

Summary Lead Appr: **WW** Clerk: \_\_\_\_\_ Lead Clerk: \_\_\_\_\_ Appr: **GRH** Print Date: 1/25/2024

Acct ID: 552515 MTL: 062W30DA05000 Date: **5/24/24** Appr: **GRH** Prop Class: 401 RMV Prop Class: 401  
 Situs: 4383 DOVER AVE NE SALEM OR 97305 MaSaNh: 04 06 001 Unit: 130788 Year: 2024

Last Date Appraised: 08/22/2011 Appraiser: GERARDO RAMIREZ HERNANDEZ Retag: **Y**  **N** Tag info:

Owner: BARRERA, ANTONIO M & Roll Type: R  
 Cycle Tag Sales Verification Other: \_\_\_\_\_ Inspection level: 1 2 **3** 4 LCB TTO INSP AV: 122570  
 RMV Land: 83670 RMV Imp: 136220 RMV Total: 219890 MAV: 122570 MSAV: 0 SAV: 0  
 Comment:

*Update inv, add new addn & mp*  
**INPUT GRH 06.20.24**

Notations  
 No notation data available.

OSDs

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

Land  
 Site: 1 Code Area: 92411 Size: 7405 Sqft Use Code: 004 Zone: NREST SAV Use: Exception: 0  
 Class: Value Source: Rural at MKT Description: RMV: 68670 Exception: Y N  
 Adjustment(s): Fire Patrol: Description:  
 Comments: 65X117 06-07: RECALC SETUP, APPR NO 32, 10/19/05

Improvements - Residence / Manufactured Structures  
 Bldg: 1 Code Area: 92411 Stat Class: 131 Year Blt: 1958 Eff Year Blt: 1958 Sq.Ft: 726 % Complete: 100  
 Desc: One Story Only *EXB - Roof, window, paint* Dimensions: RMV: 78710  
 Func Obsc: 100 Econ %: 100 Other %: 100 Exception: 0 Adjust: Adjust RMV: 0  
*1957*  
*Good Mark*

Floors

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory	Exception
First Floor	3	Finished	726	1	FB-1	1958	1958	KIT+, ROOF, HVAC, BATH - 1	Y N

Accessories  
 Description: YARD IMPROVEMENTS FAIR Class: 3 Size SqFt: 1 Eff Yr Blt: 1958 RMV: 6417 Quantity: 1 Exception: Y N  
*YIS 3 Good - front of house (cd) rear of house (cd) new fence & gate*

Bldg: 2 Code Area: 92411 Stat Class: 111 Year Blt: 1988 Eff Year Blt: 1988 Sq.Ft: 456 % Complete: 100  
 Desc: One Story Only Dimensions: RMV: 32940  
 Func Obsc: 100 Econ %: 100 Other %: 100 Exception: 0 Adjust: Adjust RMV: 0  
*1987*  
*710p*

Floors

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory	Exception
First Floor	1	Finished	456	1	FB-1	1988	1988	BATH - 1, ROOF, HVAC, KIT-	Y N

Accessories  
 Description: No accessory data available  
*456 + 260 - m/m*  
*1987 I/O*

Bldg: 3 Code Area: 92411 Stat Class: 111 Year Blt: 1988 Eff Year Blt: 1988 Sq.Ft: 240 % Complete: 100  
 Desc: One Story Only Dimensions: RMV: 24570  
 Func Obsc: 100 Econ %: 100 Other %: 100 Exception: 0 Adjust: Adjust RMV: 0  
*1987*  
*I/O*

Floors

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory	Exception
First Floor	1	Finished	240	1	FB-1	1988	1988	KIT-, HVAC, ROOF, BATH - 1	Y N

Accessories  
 Description: No accessory data available  
*1987*

Improvements - Accessory Buildings  
 No improvement data available for all other stat class types.

ACCOUNT # 552515 DATE: 5/24/24 RMV CLASS 401 PROP CLASS 401  
 MTL \_\_\_\_\_ APPR GPH TAG Y N \_\_\_\_\_  
 COMMENTS: \_\_\_\_\_

RESIDENCE / MANUFACTURED STRUCTURES      ACCESSORY IMPROVEMENTS / OUTBUILDINGS

STAT 121      QLTY + -      FLOOR MATH2  
 AREA 260      EFF AREA 260      BED \_\_\_\_\_  
 ROOF +      HVAC +  
 BATH PKG: \_\_\_\_\_ BATH \_\_\_\_\_ BATH + \_\_\_\_\_ 1/2 BTH  
 FIREPLACE: \_\_\_\_\_  
 KITCHEN \_\_\_\_\_ +  
 YR BLT 2012      EFF YR 2012      ECON \_\_\_\_\_  
 % COMP 100      % GOOD \_\_\_\_\_      FUNC \_\_\_\_\_  
 EXCEPT Y N      LUMP SUM: \_\_\_\_\_  
 MISC: \_\_\_\_\_  
 YI CLASS \_\_\_\_\_ F G A E  
 SKIRT +      LIN FT \_\_\_\_\_  
 COMMENT: WELLS

STAT \_\_\_\_\_      QLTY + -      FLOOR \_\_\_\_\_  
 AREA \_\_\_\_\_      EFF AREA \_\_\_\_\_      BED \_\_\_\_\_  
 ROOF +      HVAC +  
 BATH PKG: \_\_\_\_\_ BATH \_\_\_\_\_ BATH + \_\_\_\_\_ 1/2 BTH  
 FIREPLACE: \_\_\_\_\_  
 KITCHEN - +  
 YR BLT \_\_\_\_\_      EFF YR \_\_\_\_\_      ECON \_\_\_\_\_  
 % COMP \_\_\_\_\_      % GOOD \_\_\_\_\_      FUNC \_\_\_\_\_  
 EXCEPT Y N      LUMP SUM: \_\_\_\_\_  
 MISC: \_\_\_\_\_  
 YI CLASS \_\_\_\_\_ F G A E  
 SKIRT +      LIN FT \_\_\_\_\_  
 COMMENT: \_\_\_\_\_

STAT \_\_\_\_\_      QLTY + -      FLOOR \_\_\_\_\_  
 AREA \_\_\_\_\_      EFF AREA \_\_\_\_\_      BED \_\_\_\_\_  
 ROOF +      HVAC +  
 BATH PKG: \_\_\_\_\_ BATH \_\_\_\_\_ BATH + \_\_\_\_\_ 1/2 BTH  
 FIREPLACE: \_\_\_\_\_  
 KITCHEN - +  
 YR BLT \_\_\_\_\_      EFF YR \_\_\_\_\_      ECON \_\_\_\_\_  
 % COMP \_\_\_\_\_      % GOOD \_\_\_\_\_      FUNC \_\_\_\_\_  
 EXCEPT Y N      LUMP SUM: \_\_\_\_\_  
 MISC: \_\_\_\_\_  
 YI CLASS \_\_\_\_\_ F G A E  
 SKIRT +      LIN FT \_\_\_\_\_  
 COMMENT: \_\_\_\_\_

TYPE MP  
 STAT / CLASS classy  
 SIZE 12x10  
 FAIR  
 AVERAGE N/I  
 GOOD  
 EXCELLENT  
 BATH UNDER 100  
 YR BLT 2019  
 EFF YR 2017  
 % COMP 100  
 EXCEPT Y N  
 MISC: \_\_\_\_\_  
 COMMENT: \_\_\_\_\_

TYPE \_\_\_\_\_  
 STAT / CLASS \_\_\_\_\_  
 SIZE \_\_\_\_\_  
 FAIR  
 AVERAGE  
 GOOD  
 EXCELLENT  
 BATH \_\_\_\_\_  
 YR BLT \_\_\_\_\_  
 EFF YR \_\_\_\_\_  
 % COMP \_\_\_\_\_  
 EXCEPT Y N  
 MISC: \_\_\_\_\_  
 COMMENT: \_\_\_\_\_

TYPE \_\_\_\_\_  
 STAT / CLASS \_\_\_\_\_  
 SIZE \_\_\_\_\_  
 FAIR  
 AVERAGE  
 GOOD  
 EXCELLENT  
 BATH \_\_\_\_\_  
 YR BLT \_\_\_\_\_  
 EFF YR \_\_\_\_\_  
 % COMP \_\_\_\_\_  
 EXCEPT Y N  
 MISC: \_\_\_\_\_  
 COMMENT: \_\_\_\_\_

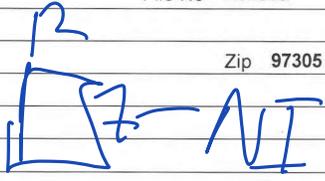
TYPE \_\_\_\_\_  
 STAT / CLASS \_\_\_\_\_  
 SIZE \_\_\_\_\_  
 FAIR  
 AVERAGE  
 GOOD  
 EXCELLENT  
 BATH \_\_\_\_\_  
 YR BLT \_\_\_\_\_  
 EFF YR \_\_\_\_\_  
 % COMP \_\_\_\_\_  
 EXCEPT Y N  
 MISC: \_\_\_\_\_  
 COMMENT: \_\_\_\_\_

# SKETCH/AREA TABLE ADDENDUM

Parcel No 062W30DA05000

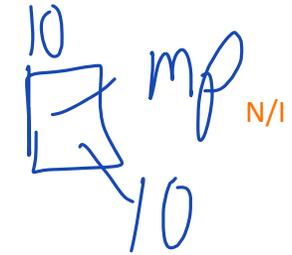
File No R52515

SUBJECT	Property Address 4383 Dover Ave NE	State OR	Zip 97305
	City Salem		
	Owner		
	Client		
	Appraiser Name		

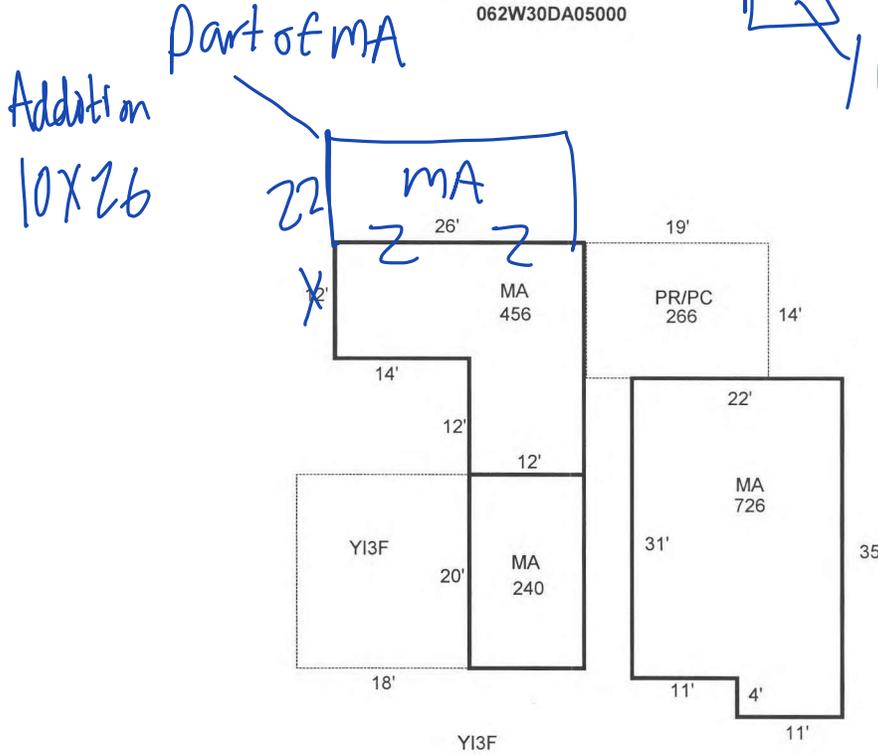


APEX UPDATED

R52515  
062W30DA05000



IMPROVEMENTS SKETCH



AREA CALCULATIONS

### AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GLA1	MA	1.00	726	114	
	MA	1.00	456	100	
	MA	1.00	240	64	1422
P/P	PR/PC	1.00	266	66	266
Net LIVABLE Area (Rounded w/ Factors)					1422

### Comment Table 1

Apex by JA 11/28/08

### Comment Table 2

GAH 5/24/24

### Comment Table 3

Cycle L3



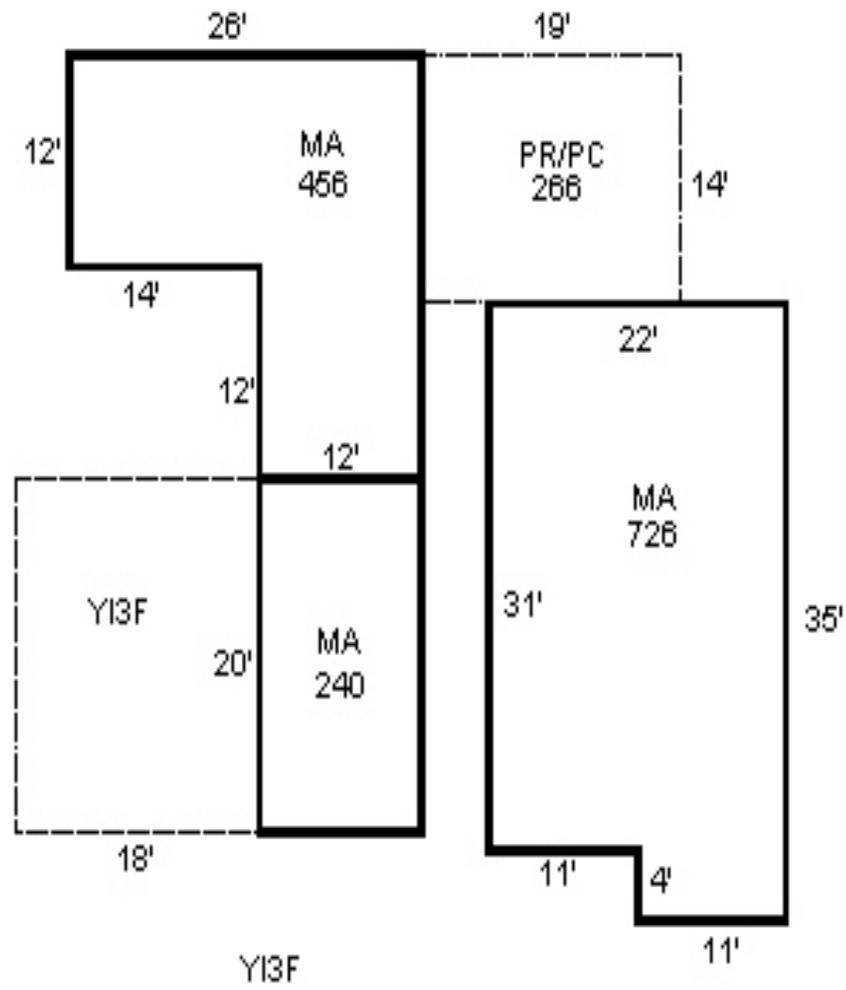
MA MA#2



MA



R52515  
062W30DA05000





4383

10/17/2008



4383

08/22/2011



08/22/2011

R52515

30DA062W  
062W-30DA-05000  
40) 131 (411) 0-4H F31  
WELP, JULIE A

72570-640  
024-00-21-4

.17 ACRES  
LABISH VILLAGE LOT 9 BLK 6

4383 DOVER AV NE  
V1185P0562RD

07/27/95

72570-640

BUILDING DIAGRAM AND OUTBUILDINGS

ACCT. NO.

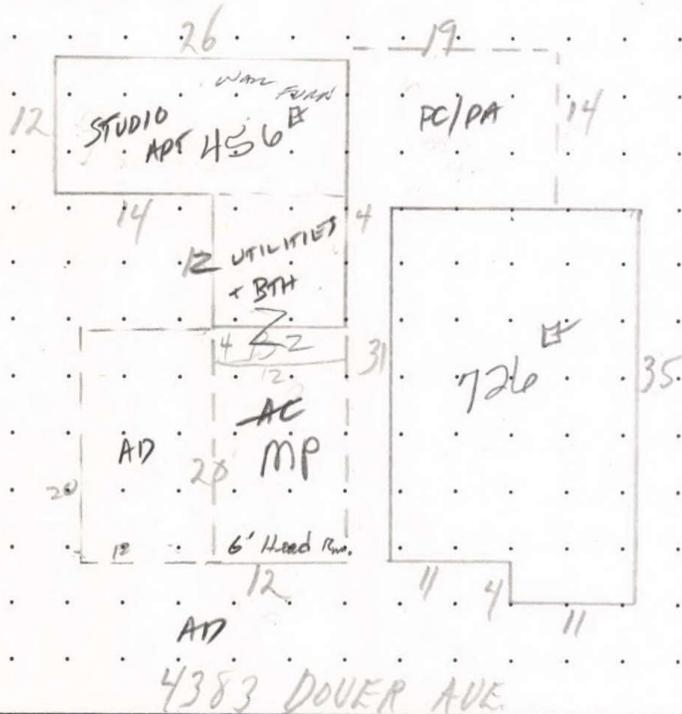
6239-000

MAP NO.

30DB-6-2W

R52515

$$\begin{array}{r}
 22 \times 31 = 682 \\
 4 \times 11 = 44 \\
 \hline
 726
 \end{array}$$



MEASUREMENT VERIFIED	DATE	BY
	2-27-68	HOLSTAD
	10-27-70	LEITH
	12-7-87	76DN
	9-13-98	E#10
	10-19-05	OP32
	8-22-11	MA SUP

REMARKS:  
 726  
 verified  
 NU-recalc

Built 1958  
 5-73 #8950 ✓  
 6-78 #10,000

R52515 062W30DA05000 Appr #: 19 Date 8-22-11 Prop Class 401 Prop Code F31  
 Situs Address 4383 DOVER AV NE Franchise Code 19 Year For: 2011-2012  
 Owner BARRERA, ANTONIO M &

Tags Cycle Sales Verification Other: \_\_\_\_\_

Notes: \_\_\_\_\_

RMV Land: 68,490	RMV Imp: 70,260	RMV Total: 138,750	M50 Total: 83,510			
Seg.Type MA	Seg. # 1.1	Method: R05	Class 3	Area 726	Eff Area 726	
Length	Width	Roof Cover COMP	Plumbing BATH1		Heat BB	
Fireplace		Inter. Comp: RNG, H+E, DW, DSP			Bedrooms 1	
Year Built 1958	Eff. Year Built 1958		Cond. P F (A) G E			
Adj Codes RLCM3		Qty <u>3</u>	% Comp ___	Func ___	Econ ___	RMV: 37,700
Lump Sum _____	Except Code/Year _____	Comments _____				
Seg.Type MA	Seg. # 2.1	Method: R05	Class 1	Area 456	Eff Area 456	
Length	Width	Roof Cover COMP	Plumbing BATH1		Heat ZONAL	
Fireplace		Inter. Comp: <u>None</u>			Bedrooms 1	
Year Built 1988	Eff. Year Built 1958		Cond. P F (A) G E			
Adj Codes RLCM1		Qty <u>1</u>	% Comp ___	Func ___	Econ ___	RMV: 16,980
Lump Sum _____	Except Code/Year _____	Comments _____				
Seg.Type MA	Seg. # 3.1	Method: R05	Class 1	Area 240	Eff Area 240	
Length 20	Width 12	Roof Cover COMP	Plumbing <u>Bath 1</u>		Heat ZONAL	
Fireplace		Inter. Comp: <u>None</u>			Bedrooms 1	
Year Built 1988	Eff. Year Built 1958		Cond. P F (A) G E			
Adj Codes RLCM1		Qty <u>1</u>	% Comp ___	Func ___	Econ ___	RMV: 12,580
Lump Sum _____	Except Code/Year _____	Comments _____				

**Accessory Improvements**

Seg.Type Y13F	Seg. # 1.2	Method: R05	Class	Area 1	Eff Area 1	
Length	Width					
Year Built	Eff. Year Built:		Cond. P F (A) G E	% Comp ___	Econ ___	RMV: 3,000
Lump Sum _____	Except Code/Year _____	Comments _____				

**Out Buildings**

R52515 062W30DA05000 Appr #: \_\_\_\_\_ Date \_\_\_\_\_ Prop Class 401 Prop Code F31  
 Situs Address 4383 DOVER AV NE Franchise Code 19 Year For: 2011-2012  
 Owner BARRERA, ANTONIO M &

Tags Cycle Sales Verification Other: \_\_\_\_\_

Notes: \_\_\_\_\_  
 RMV Land: 68,490 RMV Imp: 70,260 RMV Total: 138,750 M50 Total: 83,510

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	0.17		
2	ON SITE DEVELOPMENT	OSDA.RUR			

Eff Acres Companion Accounts

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Date 10/7/11 Clerk Sue **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 Sue 10/19/11

Reviewed by lead appraiser/comments \_\_\_\_\_





4383





4383



R52515 062W30DA 05000 10/17/08



08/22/2011

R 52515

456  $\nabla$  MA



4383

08/22/2011

R52515

240  $\nabla$  MA



08/22/2011

R 52515

726  $\Phi$  MA

4383 Dover



R52516 062W30DA 05100 4/2/08