

Acct ID: 559171 MTL: 092E18DA02400 Date: **8-7-24** Appr: **Gene** Prop Class: 401 RMV Prop Class: 401  
 Situs: 11720 RIVERWOOD DR SE LYONS OR 97358 MaSaNh: 01 06 007 Unit: 125272 Year: 2024

Last Date Appraised: 10/24/2018 Appraiser: CLINT LUKE Retag: Y **N** Tag info: \_\_\_\_\_

Owner: SANDERS, KELLY M & SANDERS, DENISE L Roll Type: R

**Cycle** Tag Sales Verification Other: \_\_\_\_\_ Inspection level: 1 2 **3** 4 LCB TTO INSP AV: 265410

RMV Land: 176350 RMV Imp: 329790 RMV Total: 506140 MAV: 265410 MSAV: 0 SAV: 0

Comment:

**INPUT 8-7-24 Gene**

**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: 17860 Sqft Use Code: 004 Zone: NREST SAV Use: Exception: 0  
 Class: Value Source: Rural at MKT Description: RMV: 131350 Exception: Y N  
 Adjustment(s): Fire Patrol: SA004 Description: FIRE PATROL  
 Comments: 22-23 REMOVED WATER ADJUSTMENT  
 14-15: PER #36 ADD WATER ADJ// 2009-2010 CYCLE WORK #36 CHANGED YI'S TO GOOD//

**Improvements - Residence / Manufactured Structures**

Bldg: 1 Code Area: 29544 Stat Class: 143 Year Blt: 1995 Eff Year Blt: 1995 Sq.Ft: 2210 % Complete: 100  
 Desc: One Story with basement Dimensions: RMV: 321420  
 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	1424	3	FB-2	1995	1995	FP - 1, HVAC, ROOF, KIT, BATH - 2	Y <b>N</b>
Basement	4	Finished	786	0	FB-1/ HB-1	1995	1995	HVAC, BTH - 1	Y <b>N</b>
Garage Basement	4	Unfinished	616	0	0	1995	1995		Y <b>N</b>

**Accessories**

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

Bldg: 2 Code Area: 29544 Stat Class: 107 Year Blt: Eff Year Blt: Sq.Ft: 0 % Complete: 100  
 Desc: Yard Improvements Dimensions: RMV: 8370  
 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
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No floor data available

**Accessories**

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity
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YARD IMPROVEMENTS AVERAGE 4 0 0 8370 1 Exception: Y N

**Improvements - Accessory Buildings**

No improvement data available for all other stat class types.

**AC**

# SKETCH/AREA TABLE ADDENDUM

Parcel No 092E18DA02400

File No R59171

Property Address 11720 RIVERWOOD DR SE

City LYONS

State OR

Zip 97358

Owner

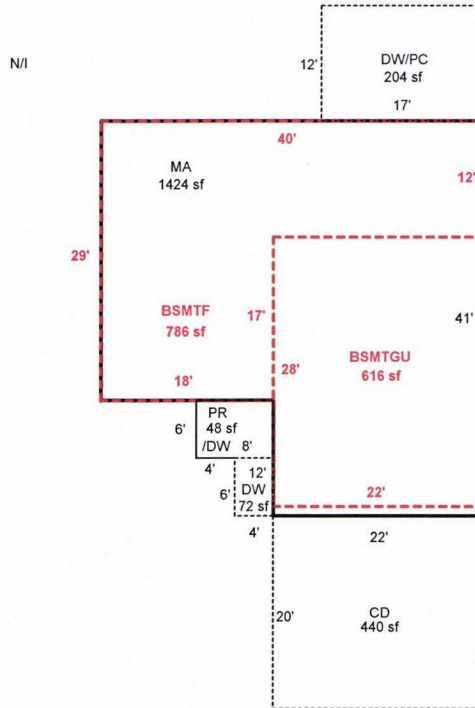
Client

Appraiser Name

SUBJECT

IMPROVEMENTS SKETCH

R59171  
092E18DA02400  
SCALE=1:20



Scale: 1" = 20'

AREA CALCULATIONS

### AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GLA1	MA	1.00	1424	162	1424
GLA0	BSMTF	1.00	786	138	786
GAR	BSMTGU	1.00	616	100	616
P/P	CD	1.00	440	84	
	DW	1.00	72	40	
	PR	1.00	48	28	
	DW/PC	1.00	204	58	764
Net LIVABLE Area (rounded w/ factors)					2210

APEXED BY CE 1/28/10  
UPDATED BY JRONDEMA 11/21/18

Cycle 13  
8-7-24  
AWE



8/7/24