

Acct ID: 546013 MTL: 072W21DC03100 Date: **5/28/24** Appr: **MLH** Prop Class: 401 RMV Prop Class: 401
 Situs: 929 CLOVER VALLEY CT NE SALEM OR 97317 MaSaNh: 03 06 000 Unit: 133508 Year: 2024

Last Date Appraised: 03/17/2016 Appraiser: MATTHEW HAMILTON Retag: Y N Tag info: _____ Roll Type: R

Owner: IMIG, AARON MICHAEL Cycle Tag **Sales Verification** Other: _____ Inspection level: **1** 2 3 4 LCB **TTO** INSP AV: 411700

RMV Land: 263390 RMV Imp: 360520 RMV Total: 623910 MAV: 411700 MSAV: 0 SAV: 0

Comment: **MLS 812608**
40 DOM ✓

Update inventory
Update Apex

Notations **Sales code 33**

No notation data available.

OSDs

Count	Code	Description	RMV	Code Area	Exception
1	MKTG	OSD - GOOD Ade	55000	92410	0

Land

Site: 1 Code Area: 92410 Size: 1.50 Acres Use Code: 004 Zone: NREST SAV Use: _____ Exception: 0
 Class: _____ Value Source: Rural at MKT Description: _____ RMV: 208390 Exception: Y N
 Adjustment(s): _____ Fire Patrol: _____ Description: _____
 Comments: 16-17: PER #90 CHG OSD// 08-09: LAND SEG CONSOLIDATION// 05-06: RECALC SETUP; APPR17,06/15/04.

Improvements - Residence / Manufactured Structures

Bldg: 1 Code Area: 92410 Stat Class: 141 Year Blt: 1987 Eff Year Blt: **1987** Sq.Ft: ~~2539~~ **2508** % Complete: 100
 Desc: One Story Only **EYB Roof, Paint, floor** Dimensions: **2508** RMV: 352640
 Func Obsc: 100 Econ %: 100 Other %: 100 Exception: 0 Adjust: _____ Adjust RMV: 0 **I/O**

Floors

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory	Exception
First Floor	4	Finished	2539	3	FB-2	1987	1987	ROOF, HVAC, KIT+, BATH - 2, FP - 2 Bath+	Y N
Garage Attached	4	Finished	840	0	0	1987	1987	ROOF	Y N

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception
YARD IMPROVEMENTS AVERAGE 6	45	1	1987	30996	1	Y N

Improvements - Accessory Buildings

Bldg: 2 Code Area: 92410 Stat Class: 301 Year Blt: _____ Eff Year Blt: _____ Sq.Ft: 16 % Complete: 100
 Desc: Accessory Improvements & Misc. Dimensions: 4x4 RMV: 0
 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	Exception
Pump House	0	Finished	16	0	0	0	0		Y N

Accessories

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

Bldg: 3 Code Area: 92410 Stat Class: 351 Year Blt: 1987 Eff Year Blt: **2008** Sq.Ft: 1152 % Complete: 100
 Desc: General Purpose Building (GB) **po condition** Dimensions: 24x48 RMV: 6950
 Func Obsc: 100 Econ %: 100 Other %: 100 Exception: 0 Adjust: _____ Adjust RMV: 0 **I/O**

Floors

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory	Exception
General Purpose Bldg	5	Finished	1152	0	0	1987	1987	FAIR Ade	Y N

Accessories

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

Bldg: 4 Code Area: 92410 Stat Class: 354 Year Blt: 2005 Eff Year Blt: **2005** Sq.Ft: 360 % Complete: 100
 Desc: Lean-to Light (LTL) Dimensions: _____ RMV: 930
 Func Obsc: 100 Econ %: 100 Other %: 100 Exception: 0 Adjust: _____ Adjust RMV: 0 **I/O**

Floors

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory
Lean-to Light Duty	5	Finished	360	0	0	2005	2005	Exception: Y N

Accessories

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



SKETCH/AREA TABLE ADDENDUM

Parcel No 072W21DC03100

File No 6013R

Property Address 929 CLOVER VALLEY CT NE

City SALEM

County MARION

State OR

Zip 97317

Owner

Client

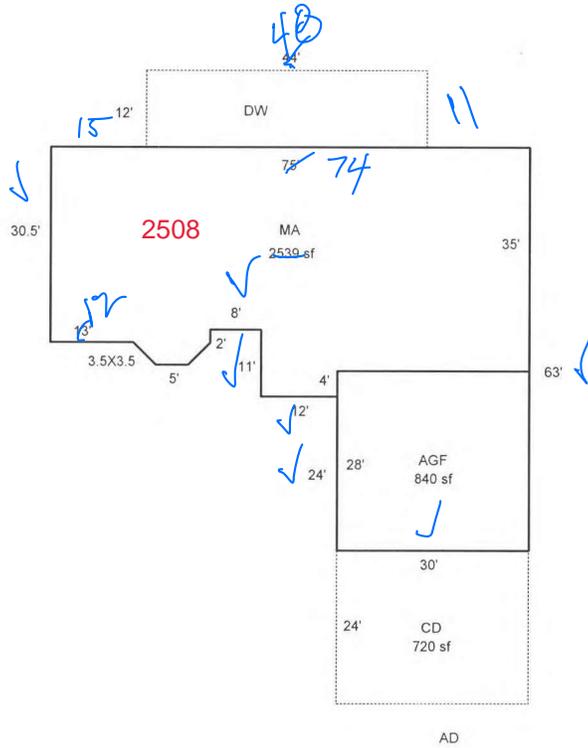
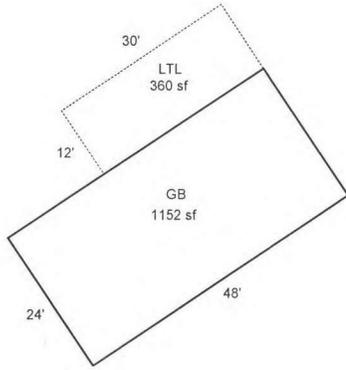
Appraiser Name

SUBJECT

IMPROVEMENTS SKETCH

APEX UPDATED

R46013
072W21DC03100
SCALE=1:30
N
→



GRAVEL DRIVEWAY

Scale: 1" = 30'

AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GLA1	MA	1.00	2539	235	2539
GBA1	PH	1.00	16	16	
	GB	1.00	1152	144	
	L/TL	1.00	360	84	1528
GAR	AGF	1.00	840	116	840
P/P	DW	1.00	528	112	
	CD	1.00	720	108	1248
Net LIVABLE Area			(rounded w/ factors)		2539
Net BUILDING Area			(rounded w/ factors)		1528

5/17/13 Jane
UPDATED BY JRONDEMA 3/25/16

MLH 5/20/24 SU LT

AREA CALCULATIONS



05/14/2013



05/14/2013



03/17/2016 R46013 MA

21DC072W
072W-21DC-03100

R46013
70848-121

131 0-3C R51 024-00-21-0

KIRSCH, PAUL H & MATILDA S
<HEENAN, MICHAEL E & KELLEY M

1.50 ACRES

CLOVER VALLEY ESTATES
LOT 13

929 CLOVER VALLEY CT NE
V0447P0478RC V0479P0338RD 08/10/93



ACCOUNT NUMBER

CODE AREA NO.

VALUATION SUMMARY OF REAL PROPERTY

ASS'MT YEAR	APPRAISAL DATA					TOTAL ACRES	PROPERTY CLASS	APPRAISED VALUES			C O D E	APPRAISER'S INITIAL OR NO J.V., NO.
	SUB CLASS	STAT CLASS	YEAR BUILT	YEAR LAND	APP. IMP.			LAND	IMPROVEMENTS (BLDGS. ETC.)	TOTAL		
							Homestead					
							All Other					
							Homestead					
							All Other					
							Homestead					
							All Other					
							Homestead					
							All Other					
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							All Other					

R46013 072W21DC03100 Appr #: K14 90 Date 3/17/16 Prop Class 401 Prop Code F41
 Situs Address 929 CLOVER VALLEY CT NE 97317 Franchise Code 90 Year For: 2016-2017
 Owner ELMER J & DARLENE M YOUNG LT &

Tags Cycle Sales Verification Other: _____

Notes: Five repair 100% complete. GOMAR only w/ new roof. Pull TAG.

RMV Land: 129,400 RMV Imp: 194,790 RMV Total: 324,190 M50 Total: 324,190
 ✓ Seg.Type MA RESIDENTIAL Seg. # 1.1 Method: R05 Class 4 Area 2538 Eff Area 2538
 Length Width Roof Cover SHAKE Plumbing BATH2 Heat FA
 Fireplace SGL-P Inter. Comp: RNG;DW;H&F;DSP Apex correction Bedrooms 3
 Year Built 1987 Eff. Year Built 1987 ✓ Cond. P F A G E
 Adj Codes RLCM4 Qty ___ % Comp ___ Func ___ Econ ___ RMV: 146,510
 Lump Sum ___ Except Code/Year ___ Comments Five repair - GOMAR. Truss repair + new roof.

✓ Seg.Type AGF RESIDENTIAL Seg. # 1.2 Method: R05 Class 4 Area 840 Eff Area 840
 Length 30 Width 28 Roof Cover SHAKE Plumbing Heat
 Fireplace Inter. Comp: Bedrooms
 Year Built 1987 Eff. Year Built 1987 Cond. P F A G E
 Adj Codes RLCM4 Qty ___ % Comp ___ Func ___ Econ ___ RMV: 32,420
 Lump Sum ___ Except Code/Year ___ Comments _____

Accessory Improvements

Seg.Type Y14A RESIDENTIAL Seg. # 1.3 Method: R05 Class Area 1 Eff Area 1
VISA Width Foundation Ex. Wall Roof Cover
 Roof Style Floor Plumbing
 Year Built Eff. Year Built: Cond. P F A G E % Comp ___ Econ ___ RMV: 6,650
 Lump Sum ___ Except Code/Year INV Comments Appraiser judgment - Includes CD, AD, and large DW.

Out Buildings

✓ Seg.Type PH PUMP HOUSE Seg. # 2.1 Method: F;N Class Area 16 Eff Area 16
 Length 4 Width 4 Foundation CONC Ex. Wall BEVEL Roof Cover COMP
 Roof Style GABLE Floor CONC Plumbing
 Heat Int. Comp. Elect. Yr. Blt. Eff. Yr. Blt:
 Cond. P F A G E Adj. Codes FLCM % Comp ___ Func ___ Econ ___ RMV: 0
 Lump Sum ___ Except Code/Year ___ Comments _____

✓ Seg.Type GB GB & LTL Seg. # 3.1 Method: F09 Class 5 Area 1152 Eff Area 1152
 Length 24 Width 48 Foundation POST Ex. Wall BKENAM;12F Roof Cover BKENAM
 Roof Style GABLE Floor CONC Plumbing
 Heat Int. Comp. Elect. 220V Yr. Blt. 1987 Eff. Yr. Blt: 1987
 Cond. P F A G E Adj. Codes FLCM % Comp ___ Func ___ Econ ___ RMV: 8,340
 Lump Sum ___ Except Code/Year ___ Comments _____

✓ Seg.Type LTL GB & LTL Seg. # 3.2 Method: F09 Class Area 360 Eff Area 360
 Length 12 Width 30 Foundation POST Ex. Wall Roof Cover BKENAM
 Roof Style Floor DIRT Plumbing
 Heat Int. Comp. Elect. Yr. Blt. 2005 Eff. Yr. Blt: 2005
 Cond. P F A G E Adj. Codes FLCM % Comp ___ Func ___ Econ ___ RMV: 870
 Lump Sum ___ Except Code/Year ___ Comments _____

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 Situs Address 929 CLOVER VALLEY CT NE 97317 Franchise Code 90 Year For: 2016-2017
 Owner ELMER J & DARLENE M YOUNG LT &

Tags Cycle Sales Verification Other: _____

Notes: _____

RMV Land: 129,400 RMV Imp: 194,790 RMV Total: 324,190 M50 Total: 324,190

Segment							Land
Class							
Dim/Size							
Foundation							
Exter Wall							
Wall Height							
Inter Finish							
Roof Cover							
Roof Style							
Flooring							
Plumbing							
Electric							
Misc.							
Yr Blt							
Eff Yr							
Cond.							
% Good							
% Comp							
Lump Sum							
Except.Code							

Land Segments

Seg. No	Description	Schedule	Acres	Adjustment Codes	Exception Code
1	RURAL AT MKT	✓ 009C	1.50		
2	ON SITE DEVELOPMENT	OSDA.RUR OSDG.RUR			INV

Eff Acres Companion Accounts

Zone: AR

Appraiser Judgment

Date 3/25/16 Clerk Chris **ROUTING SLIP**

Work Needed: (Please make necessary comments, sign and pass to the next appropriate person.)

- Data entry reviewed by/comments _____
- APEX: Please review and return appraisal jacket to clerical staff for Apex attachment to TSG.
- Appraiser response KH 90 3/28/16
- Reviewed by lead appraiser/comments 3/24/16 (31)









05/14/2013

R46013

GB 24x48

LTL 12x30



05/14/2013



03/17/2016 R46013 MA