

Summary Lead Appr: WW Clerk: _____ Lead Clerk: _____ Appr: GRH Print Date: _____

Acct ID: 552558 MTL: 062W30DB04800 Date: 5/24/24 Appr: GRH Prop Class: 401 RMV Prop Class: 401
Situs: 4291 WEBB AVE NE SALEM OR 97305 MaSaNh: 04 06 001 Unit: 131709 Year: 2024

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

Owner: LANE, KRISTI & LACEY, KERI Roll Type: R
Cycle Tag Sales Verification Other: _____ Inspection level: 1 2 3 4 LCB TTO INSP AV: 52320
RMV Land: 81990 RMV Imp: 64100 RMV Total: 146090 MAV: 52320 MSAV: 0 SAV: 0
Comment: _____

update inv, Add mp as I/O

Notations No notation data available. input GRH 06.17.24

OSDs

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

Land

Site: 1 Code Area: 92411 Size: 6970 Sqft Use Code: 004 Zone: NREST SAV Use: _____ Exception: 0
 Class: Value Source: Rural at MKT Description: _____ RMV: 66990 Exception: Y N
 Adjustment(s): _____ Fire Patrol: _____ Description: _____
 Comments: 60X118 06-07: RECALC SETUP, APPR NO 04, 10/19/05

Improvements - Residence / Manufactured Structures *GOMAR / 1990*

Bldg: 1 Code Area: 92411 Stat Class: 131 - Year Blt: 1954 Eff Year Blt: 1954 Sq.Ft: 468 % Complete: 100
 Desc: One Story Only *eyb - All exterior updates* Dimensions: _____ RMV: 64100 *I/O*
 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	3 -	Finished	468	2	FB-1	1954	1954	BATH - 1, KIT-, ROOF, HVAC, FP - 1	Y <i>N</i>

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception
YARD IMPROVEMENTS AVERAGE	3	1	1954	11383	1	Y N

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

*341 - mp - 20x12 - class 47 Fairpicks - I/O
 eyb 2011
 since last appraised.*



MA MP



05.24.24

SKETCH/AREA TABLE ADDENDUM

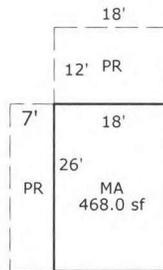
Parcel No R52558

File No 062W30DB04800

SUBJECT	Property Address 4291 Webb Av NE	
	City Salem	State OR Zip 97305
	Owner	
	Client	
Appraiser Name		

APEX UPDATED

R52558
062W30DB04800

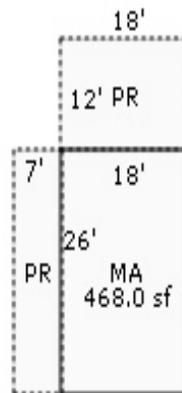


Webb Ave

Scale: 1 = 30

AREA CALCULATIONS	AREA CALCULATIONS SUMMARY						Comment Table 1	
	Code	Description	Factor	Net Size	Perimeter	Net Totals	Apex 10/10/2011 Jane	
	GLA1	MA	1.00	468.0	88.0	468.0		
	P/P	PR	1.00	216.0	60.0			
	PR	1.00	182.0	66.0	398.0			
Net LIVABLE Area (rounded w/ factors)						468	Comment Table 2	Comment Table 3
						GRH 5/24/24 Cycle L3		

R52558
062W30DB04800
N



Webb Ave



NO
PARKING



08/22/2011



08/22/2011

RSZ558

30DB062W
062W-30DB-04800
131 (411) 0-4H F21
SMITH, LORETA

72571-100
024-00-21-4

.16 ACRES
LABISH VILLAGE LOT 21 BLK 8

4291 WEBB AV NE
V1119P0033RD

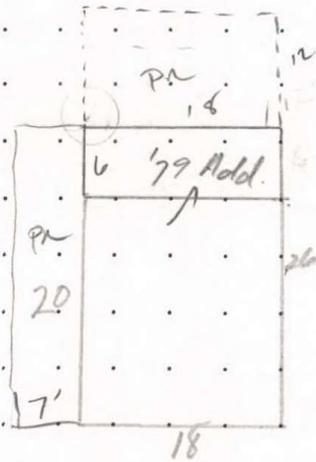
07/27/95

R 52558 BUILDING DIAGRAM AND OUTBUILDINGS

ACCT. NO. 6280-000 72571-100

MAP NO. 30DB-6-2W

18 x 20 = 360



4291 WEBB AVE

MEASUREMENT VERIFIED	REMARKS:
3-1-68 DATE	360 Built 1954
10-26-70 BY LEITH	verified
6-10-75 Gossmann	1087
5-20-82 Hej	468
12-8-87 76 DN	
1-17-96 22 DL	468 ⁷⁰
8-22-11 19 Sue	

1577 (18 x 26) = 468

R52558 062W30DB04800 Appr #: _____ Date _____ Prop Class 401 Prop Code F31
 Situs Address 4291 WEBB AV NE Franchise Code 19 Year For: 2011-2012
 Owner BLACKBURN, JUDY

Tags Cycle Sales Verification Other: _____

Notes: _____

RMV Land: 68,490 RMV Imp: 29,710 RMV Total: 98,200 M50 Total: 35,680

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	0.16		
2	ON SITE DEVELOPMENT	OSDA.RUR			

Eff Acres Companion Accounts

Date 10/10/11 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 Sue 10/19/11

Reviewed by lead appraiser/comments _____

R52558 062W30DB04800 Appr #: 19 Date 8-22-11 Prop Class 401 Prop Code F31
 Situs Address 4291 WEBB AV NE Franchise Code 19 Year For: 2011-2012
 Owner BLACKBURN, JUDY

Notes: NOHLCP Tags Cycle Sales Verification Other: _____

RMV Land: **68,490** RMV Imp: **29,710** RMV Total: **98,200** M50 Total: **35,680**
 Seg.Type MA Seg. # 1.1 Method: R05 Class 3 Area 468 Eff Area 468
 Length Width Roof Cover COMP Plumbing BATH1 Heat ST
 Fireplace HRTH-P Inter. Comp: Rng Bedrooms 2
 Year Built 1954 Eff. Year Built 1954 Cond. P F A G E
 Adj Codes RLCM3;R3-QLTY Qty 3 % Comp ___ Func ___ Econ ___ RMV: 25,710
 Lump Sum ___ Except Code/Year ___ Comments Deferred maint

Accessory Improvements

Seg.Type YI3A 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: 4,000
 Lump Sum ___ Except Code/Year ___ Comments _____

Out Buildings



11196

6200 30 DB 4800

Q52558 10-19-05





08/22/2011

R52558



08/22/2011

R 52558