MA2	1.0	300.5	78.0	
	MA2	1.0	300.5	78.0	2647.8
GAR	AGF	1.0	705.3	118.0	705.3
P/P	PR/PC	1.0	78.0	38.0	
	PR/PC	1.0	301.0	100.0	
	PR/PC	1.0	530.0	107.0	909.0
	Net LIVABLE	cnt	4 (rounded)		5,419
	Net BUILDING	cnt	2 (rounded)		6,372

COMMENT TABLE 1

DRAWN BY JRONDEMA 5/30/18
 UPDATED BY CJURAN 11/14/2023 23-007597 MA
 UPDATED BY CJURAN 11/16/2023 23-007598 GB

COMMENT TABLE 2

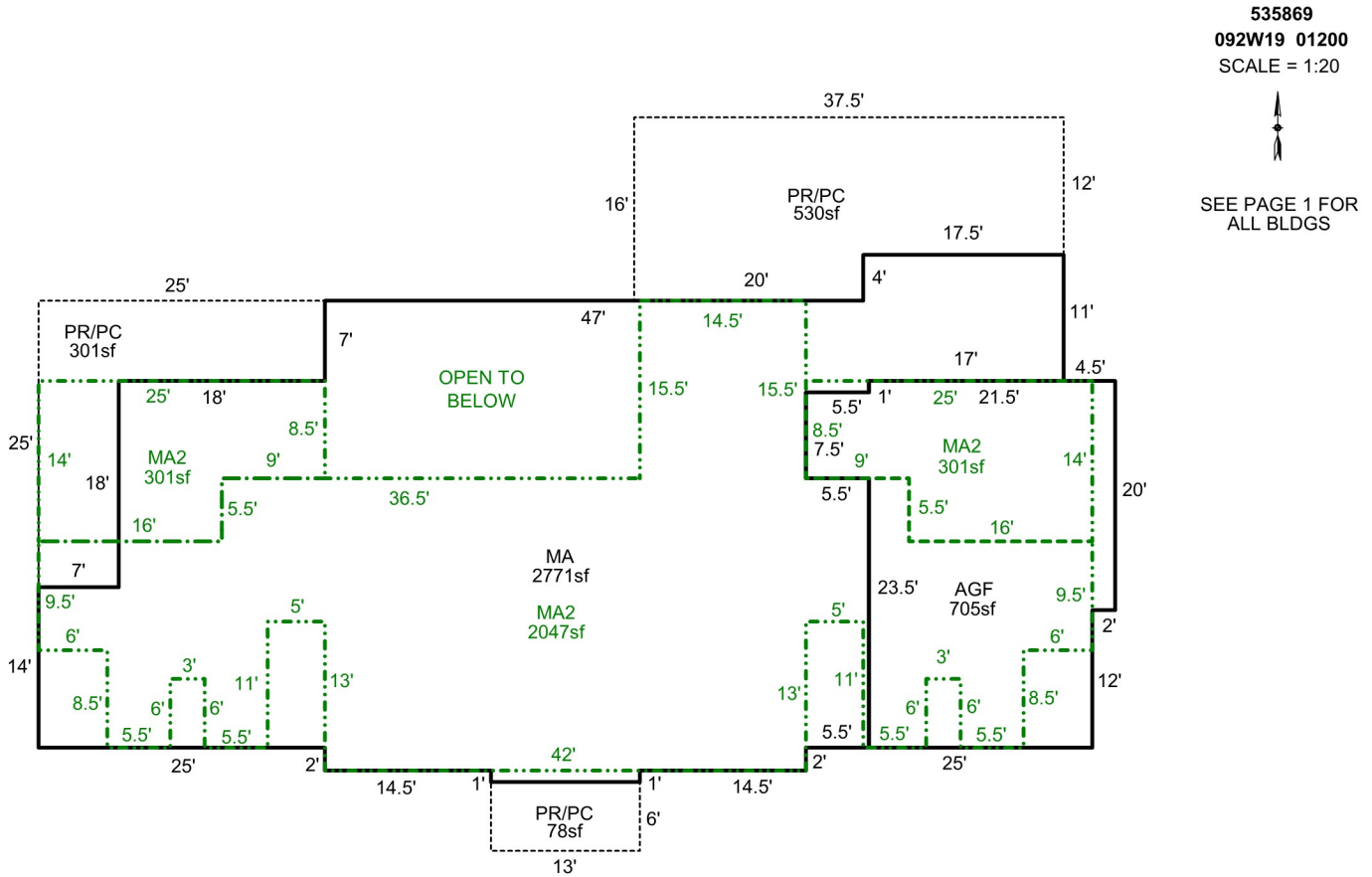
COMMENT TABLE 3

SKETCH/AREA TABLE ADDENDUM

SUBJECT INFO

File No.: 535869 Parcel No.: 092W19 01200
 Property Address: 3747 WINTERCREEK RD SE
 City: JEFFERSON County: MARION State: OR ZipCode: 97352
 Owner:
 Client:
 Client Address:
 Appraiser Name: Inspection Date:

SKETCH



Sketch by Apex Sketch

AREA CALCULATIONS SUMMARY

COMMENT TABLE 1

Code	Description	Factor	Net Size	Perimeter	Net Totals
GLA1	MA	1.0	2771.3	282.0	2771.3
GLA2	MA2	1.0	2046.8	334.0	
	MA2	1.0	300.5	78.0	
	MA2	1.0	300.5	78.0	2647.8
GAR	AGF	1.0	705.3	118.0	705.3
P/P	PR/PC	1.0	78.0	38.0	
	PR/PC	1.0	301.0	100.0	
	PR/PC	1.0	530.0	107.0	909.0

DRAWN BY JRONDEMA 5/30/18
 UPDATED BY CJURAN 11/14/2023 23-007597 MA
 UPDATED BY CJURAN 11/16/2023 23-007598 GB

COMMENT TABLE 2

COMMENT TABLE 3

Net LIVABLE cnt 4 (rounded) 5,419