



**Marion County**  
OREGON  
ASSESSOR'S OFFICE

**Appraiser Sales Verification From**

Primary Acct: 556533  
MTL: 073W02AD04900  
MaSaNh/P.Class: 0300000/101  
MH Acct:

Date Printed: 7/29/2021

Situs: 4796 VERDA LN NE KEIZER, OR 97303

Grantor:  
BECK, ROBERT L & BECK, VICKI L

Grantee:  
BRACE, JAMES

Deed: 44500055  
Accts In Sale: 1  
Sale Date: 02/16/2021  
Sale Price: 309,000  
Code: 00 ~~20~~ GM  
Ratio: 78.00

Total Sale RMV:  
Land: 100000  
OSD:  
Imp: 141950  
Grand Total: 241950

*not open market*

Attempt	Date/Time	Reason
1 <sup>st</sup>	9/10/21	Not LC
2 <sup>nd</sup>	<i>no contact</i>	

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

- Was the property listed on the open market? Days: 0 MLS: — 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? \$ \_\_\_\_\_ 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: \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

Comments:  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

Appraiser: 90 Date: 9/10/21