

Acct ID: 552499 MTL: 062W30DB01100 Date: **5/24/24** Appr: **GRH** Prop Class: 401 RMV Prop Class: 401
 Situs: 6942 PORTLAND RD NE SALEM OR 97305 MaSaNh: 04 06 001 Unit: 130772 Year: 2024

Last Date Appraised: 08/10/2011 Appraiser: GERARDO RAMIREZ HERNANDEZ Retag: Y N Tag info:

Owner: REYNOLDS, C JAY & REYNOLDS, CONNIE S Roll Type: R

Cycle Tag Sales Verification Other: _____ Inspection level: 1 2 3 4 LCB TTO INSP AV: 207930

RMV Land: 102750 RMV Imp: 196840 RMV Total: 299590 MAV: 207930 MSAV: 0 SAV: 0

Comment:

Update inv

Notations

No notation data available. **INPUT GRH 06.20.24**

OSDs

Count	Code	Description	RMV	Code Area	Exception
1	URBA	URBAN - AVERAGE	15000	92411	0

Land

Site: 1 Code Area: 92411 Size: 13504 Sqft Use Code: 004 Zone: NREST SAV Use: Exception: 0
 Class: Value Source: Rural at MKT Description: RMV: 87750 Exception: Y N
 Adjustment(s): Fire Patrol: Description:
 Comments: 06-07: RECALC SETUP, APPR NO 04, 10/19/05

Improvements - Residence / Manufactured Structures

Bldg: 1 Code Area: 92411 Stat Class: 141 - Year Blt: 1955 Eff Year Blt: **1969** Sq.Ft: 1524 % Complete: 100
 Desc: One Story Only **EYB-R, W, Siding-Goman** Dimensions: RMV: 185120
 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	4 -	Finished	1524	2	FB-1/ HB-1	1955	1969	BTH - 1, KIT, ROOF, FP - 1, HVAC, BATH - 1	Y N
Carport Attached	4	Unfinished	483	0	0	1955	1969	ROOF	Y N

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception
YARD IMPROVEMENTS AVERAGE Good	4	1	1969	20367	1	Y N

Bldg: 2 Code Area: 92411 Stat Class: 108 Year Blt: 1955 Eff Year Blt: 1969 Sq.Ft: 0 % Complete: 100
 Desc: Residential Other Improvements Dimensions: RMV: 5260
 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
No floor data available									

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception
ASPHALT DRIVEWAY part of YI	1	2400	1969	5256	1	Y N

Improvements - Accessory Buildings

Bldg: 3 Code Area: 92411 Stat Class: 351 Year Blt: 1980 Eff Year Blt: 1988 Sq.Ft: 800 % Complete: 100
 Desc: General Purpose Building (GB) Dimensions: 40x20 RMV: 5520
 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	800	0	0	1980	1988	FAIR Avrg	Y N

Accessories

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

Bldg: 4 Code Area: 92411 Stat Class: 341 Year Blt: 1980 Eff Year Blt: 1988 Sq.Ft: 160 % Complete: 100
 Desc: Multi Purpose Shed (MP) Dimensions: 20x8 RMV: 940
 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: Y N
Multi-Purpose Bldg	4	Finished	160	0	0	1980	1988	Amg	N

Accessories

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



MA AC



05.24.24 L3

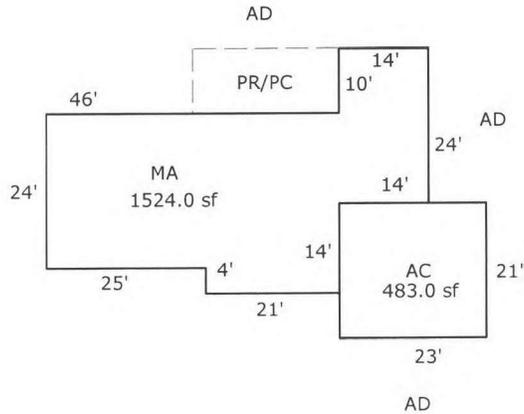
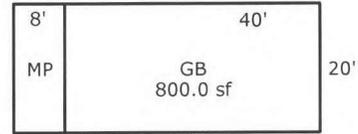
SKETCH/AREA TABLE ADDENDUM

Parcel No R52499

File No 062W30DB01100

SUBJECT	Property Address 6942 Portland Rd NE	
	City Salem	State OR Zip 97305
	Owner	
	Client	
Appraiser Name		

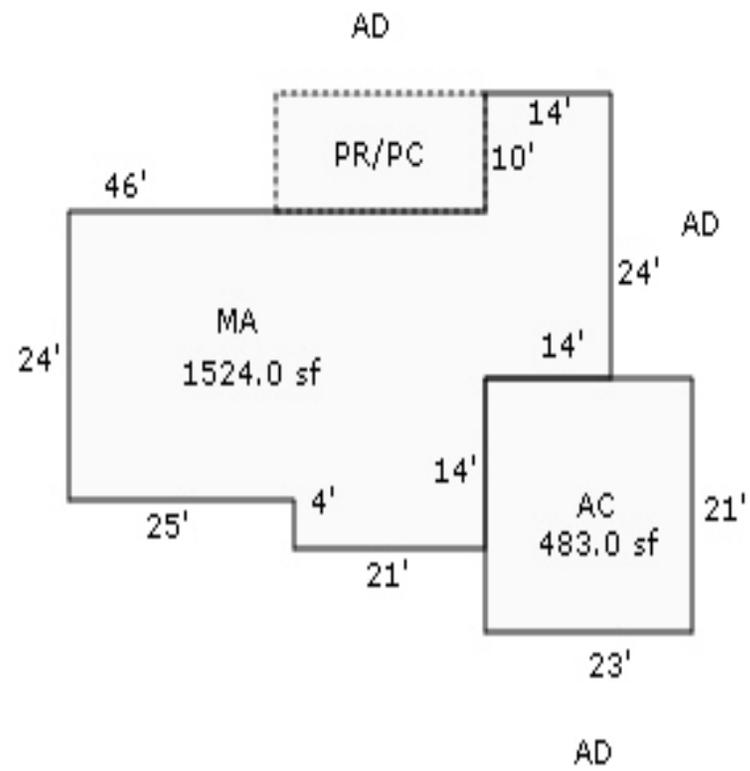
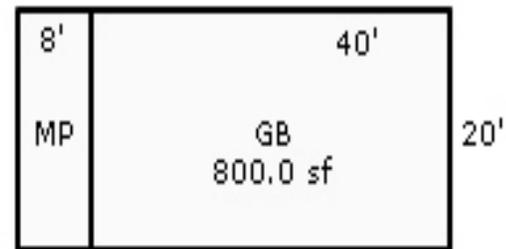
R52499
062W30DB01100
N



Scale: 1 = 30

AREA CALCULATIONS	AREA CALCULATIONS SUMMARY						Comment Table 1	
	Code	Description	Factor	Net Size	Perimeter	Net Totals	Apex 10/11/2011 Jane	
	GLA1	MA	1.00	1524.0	196.0	1524.0		
	GBA1	MP	1.00	160.0	56.0			
	GB	1.00	800.0	120.0	960.0			
GAR	AC	1.00	483.0	88.0	483.0			
P/P	PR/PC	1.00	230.0	66.0	230.0			
<p>Net LIVABLE Area (rounded w/ factors) 1524</p> <p>Net BUILDING Area (rounded w/ factors) 960</p>						<p>Comment Table 2 Comment Table 3</p> <p style="font-size: 1.2em; color: blue;"><i>GRH sketch cycle 13</i></p>		

R52499
062W30DB01100





08/10/2011



08/10/2011



6942

08/10/2011



08/10/2011

R52499

30DB062W
062W-30DB-01100
131 (411) 0-4H F41
ROSENFELD, CONNIE S & REYNOLDS C

72570-490

024-00-21-4

.30 ACRES
LABISH VILLAGE LOT 5 BLK 5

6942 PORTLAND RD NE
V1144P0783RD

07/27/95

R52499

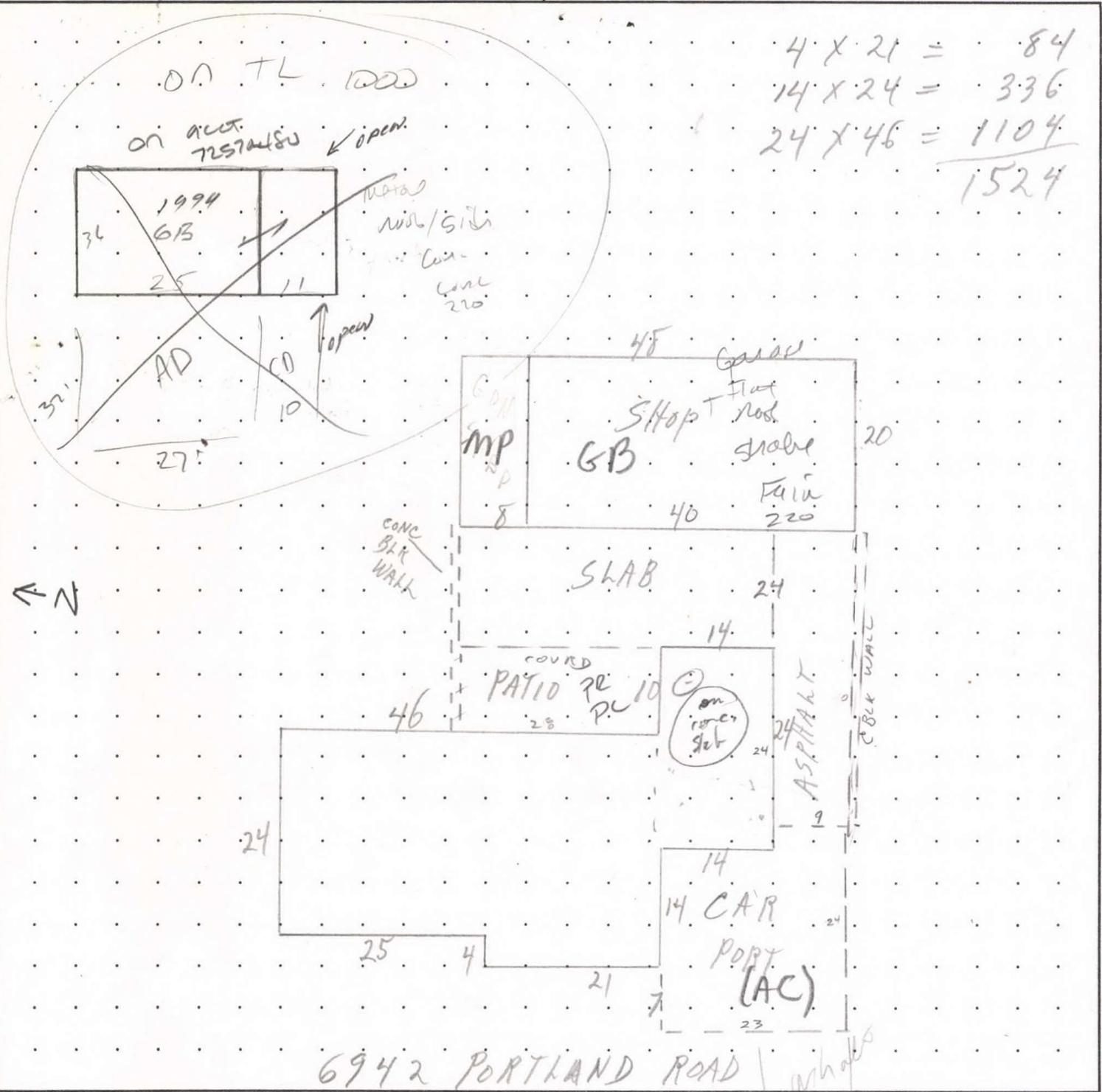
BUILDING DIAGRAM AND OUTBUILDINGS

ACCT. NO. 6219-000 72570-490

MAP NO. 30DB-6-2W TL1100

$4 \times 21 = 84$
 $14 \times 24 = 336$
 $24 \times 46 = 1104$

1524



MEASUREMENT VERIFIED		REMARKS:
2-23-68 DATE	HOLSTAD BY	
10-20-70	LEITH	1524 verified
12-7-87	76 DN	
1-2-96	22/JC	

R52499 062W30DB01100 Appr #: _____ Date _____ Prop Class 401 Prop Code F41
 Situs Address 6942 PORTLAND RD NE Franchise Code 19 Year For: 2011-2012
 Owner ROSENFELD, CONNIE S & REYNOLDS C

Tags Cycle Sales Verification Other: _____

Notes: _____

RMV Land: 70,990 RMV Imp: 95,840 RMV Total: 166,830 M50 Total: 150,250

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	030	0.31		
2	ON SITE DEVELOPMENT	OSDA.RUR			

Eff Acres Companion Accounts

Date 10/11/11 Clerk Jane **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 Corrected Apex Sue 10/13/11

Reviewed by lead appraiser/comments _____

✓
10/14/11
Jane
☺

R52499 062W30DB01100 Appr #: 19 Date 8-10-11 Prop Class 401 Prop Code F41
 Situs Address 6942 PORTLAND RD NE Franchise Code 19 Year For: 2011-2012
 Owner ROSENFELD, CONNIE S & REYNOLDS C

Tags Cycle Sales Verification Other: _____

Notes: _____

RMV Land: 70,990 RMV Imp: 95,840 RMV Total: 166,830 M50 Total: 150,250

Seg.Type MA Seg. # 1.1 Method: R05 Class 4 Area 1524 Eff Area 1524
 Length Width Roof Cover COMP Plumbing BATH1.5 Heat FA
 Fireplace SGL-P Inter. Comp: DW, Eng, DSP Bedrooms 32
 Year Built 1955 Eff. Year Built 1955 1969 Cond. P F (A) G E
 Adj Codes RLCM4;R4-QLTY Qty 4 % Comp ___ Func ___ Econ ___ RMV: 70,430
 Lump Sum ___ Except Code/Year ___ Comments new windows, vinyl siding

Accessory Improvements

Seg.Type AC Seg. # 1.2 Method: R05 Class 4 Area 483 Eff Area 483
 Length 23 Width 21
 Year Built 1955 Eff. Year Built: 1955 1969 Cond. P F (A) G E % Comp ___ Econ ___ RMV: 8,750
 Lump Sum ___ Except Code/Year ___ Comments ___

Seg.Type YI4A Seg. # 1.3 Method: R05 Class Area 1 Eff Area 1
 Length Width
 Year Built Eff. Year Built: Cond. P F (A) G E % Comp ___ Econ ___ RMV: 6,000
 Lump Sum ___ Except Code/Year ___ Comments ___

Seg.Type AD Seg. # 2.1 Method: R05 Class Area 2400 Eff Area 2400
 Length Width
 Year Built 1955 Eff. Year Built: 1955 1969 Cond. P F (A) G E % Comp ___ Econ ___ RMV: 4,320
 Lump Sum ___ Except Code/Year ___ Comments ___

Out Buildings

Seg.Type GB Seg. # 3.1 Method: F09 Class 5 Area 800 Eff Area 800
 Length 40 Width 20 Foundation FRAME Ex. Wall 10FT Roof Cover BLTUP
 Roof Style Gable Floor WOOD Plumbing
 Heat Int. Comp. Elect. 110V Yr. Blt. 1980 Eff. Yr. Blt: 1980
 Cond. P F (A) G E Adj. Codes FLCM % Comp ___ Func ___ Econ ___ RMV: 5,460
 Lump Sum ___ Except Code/Year ___ Comments ___

Seg.Type MP Seg. # 4.1 Method: F09 Class 4 Area 160 Eff Area 160
 Length 20 Width 8 Foundation FRAME Ex. Wall WOOD Roof Cover METAL
 Roof Style Floor DIRT Plumbing
 Heat Int. Comp. Elect. Yr. Blt. 1980 Eff. Yr. Blt: 1980
 Cond. P F (A) G E Adj. Codes FLCM % Comp ___ Func ___ Econ ___ RMV: 880
 Lump Sum ___ Except Code/Year ___ Comments ___



6942

11/96

624 32 DM 110



08/10/2011

R52499

8x20 MP



08/10/2011

R52499

20 x 40 GB

8 x 20 MP



08/10/2011

R52499

23x21 AC



6942

08/10/2011

R 52499

Res