

Summary Lead Appr: **WW** Clerk: **WW 7.29.24** Lead Clerk: Appr: **GRH** Print Date: 1/25/2024

Acct ID: 519536 MTL: 063W13AD00200 Date: **5/31/24** Appr: **GRH** Prop Class: 451 RMV Prop Class: 451
 Situs: 3471 BROOKLAKE RD NE SALEM OR 97303 MaSaNh: 04 06 000 Unit: 29840 Year: 2024
 Last Date Appraised: 08/21/2019 Appraiser: GERARDO RAMIREZ HERNANDEZ Retag: **Y** Tag info:
 Owner: RUGGLES,TERRI 20% & RUGGLES,HENRY 20% & Roll Type: R
 Cycle Tag Sales Verification Other: Inspection level: 1 2 3 4 LCB TTO INSP AV: 214660
 RMV Land: 206370 RMV Imp: 254490 RMV Total: 460860 MAV: 214660 MSAV: 0 SAV: 0
 Comment:

Notations
 No notation data available. **INPUT GRH 06.10.24**

OSDs

Count	Code	Description	RMV	Code Area	Exception
1	MKTA	OSD - AVERAGE	45000	01410	0

Land
 Site: 1 Code Area: 01410 Size: 1.38 Acres Use Code: 005 Zone: REST SAV Use: Exception: 0
 Class: Value Source: Rural Restrictive **2bd** Description: RMV: 161370 Exception: Y N
 Adjustment(s): Fire Patrol: Description:
 Comments: 06-07: RECALC SETUP;#42 10-27-05

Improvements - Residence / Manufactured Structures

Bldg: 1 Code Area: 01410 Stat Class: 141 - Year Blt: 1975 Eff Year Blt: **1992** Sq.Ft: 2988 % Complete: 100
 Desc: One Story Only **EYB-R,P,W** Dimensions: RMV: 252960
 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	2988	5	FB-2	1975	1964	BATH - 2, ROOF, HVAC, KIT	Y N
Carport Attached	3	Unfinished	546	0	0	1973	1964	ROOF	Y N

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception
PATIO	4	312	1954	1167	1	Y N

Improvements - Accessory Buildings

Bldg: 2 Code Area: 01410 Stat Class: 341 Year Blt: 1987 Eff Year Blt: 1987 Sq.Ft: 240 % Complete: 100
 Desc: Multi Purpose Shed (MP) Dimensions: 24x10 RMV: 1530
 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	4	Finished	240	0	0	1987	1987	FAIR	Y N

Accessories

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

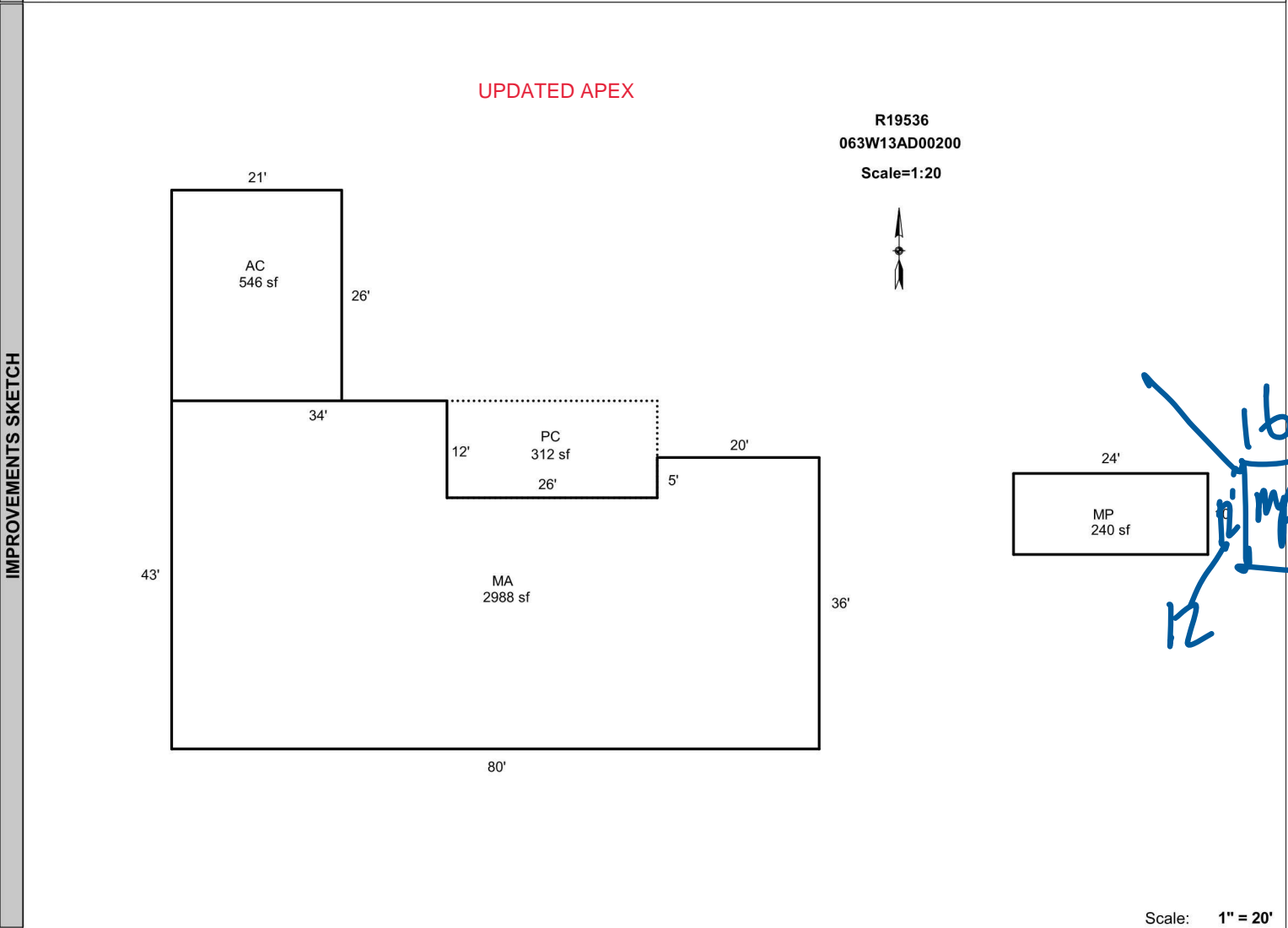
341 mp - 16x12, class 4, Fair pcky NEW EYB 2020

SKETCH/AREA TABLE ADDENDUM

Parcel No **063W13AD00200**

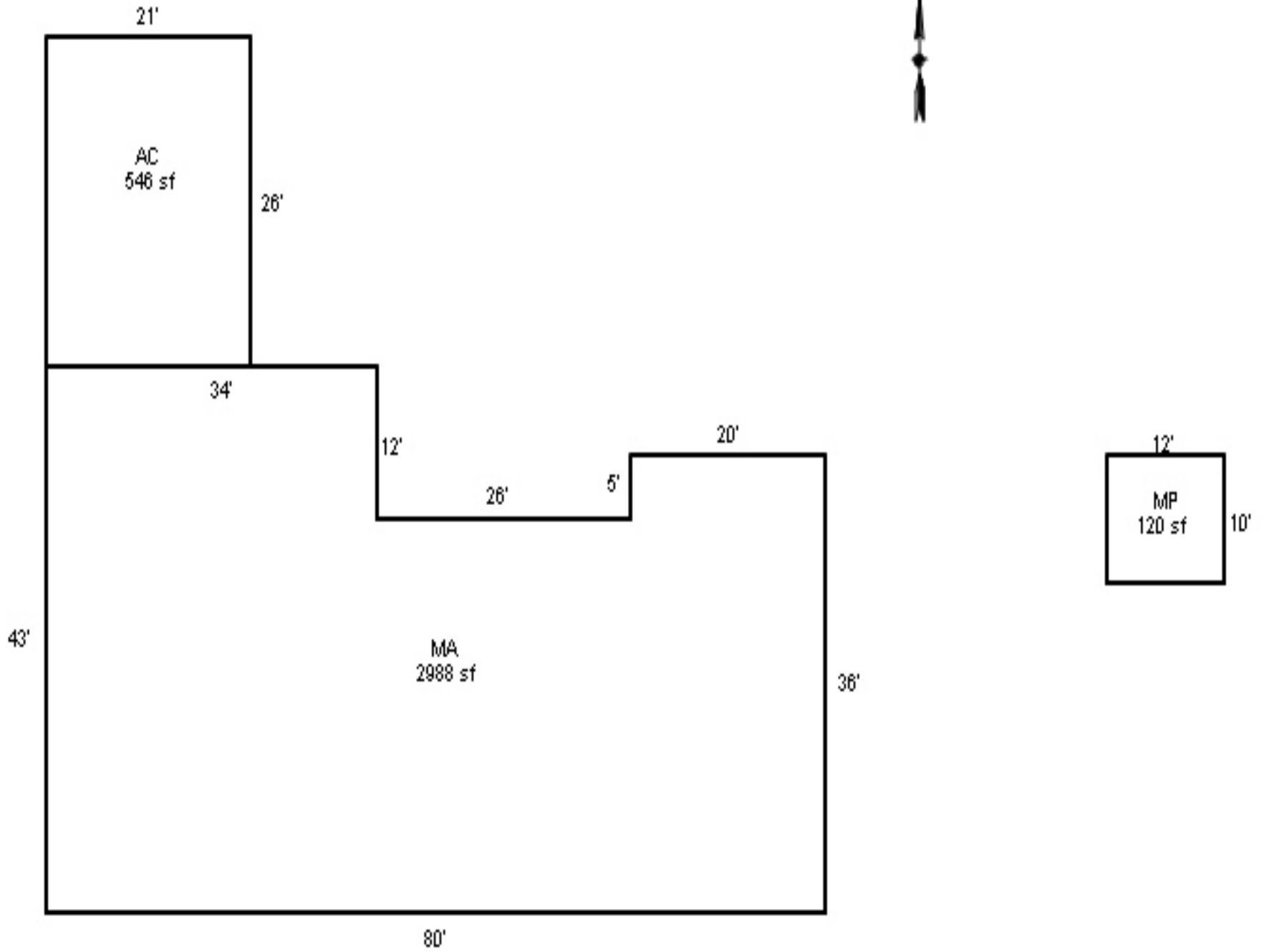
File No **R19536**

SUBJECT	Property Address 3741 BROOKLAKE RD NE		
	City SALEM	State OR	Zip 97303
	Owner		
	Client		
	Appraiser Name		



AREA CALCULATIONS	AREA CALCULATIONS SUMMARY						Comment Table 1	
	Code	Description	Factor	Net Size	Perimeter	Net Totals		
	GLA1	MA	1.00	2988	256	2988	APEX BY CE 9/22/10 UPDATED BY CHRIS 10/10/19	
	GBA1	MP	1.00	240	68	240		
	AGF	AC	1.00	546	94	546		
	CD	PC	1.00	312	76	312		
	Net LIVABLE Area		(rounded w/ factors)			2988	Comment Table 2 Comment Table 3 GPH 5/31/24 Cycle 13	
	Net BUILDING Area		(rounded w/ factors)			240		

R19536
063W13AD00200



8-21-19

R19536 MP 24x10



8-21-19

R19536 MA East



8-21-19

R19536 MA West



13AD063W
063W-13AD-00200

R 19536

48400-000

131 (451) 0-4H F41

001-00-21-0

RUGGLES, TERRY DEAN & CAROL E

ACRES

CHEMEKETA VACATED

LOTS 1-8 BLK 15

3471 BROOKLAKE RD NE
V0251P1537RD

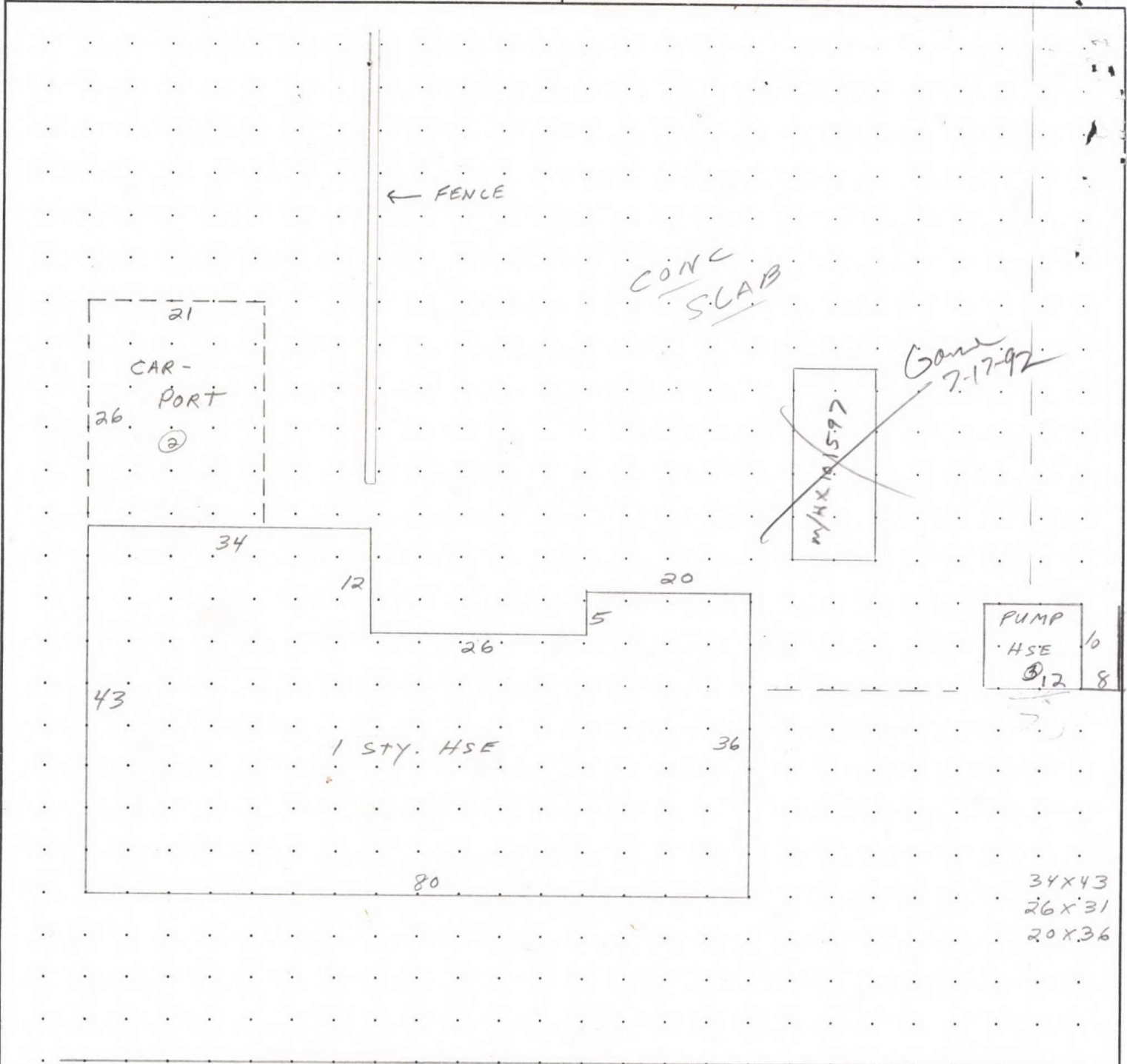
07/27/95

R19536

1-06-3-13-1-3424-5836-0
BUILDING DIAGRAM AND OUTBUILDINGS

ACCT. NO. 48400-000

MAP NO. 13 AD - 6 - 3W 200



3471 BROOKLAKE ROAD N.E.

MEASUREMENT VERIFIED		REMARKS: BUILT 1975-76 ? REMODELED FORMER OFFICE
DATE	BY	
5-81	RU. 2988 #	
6-24-87	Allen	
7-9-08	19 Jul	
8-21-19	JC 29	

SKETCH/AREA TABLE ADDENDUM

Parcel No 063W13AD00200

File No R19536

SUBJECT

Property Address 3741 BROOKLAKE RD NE

City SALEM

State OR

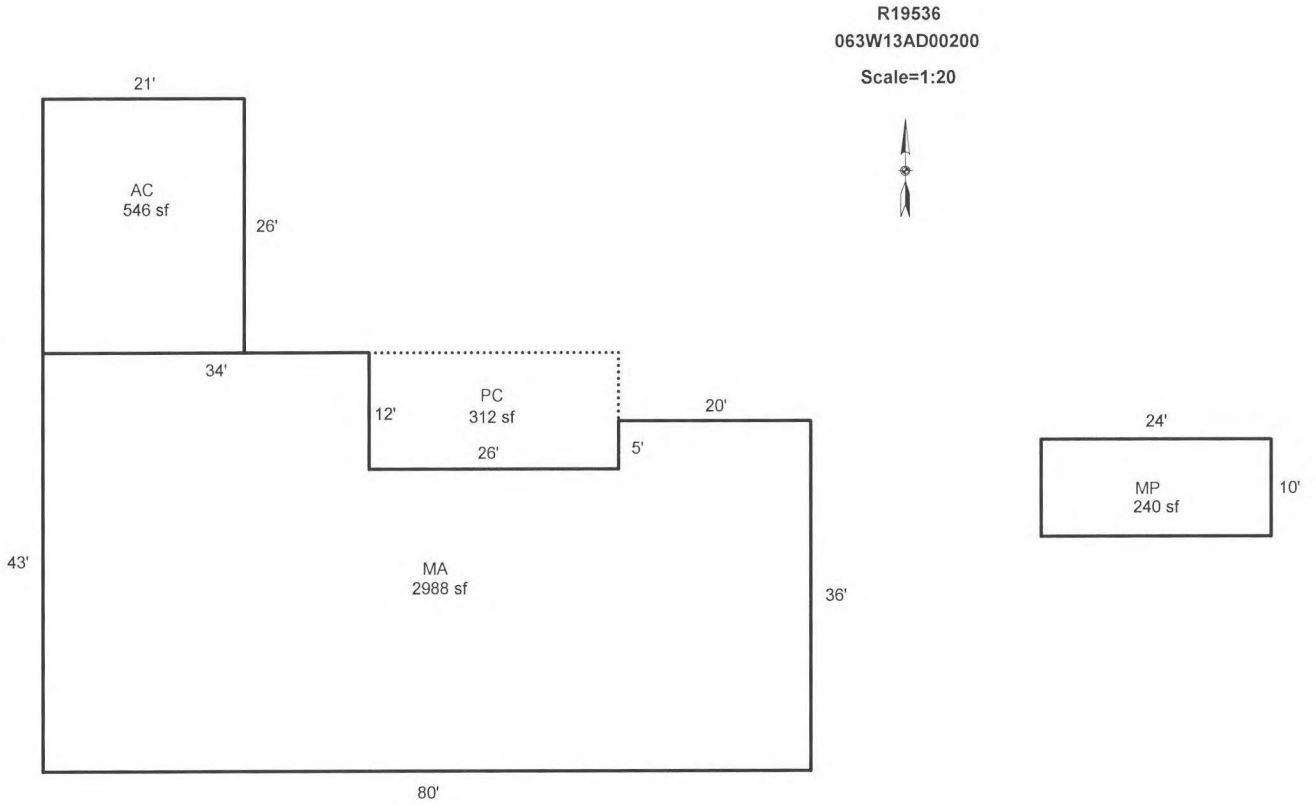
Zip 97303

Owner

Client

Appraiser Name

IMPROVEMENTS SKETCH



Scale: 1" = 20'

AREA CALCULATIONS

AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GLA1	MA	1.00	2988	256	2988
GBA1	MP	1.00	240	68	240
AGF	AC	1.00	546	94	546
CD	PC	1.00	312	76	312

Comment Table 1

APEX BY CE 9/22/10
UPDATED BY CHRIS 10/10/19

Comment Table 2

Comment Table 3

Net LIVABLE Area	(rounded w/ factors)	2988
Net BUILDING Area	(rounded w/ factors)	240

R19536 063W13AD00200 Prop Class: 451 Prop Code: R31 Fran: 11 Appr #: 29 Date: 8-21-19

Situs Address 3471 BROOKLAKE RD NE TTO LCB Insp Cycle Tags Farm Forest Sales Verif
Owner RUGGLES, TERRI 20% & Pictom Other: _____

RMV Land: 152,560 RMV Imps: 179,570 RMV Total: 332,130 M50 Total: 185,180 For: 2019-2020

Notes: APPT. MA Class/Qual. update YTB AP 9

Seg: 1.1 MA RESIDENTIAL
Method: R05 Roof Cover: COMP Int Comp: RNG;H&F;DW Adj: RLCM3;R3-QLTY 4-qty
Class: 3-4 AS Roof: _____
Area: 2988 Eff: 2988 Flooring: _____
Dimens: x Plumbing: BATH2 Electrical: _____ Qty: _____
Found: Heat/AC: FA Bedrooms: 5 % Comp: _____
Ex Wall: Fireplace: Year: 1975 Eff: 1964 Adj: _____
AddFactor1: AddFactor2: AddFactor3: RMV: 158,070
Exc Code: _____ Comment/Adj: _____ L/S: _____

Accessory Improvements

Seg: 1.2 AC RESIDENTIAL
Method: R05 Roof Cover: COMP Int Comp: Adj: RLCM3 ✓
Class: 3 Roof Style: GABLE
Area: 546 Eff: 546 Flooring: _____
Dimens: 26 x 21 Plumbing: _____ Electrical: _____ % Comp: _____
Found: CONC Heat/AC: Bedrooms: Adj: _____
Ex Wall: Fireplace: Year: 1973 Eff: 1964 RMV: 14,670
AddFactor1: AddFactor2: AddFactor3: L/S: _____
Exc Code: _____ Comment/Adj: _____

Seg: 1.3 Y13F RESIDENTIAL
Method: R05 Y12F Roof Cover: Int Comp: Adj: _____
Class: Roof Style: _____
Area: 1 Eff: 1 Flooring: _____
Dimens: x Plumbing: _____ Electrical: _____ % Comp: _____
Found: Heat/AC: Bedrooms: Adj: _____
Ex Wall: Fireplace: Year: Eff: RMV: 5,250
AddFactor1: AddFactor2: PC 12+26 AddFactor3: L/S: _____
Exc Code: _____ Comment/Adj: _____

Out Buildings

Seg: 2.1 MP MULTIPURPOSE BLDG
Method: F09 4 Roof Cover: COMP Int Comp: Adj: FLCM ✓
Class: 5 245 Roof Style: GABLE
Area: 120 Eff: 120 Flooring: CONC
Dimens: 12x4 x 10 Plumbing: _____ Electrical: 110V % Comp: _____
Found: CONC Heat/AC: Bedrooms: Func: _____
Ex Wall LAP Fireplace: Year: Eff: 1987 Value: 1,580
AddFactor1: AddFactor2: AddFactor3: L/S: _____
Exc Code: Io Comment/Adj: _____

R19536 063W13AD00200 Prop Class: 451 Prop Code: R31 Fran: 11 Appr #: _____ Date: _____

Situs Address: 3471 BROOKLAKE RD NE TTO LCB Insp Cycle Tags Farm Forest Sales Verif

Owner RUGGLES, TERRI 20% & Pictom Other: _____

RMV Land: 152,560 RMV Imps: 179,570 RMV Total: 332,130 M50 Total: 185,180 For: 2019-2020

Notes: _____

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 RESTRICTIVE	008C	1.38		
2	ON SITE DEVELOPMENT	OSDA.RUR			

Eff Acres Companion Accounts

Zone: EFU

Routing Slip

Date: 9/6/19 Clerk: Chen Clerk Comments: _____

Appraiser Response: OK [Signature] 29 9-25-19

Return to appraiser after input Review by lead appraiser _____

R19536 063W13AD00200 Appr #: 17 Date 7-9-08 Prop Class 451 Prop Code R31
 Situs Address 3471 BROOKLAKE RD NE Franchise Code 19 Year For: 2008-2009
 Owner RUGGLES, TERRY DEAN & CAROL E
 Notes: _____

RMV Land: 170,000 RMV Imp: 125,360 RMV Total: 295,360

Seg. Type MA Segment # 1.1 Class 3 Area 2988 Eff Area 2988 Length Width
 Roof Cover COMP Plumbing BATH2
 Heat FA Fireplace Inter. Comp *Eng. H+F, DW*
 Bedrooms 5 Year Built 1975 Eff. Year Built 1964 Cond. P F A G E
 Adj Codes RLCM3 Qty 3 % Comp ____ Func ____ Econ ____
 Lump Sum ____ Except Code/Year ____ Comments *Lots of deferred maint.*

Accessory Improvements

Seg. Type YI3F Segment # 1.3 Area 1 Length Width
 Cond. P F A G E Year Built Eff. Year Built: % Comp ____ Econ ____

Out Buildings

Seg. Type AC Segment # 1.2 Class 3 Area 546 Length 26 Width 21
 Foundation *Conc* Ex. Wall Height
 Roof Cover COMP Roof Style GABLE Floor *Conc* Plumbing
 Heat Int. Comp. Elect. Yr. Blt. 1973 Eff. Yr. Blt: 1964
 Cond. P F A G E Adj. Codes RLCM3 % Comp ____ Func ____ Econ ____
 Lump Sum ____ Except Code/Year ____ Comments ____

Seg. Type *PH* Segment # 2.1 Class *5* Area 120 Length 12 Width 10
 Foundation *Conc* Ex. Wall *Lap* Height
 Roof Cover *Comp* Roof Style *Gable* Floor *Conc* Plumbing
 Heat Int. Comp. Elect. *110v* Yr. Blt. Eff. Yr. Blt: *1987*
 Cond. P F A G E Adj. Codes FLCM % Comp ____ Func ____ Econ ____
 Lump Sum ____ Except Code/Year ____ Comments ____

R19536 063W13AD00200 Appr #: _____ Date _____ Prop Class 451 Prop Code R31
 Situs Address 3471 BROOKLAKE RD NE Franchise Code 19 Year For: 2008-2009
 Owner RUGGLES, TERRY DEAN & CAROL E
 Notes: _____

RMV Land: 170,000 RMV Imp: 125,360 RMV Total: 295,360

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 RESTRICTIVE	008C	1.38		
2	ON SITE DEVELOPMENT	OSDA.RUR			

Eff Acres 1.38 Companion Accounts

Date 7/11/08 Clerk Chris **ROUTING SLIP**

Work Needed: (Please make necessary comments, sign and pass to the next appropriate person.)

Data entry reviewed by/comments _____

Appraiser response Sue 7/14/08

Reviewed by lead appraiser/comments _____

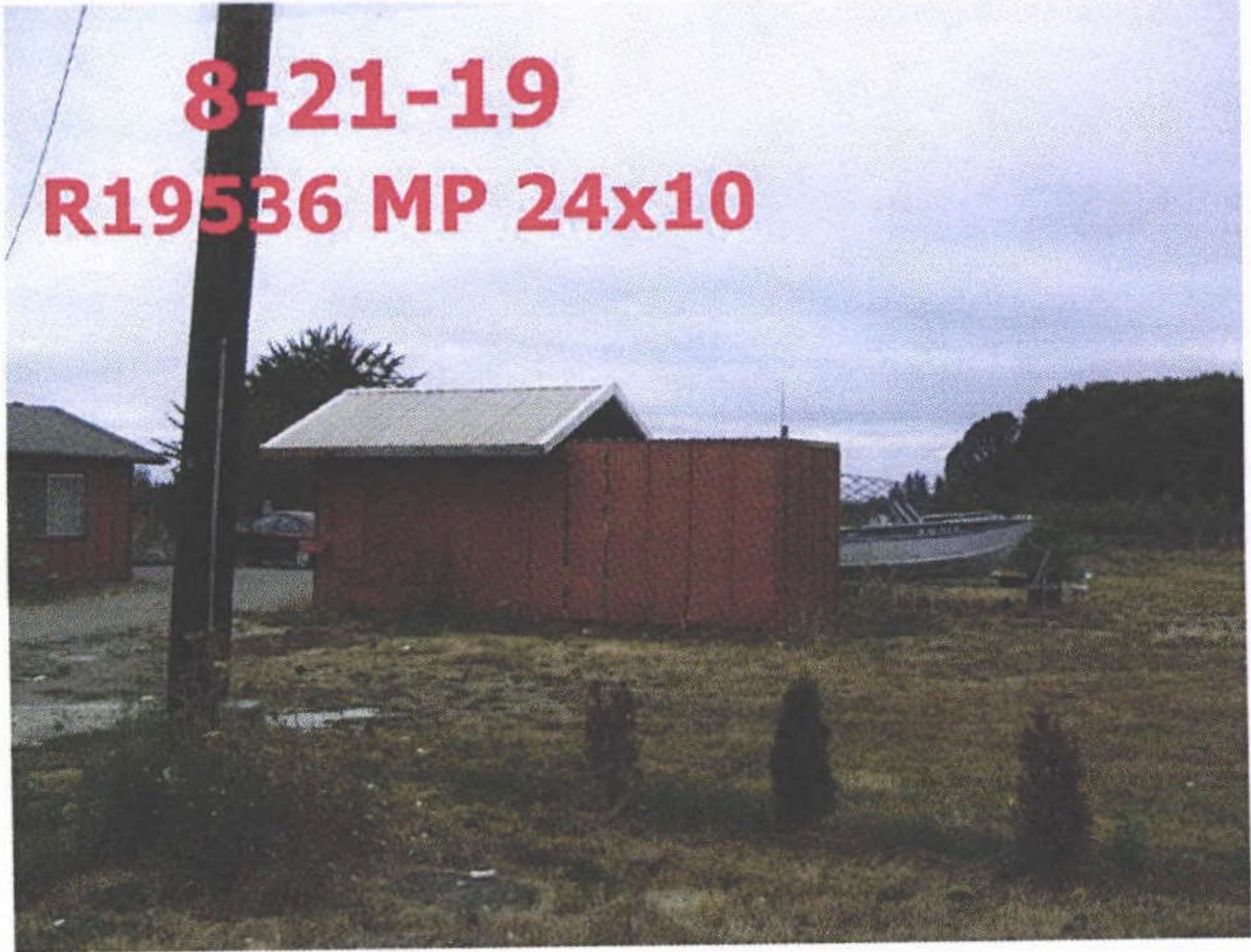




5 2'96

8-21-19

R19536 MP 24x10



8-21-19

R19536 MA West



8-21-19

R19536 MA East

