



**Marion County**  
OREGON  
ASSESSOR'S OFFICE

**Appraiser Sales Verification From**

Primary Acct: 551425  
MTL: 072W07AB04400  
MaSaNh/P.Class: 0400000/101  
MH Acct:

Date Printed: 7/29/2021

Situs: 4359 WARD DR NE SALEM, OR 97305

Grantor:  
AUGUST-SANCHEZ, DANA M

Grantee:  
UMULAP, BRENDA LYNN

Deed: 44630036  
Accts In Sale: 1  
Sale Date: 03/15/2021  
Sale Price: 400,000  
Code: 00 **33**  
Ratio: 75.00 **78**

Total Sale RMV:  
Land: 80000  
OSD: **15,000**  
Imp: 218620  
Grand Total: **298620** **313620**

Attempt	Date/Time	Reason
1 <sup>st</sup>		
2 <sup>nd</sup>		

Contact: Brenda Phone/email: \_\_\_\_\_

- Was the property listed on the open market? Days: 77 MLS: 772199 2.15w Y N
- Was property other than real estate included in the sale? Y N  
Describe: \_\_\_\_\_ Est. \$: \_\_\_\_\_
- Did the seller pay closing costs or make other concessions? \$ 4,000 clary  Y  N
- Was the sale between related parties? (business or family)  Y  N
- Was this a distressed sale? E.g. foreclosure, short, court order, etc...  Y  N
- Condition at time of sale: | Poor | Fair | Avg. |  Good | Exc. |  Y  N  
Describe: \_\_\_\_\_  
\_\_\_\_\_
- Have any improvements been made since the time of sale? Y N  
If yes, describe: Fair for market  
\_\_\_\_\_  
\_\_\_\_\_

Comments: \_\_\_\_\_  
\_\_\_\_\_ no \_\_\_\_\_  
\_\_\_\_\_

Appraiser: 02 Date: 8/30/21