

Acct ID: 559170 MTL: 092E18DA02300 Date: **8-7-24** Appr: **LUKE** Prop Class: 401 RMV Prop Class: 401
 Situs: 11710 RIVERWOOD DR SE LYONS OR 97358 MaSaNh: 01 06 007 Unit: 125271 Year: 2024
 Last Date Appraised: 04/07/2021 Appraiser: CLINT LUKE Retag: Y **N** Tag info: **INPUT 8-7-24 LUKE**
 Owner: SANDERS, DIXIE L & SANDERS, KELLY M Roll Type: R
 Cycle Tag Sales Verification Other: _____ Inspection level: 1 2 **3** 4 LCB TTO INSP AV: 238320
 RMV Land: 178520 RMV Imp: 266410 RMV Total: 444930 MAV: 238320 MSAV: 0 SAV: 0
 Comment: LEVEL 4 4.7.21 WV06//

Notations

No notation data available.

OSDs

Count	Code	Description	RMV	Code Area	Exception
1	MKTA	OSD - AVERAGE	45000	29544	0

Land

Site: 1 Code Area: 29544 Size: 18731 Sqft Use Code: 004 Zone: NREST SAV Use: Exception: 0
 Class: Value Source: Rural at MKT Description: RMV: 133520 Exception: Y N
 Adjustment(s): Fire Patrol: SA004 Description: FIRE PATROL
 Comments: 22-23 REMOVED WATER ADJUSTMENT
 14-15: PER #36 ADD WATER ADJ// 99-2000; RERUN HOUSE W/NEW SQ FT, PULL FROM MAINT 03-04: REAPPRAISAL.

Improvements - Residence / Manufactured Structures

Bldg: 1 Code Area: 29544 Stat Class: 142 + Year Blt: 1981 Eff Year Blt: 1981 Sq.Ft: 1781 % Complete: 100
 Desc: Multi Story above grade Dimensions: RMV: 253590
 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	1307	1	FB-1/ HB-1	1981	1981	FP - 1, HVAC+, KIT+, BTH - 1, ROOF	Y N
Attic	4 +	Finished	474	1	FB-1	1981	1981	HVAC+, BATH - 1	Y N
Garage Basement	4 +	Unfinished	273	0	0	1981	1981		Y N

Accessories

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

Bldg: 3 Code Area: 29544 Stat Class: 107 Year Blt: Eff Year Blt: Sq.Ft: 0 % Complete: 100
 Desc: Yard Improvements Dimensions: RMV: 11160
 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
YARD IMPROVEMENTS GOOD	4	0	0	11160	1
Exception: Y N					

Improvements - Accessory Buildings

Bldg: 2 Code Area: 29544 Stat Class: 341 Year Blt: 1992 Eff Year Blt: 1992 Sq.Ft: 160 % Complete: 100
 Desc: Multi Purpose Shed (MP) Dimensions: 16x10 RMV: 1660
 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
Multi-Purpose Bldg	5	Finished	160	0	0	1992	1992	FAIR	Y N

Accessories

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

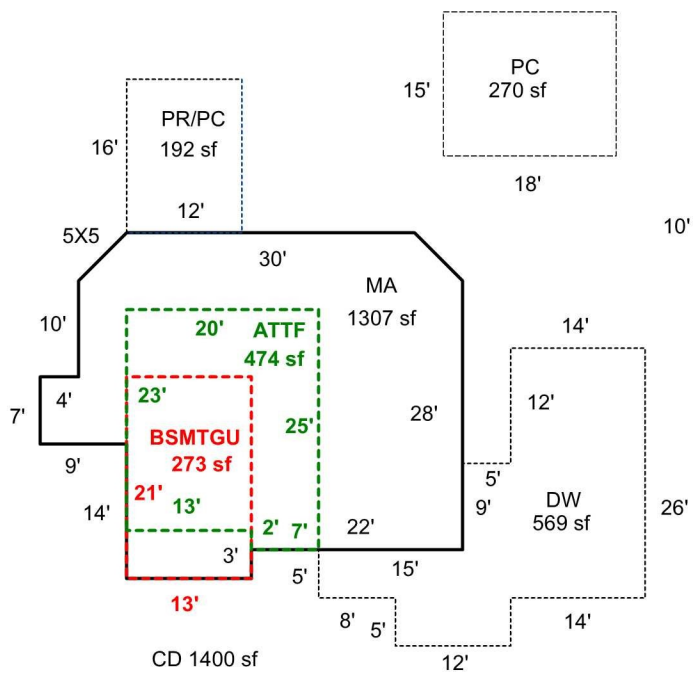
SKETCH/AREA TABLE ADDENDUM

SUBJECT INFO

File No.: 092E18DA02300 Parcel No.: R59170
 Property Address: 11710 Riverwood Dr SE
 City: Lyons County: State: OR ZipCode: 97358
 Owner:
 Client: Client Address:
 Appraiser Name: Inspection Date:

SKETCH

R59170
 092E18DA02300
 SCALE=1:30



Sketch by Apex Sketch

AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GLA1	MA	1.0	1307.0	154.1	1307.0
GLA2	ATTF	1.0	474.0	90.0	474.0
BSMT	BSMTGU	1.0	273.0	68.0	273.0
OTH	MP	1.0	160.0	52.0	160.0
P/P	PR/PC	1.0	192.0	56.0	
	PC	1.0	270.0	66.0	
	DW	1.0	569.0	130.0	1031.0

COMMENT TABLE 1

Apex by JA 11/09/09
 UPDATED BY JRONDEMA 11/15/18
 UPDATED BY CJURAN 06/29/2021

COMMENT TABLE 2

WV #06 04/07/2021 AOG

COMMENT TABLE 3

GIVE L3
 8-7-24
 Apex

Net LIVABLE cnt 2 (rounded) 1,781



8/7/24