

Acct ID: 511105 MTL: 041W22B001500 Date: **7/25/24 GRH/WW** Appr: **GRH/WW** Prop Class: 921 RMV Prop Class: 501
 Situs: 20237 GRIM RD NE AURORA OR 97002 MaSaNh: 02 06 000 Unit: 83032 Year: 2024

Last Date Appraised: 04/13/2021 Appraiser: JORDAN SCHULTZ Retag: **Y N** Tag info: _____
 Owner: NORTH MARION SCHOOL DIST #15 Roll Type: R
 Cycle Tag Sales Verification Other: _____ Inspection level: **1 2 3 4** LCB TTO INSP AV: 0
 RMV Land: 357900 RMV Imp: 43714820 RMV Total: 44072720 MA: 0 MSAV: 0 SAV: 0
 Comment: _____

Update inv

Notations

RP/MS	Code	Description
RP	411	SEE ACCOUNT NOTES - 411

OSDs
 No OSD data available.

Land
 Site: 1 Code Area: 15560 **19.55 ac** Size: 22.73 Acres Use Code: 005 Zone: REST SAV Use: _____ Exception: 0
 Class: Value Source: Residential Description: RMV: 357900 Exception: Y N
 Adjustment(s): Fire Patrol: Description: _____
 Comments: 07-08: RECALC SETUP; #36 8/17/06

Improvements - Residence / Manufactured Structures
 Bldg: 3 Code Area: 15560 Stat Class: **108 321** Year Blt: _____ Eff Year Blt: **2018** Sq.Ft: 0 % Complete: 100
 Desc: Residential Other Improvements Dimensions: RMV: 753960
 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
 No floor data available **School play shed.**

Accessories
 Description **Francis web steel** Class Size SqFt Eff Yr Blt RMV Quantity
 MISCELLANEOUS 0 7200 0 618000 1 Exception: Y N

Bldg: 4 Code Area: 15560 Stat Class: 108 Year Blt: _____ Eff Year Blt: _____ Sq.Ft: 0 **2400** % Complete: 100
 Desc: Residential Other Improvements Dimensions: RMV: 257420
 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
 No floor data available **Maintenance warehouse**

Accessories
 Description **change to 35/ class S good pkg. with 1/2 bath.** Class Size SqFt Eff Yr Blt RMV Quantity
 MISCELLANEOUS 0 2400 0 211000 1 Exception: Y N

Bldg: 5 Code Area: 15560 Stat Class: 108 Year Blt: _____ Eff Year Blt: _____ Sq.Ft: 0 % Complete: 100
 Desc: Residential Other Improvements Dimensions: RMV: 209840
 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
 No floor data available **264 sqft 22x14 MP, 6, Excell pkg 2007**

Accessories
 Description Class Size SqFt Eff Yr Blt RMV Quantity
 MISCELLANEOUS 0 264 0 172000 1 Exception: Y N

Bldg: 6 Code Area: 15560 Stat Class: 108 Year Blt: _____ Eff Year Blt: _____ Sq.Ft: 0 % Complete: 100
 Desc: Residential Other Improvements Dimensions: RMV: ~~302770~~ **159,000 tabled.**
 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
 No floor data available **Softball complex**

Accessories
6 Doughhouse.

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception: Y N
MISCELLANEOUS	0	0	0	159000	1	

Bldg: 7 Code Area: 15560 Stat Class: 108 Year Blt: Eff Year Blt: Sq.Ft: 0 % Complete: 100
 Desc: Residential Other Improvements Dimensions: RMV: 1022130
 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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Football complex & stadium.

No floor data available

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception: Y N
MISCELLANEOUS	0	0	0	535000	1	

Bldg: 8 Code Area: 15560 Stat Class: 108 Year Blt: Eff Year Blt: Sq.Ft: 0 % Complete: 100
 Desc: Residential Other Improvements Dimensions: RMV: 193980
 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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concessions & Restroom.

No floor data available

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception: Y N
MISCELLANEOUS	0	0	0	159000	1	

Bldg: 9 Code Area: 15560 Stat Class: 108 Year Blt: Eff Year Blt: 2007 Sq.Ft: 0 % Complete: 100
 Desc: Residential Other Improvements Dimensions: RMV: 14040
 Func Obsc: 100 Econ %: 100 Other %: 100 Exception: 0 Adjust: Adjust RMV: 0

12,000

Floors

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory
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2 container storage unit

No floor data available

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception: Y N
MISCELLANEOUS	0	0	0	12000	1	

Improvements - Accessory Buildings

Bldg: 11 Code Area: 15560 Stat Class: 820 Year Blt: Eff Year Blt: Sq.Ft: 50252 % Complete: 100
 Desc: OTHER SCHOOLS Dimensions: RMV: 1921265
 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
------	-------	---------------	------------	------	-------	--------	------------	-----------

primary school

No floor data available

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception: Y N
No accessory data available						

Bldg: 12 Code Area: 15560 Stat Class: 820 Year Blt: Eff Year Blt: Sq.Ft: 58264 % Complete: 100
 Desc: OTHER SCHOOLS Dimensions: RMV: 2174643
 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
------	-------	---------------	------------	------	-------	--------	------------	-----------

intermediate school

No floor data available

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception: Y N
No accessory data available						

- FENCE 6604001 3578 LN FT 6 FT HEIGHT, 1069 LN FT 4FT HEIGHT
- GATE 1 6604010 20 ft width 4 ft height
- GATE 2 10 FT WIDTH 6 FT HEIGHT
- GATE 3 24 FT WIDTH 5FT HEIGHT
- GATE 4 4FT WIDTH 6 FT HEIGHT
- GATE 5 10 FT WIDTH 4FT HEIGHT





SKETCH/AREA TABLE ADDENDUM

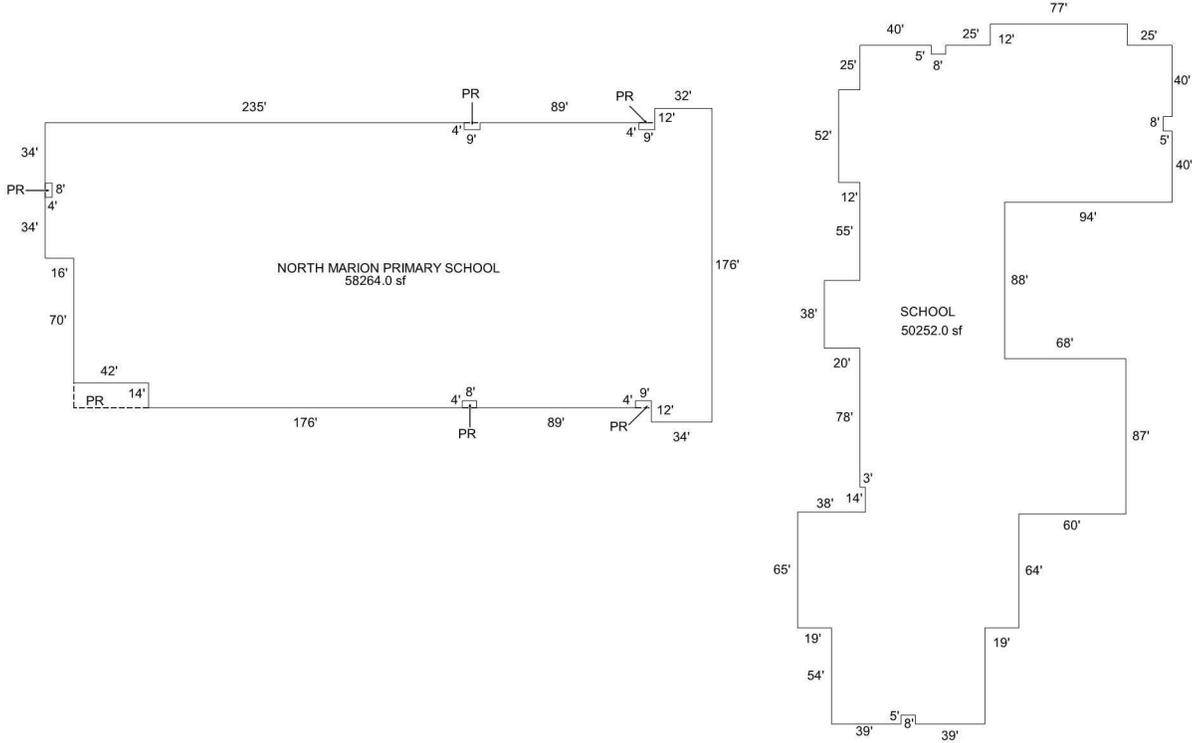
SUBJECT INFO

File No.: R11105 Parcel No.: 041W22B 01500
 Property Address: 20237-20257 Grim Rd NE
 City: Aurora County: MARION State: OR ZipCode: 97002
 Owner:
 Client: Client Address:
 Appraiser Name: Inspection Date:

SKETCH

SEE PAGE 1 FOR ALL BUILDINGS

R11105
041W22B 01500
SCALE=1:80



Sketch by Apex Sketch

AREA CALCULATIONS SUMMARY

COMMENT TABLE 1

Code	Description	Factor	Net Size	Perimeter	Net Totals
GLA1	SCHOOL	1.0	50252.0	1442.0	
	SCHOOL	1.0	58264.0	1140.0	108516.0

Apex 12/06/2010 Jane
 UPDATED BY JRONDEMA 6/17/15
 UPDATED BY JRONDEMA 8/19/15
 UPDATED BY JRONDEMA 2/13/19
 UPD BY PH 08.13.19
 UPD BY PH 02.05.20
 UPDATED BY CJURAN 04/19/2021

COMMENT TABLE 2

COMMENT TABLE 3

01.03.20 JS #29
 #29 JS 04/13/2021

TAGS
 TAGS L2

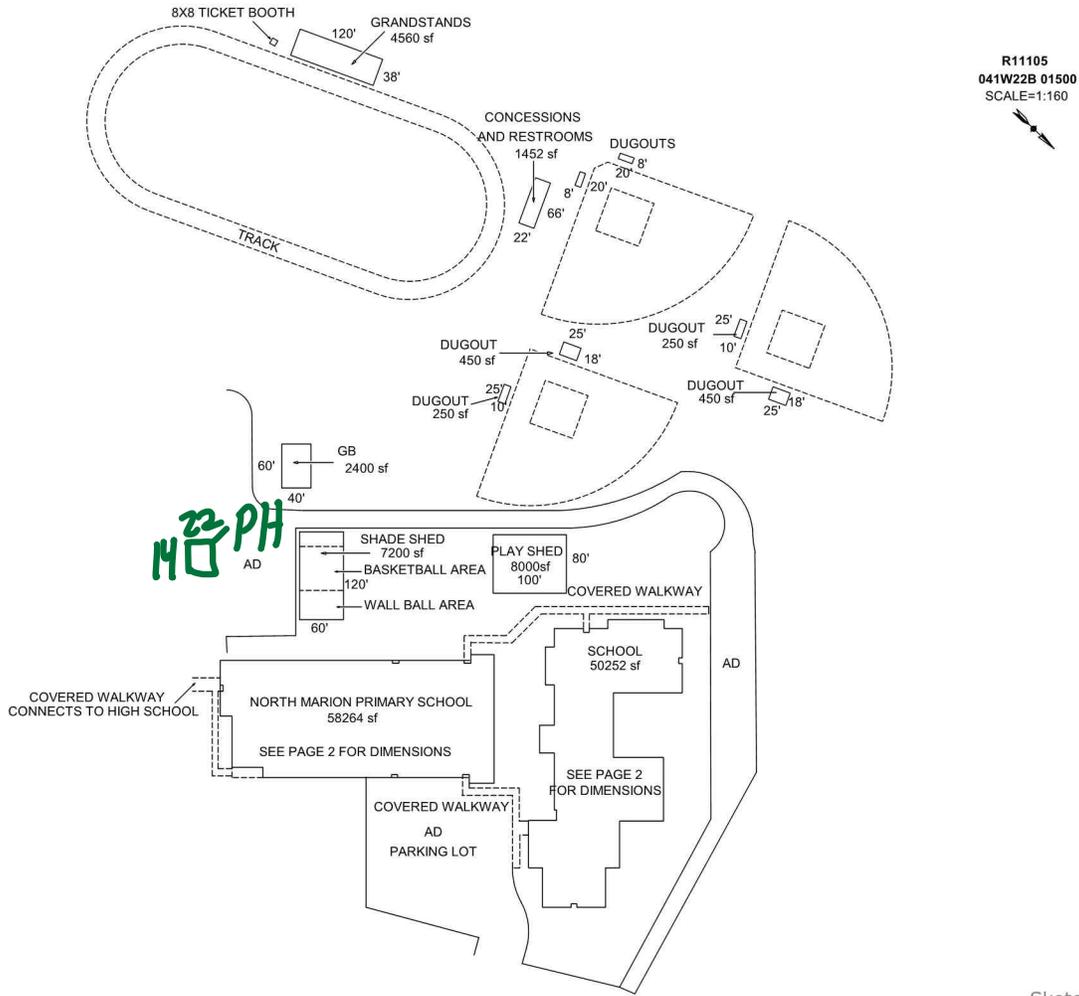
Net LIVABLE cnt 2 (rounded) 108,516

SKETCH/AREA TABLE ADDENDUM

SUBJECT INFO

File No.: R11105 Parcel No.: 041W22B 01500
 Property Address: 20237-20257 Grim Rd NE
 City: Aurora County: MARION State: OR ZipCode: 97002
 Owner:
 Client: Client Address:
 Appraiser Name: Inspection Date:

SKETCH



Sketch by Apex Sketch

AREA CALCULATIONS SUMMARY

COMMENT TABLE 1

Code	Description	Factor	Net Size	Perimeter	Net Totals
GBA1	DUGOUT	1.0	250.0	70.0	
	DUGOUT	1.0	450.0	86.0	
	GB	1.0	2400.0	200.0	
	DUGOUT	1.0	250.0	70.0	
	PLAY SHED	1.0	8000.0	360.0	
	MP	1.0	1452.0	176.0	
	MP	1.0	64.0	32.0	
	MP	1.0	4560.0	316.0	
	DUGOUT	1.0	450.0	86.0	17876.0
GLA1	SCHOOL	1.0	58264.0	1140.0	
	SCHOOL	1.0	50252.0	1442.0	108516.0
OTH	DUGOUT	1.0	160.0	56.0	
	DUGOUT	1.0	160.0	56.0	
	SHADE SHED	1.0	7200.0	360.0	7520.0
	Net LIVABLE	cnt	2 (rounded)		108,516
	Net BUILDING	cnt	9 (rounded)		17,876

Apex 12/06/2010 Jane
 UPDATED BY JRONDEMA 6/17/15
 UPDATED BY JRONDEMA 8/19/15
 UPDATED BY JRONDEMA 2/13/19
 UPD BY PH 08.13.19
 UPD BY PH 02.05.20
 UPDATED BY CJURAN 04/19/2021

COMMENT TABLE 2

COMMENT TABLE 3

01.03.20 JS #29
 #29 JS 04/13/2021

TAGS
 TAGS L2

Commercial Property Appraisal

Marion County

Elementary School BLDG #1

Stat Class 820 - OTHER SCHOOLS

Account ID 511105

Notes

Total Sq Ft 50,252

MA-SA-NH 02-06-000

Component - Elementary School BLDG #1

Stat Class 820 - OTHER SCHOOLS

Notes

Cost Approach

ZIP Code 97002

Data Collected 3/24/2022

Local Multiplier (Default)

Reporting Date 1/2022

Cost Data Set 1/2022

Architect's Fees (Default)

Eff. Age Adjustment n/a

Section - Elementary School BLDG #1

Type Building

Size 50,252 sq ft

Perimeter 1442 ft

of Stories 1

Occupancy

Code	Description	%	Quality	Class	Height (ft)
365	Elementary School (Entire)	100	3.0	D Wood or Steel Framed Exterior Walls	8.0

Components

Code	Description	Quantity	Unit Cost	Total Cost New	Less Depreciation	Total Cost Depreciated
1	Base Cost	50,252	\$170.06	\$8,545,855	\$1,367,337	\$7,178,518
3	Default Heating	50,252	\$22.84	\$1,147,756	\$183,641	\$964,115
884	Stud -Cement Fiber Siding	50,252	\$19.99	\$1,004,537	\$160,726	\$843,811
				\$10,698,148	\$1,711,704	\$8,986,444

Additions

Type	Description	Units	Cost	Depr	LCM	Trend	Base Date
Base Cost	EP&O (10% of RCN)		\$1,069,800.00	0 %	<input type="checkbox"/>	<input type="checkbox"/>	

Depreciation

Marshall & Swift Tables Eff. Age 10 yrs

Additional Functional 0.0 %

External 0.0 %

Reconciliation **Base Value** \$10,056,244

Calculation Type Marshall & Swift

Land	Structures	Mach/Equip	Personal Prop	Total	Improvements (S + M/E - P)
\$0	+ \$10,056,244	+	-	= \$10,056,244	\$10,056,244

Commercial Property Appraisal

Marion County

Elementary School BLDG #2

Stat Class 820 - OTHER SCHOOLS

Account ID 511105

Notes

Total Sq Ft 58,264

MA-SA-NH 02-06-000

Component - Elementary School BLDG #2

Stat Class 820 - OTHER SCHOOLS

Notes

Cost Approach

ZIP Code 97002

Data Collected 3/24/2022

Local Multiplier (Default)

Reporting Date 1/2022

Cost Data Set 1/2022

Architect's Fees (Default)

Eff. Age Adjustment n/a

Section - Elementary School BLDG #2

Type Building

Size 58,264 sq ft

Perimeter 1140 ft

of Stories 1

Occupancy

Code	Description	%	Quality	Class	Height (ft)
365	Elementary School (Entire)	100	3.0	D Wood or Steel Framed Exterior Walls	8.0

Components

Code	Description	Quantity	Unit Cost	Total Cost New	Less Depreciation	Total Cost Depreciated
1	Base Cost	58,264	\$166.02	\$9,672,989	\$1,547,678	\$8,125,311
3	Default Heating	58,264	\$22.30	\$1,299,287	\$207,886	\$1,091,401
884	Stud -Cement Fiber Siding	58,264	\$19.51	\$1,136,731	\$181,877	\$954,854
				\$12,109,007	\$1,937,441	\$10,171,566

Additions

Type	Description	Units	Cost	Depr	LCM	Trend	Base Date
Base Cost	EP&O (10% of RCN)		\$1,210,900.00	0 %	<input type="checkbox"/>	<input type="checkbox"/>	

Depreciation

Marshall & Swift Tables Eff. Age 10 yrs

Additional Functional 0.0 %

External 0.0 %

Reconciliation **Base Value** \$11,382,466

Calculation Type Marshall & Swift

Land	Structures	Mach/Equip	Personal Prop	Total	Improvements (S + M/E - P)
\$0	+ \$11,382,466	+	-	= \$11,382,466	\$11,382,466