

Acct ID: 545468 MTL: 103W01B002400 Date: **7/10/24** Appr: **MDL** Prop Class: 401 RMV Prop Class: 401  
 Situs: 2674 ADAMS LN SE JEFFERSON OR 97352 MaSaNh: 07 06 000 Unit: 131050 Year: 2024  
 Last Date Appraised: 11/09/2021 Appraiser: MATT LORD Retag: Y **(N)** Tag info:  
 Owner: MCELHINEY,RICHARD C & MCELHINEY,LYNDA S Roll Type: R  
 Cycle Tag Sales Verification Other: \_\_\_\_\_ Inspection level: 1 2 **(3)** 4 LCB TTO INSP AV: 280780  
 RMV Land: 213790 RMV Imp: 324410 RMV Total: 538200 MAV: 280780 MSAV: 0 SAV: 0  
 Comment: 22-23: L2 11.09.21 ML

**Notations** 24-25 cycle  
 No notation data available.

**OSDs**

Count	Code	Description	RMV	Code Area	Exception
1	MKTA	OSD - AVERAGE	45000	14530	0

**Land**

Site: 1 Code Area: 14530 Size: 0.97 Acres Use Code: 004 Zone: NREST SAV Use: Exception: 0  
 Class: Value Source: Rural at MKT Description: RMV: 168790 Exception: Y N  
 Adjustment(s): Fire Patrol: Description:  
 Comments: 2003-04 REAPPRAISAL. 04-05: RECALC PROJECT, LAND SCHEDULE CHANGES.

**Improvements - Residence / Manufactured Structures**

Bldg: 1 Code Area: 14530 Stat Class: 141 Year Blt: 1972 Eff Year Blt: 1985 Sq.Ft: 1812 % Complete: 100  
 Desc: One Story Only Dimensions: RMV: 276160  
 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	1812	3	FB-2/ HB-1	1972	1985	BATH - 2, KIT, ROOF, HVAC+, FP - 1, BTH - 1	Exception: Y N
Garage Attached	4	Low Cost	598	0	0	1972	1985	ROOF	Exception: Y N

**Accessories**

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception
<del>ENCLOSED PORCH</del>	4	24	1985	661	1	Exception: Y N
<del>PATIO</del>	4	2447	2005	12247	1	Exception: Y N
SWIMMING POOL	4	512	1972	16732	1	Exception: Y N

Bldg: 3 Code Area: 14530 Stat Class: 107 Year Blt: Eff Year Blt: 1985 Sq.Ft: 0 % Complete: 100  
 Desc: Yard Improvements Dimensions: RMV: 22600  
 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								

**Accessories**

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception
YARD IMPROVEMENTS AVERAGE	4	1	1985	22599	1	Exception: Y N

**Improvements - Accessory Buildings**

Bldg: 2 Code Area: 14530 Stat Class: 341 Year Blt: 2001 Eff Year Blt: 2001 Sq.Ft: 396 % Complete: 100  
 Desc: Multi Purpose Shed (MP) Dimensions: 33x12 RMV: 3590  
 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	396	0	0	2001	2001		Exception: Y N

**Accessories**

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

Bldg: 4 Code Area: 14530 Stat Class: 351 Year Blt: 2021 Eff Year Blt: 2021 Sq.Ft: 1200 % Complete: 100  
 Desc: General Purpose Building (GB) Dimensions: 40x30 RMV: 17620  
 Func Obsc: 100 Econ %: 100 Other %: 100 Exception: 0 Adjust: Adjust RMV: 0

<b>Floors</b>									
Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory	
General Purpose Bldg	4	Finished	1200	0	0	2021	2021	FAIR	
Exception: Y N									

**Accessories**

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

Bldg: 5    Code Area: 14530    Stat Class: 354    Year Blt: 2021    Eff Year Blt: 2021    Sq.Ft: 570    % Complete: 100  
 Desc: Lean-to Light (LTL)    Dimensions: 38x15    RMV: 2220  
 Func Obsc: 100    Econ %: 100    Other %: 100    Exception: 0    Adjust:    Adjust RMV: 0

<b>Floors</b>									
Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory	
Lean-to Light Duty	4	Finished	570	0	0	2021	2021		
Exception: Y N									

**Accessories**

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

Bldg: 6    Code Area: 14530    Stat Class: 354    Year Blt: 2021    Eff Year Blt: 2021    Sq.Ft: 570    % Complete: 100  
 Desc: Lean-to Light (LTL)    Dimensions: 38x15    RMV: 2220  
 Func Obsc: 100    Econ %: 100    Other %: 100    Exception: 0    Adjust:    Adjust RMV: 0

<b>Floors</b>									
Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory	
Lean-to Light Duty	4	Finished	570	0	0	2021	2021		
Exception: Y N									

**Accessories**

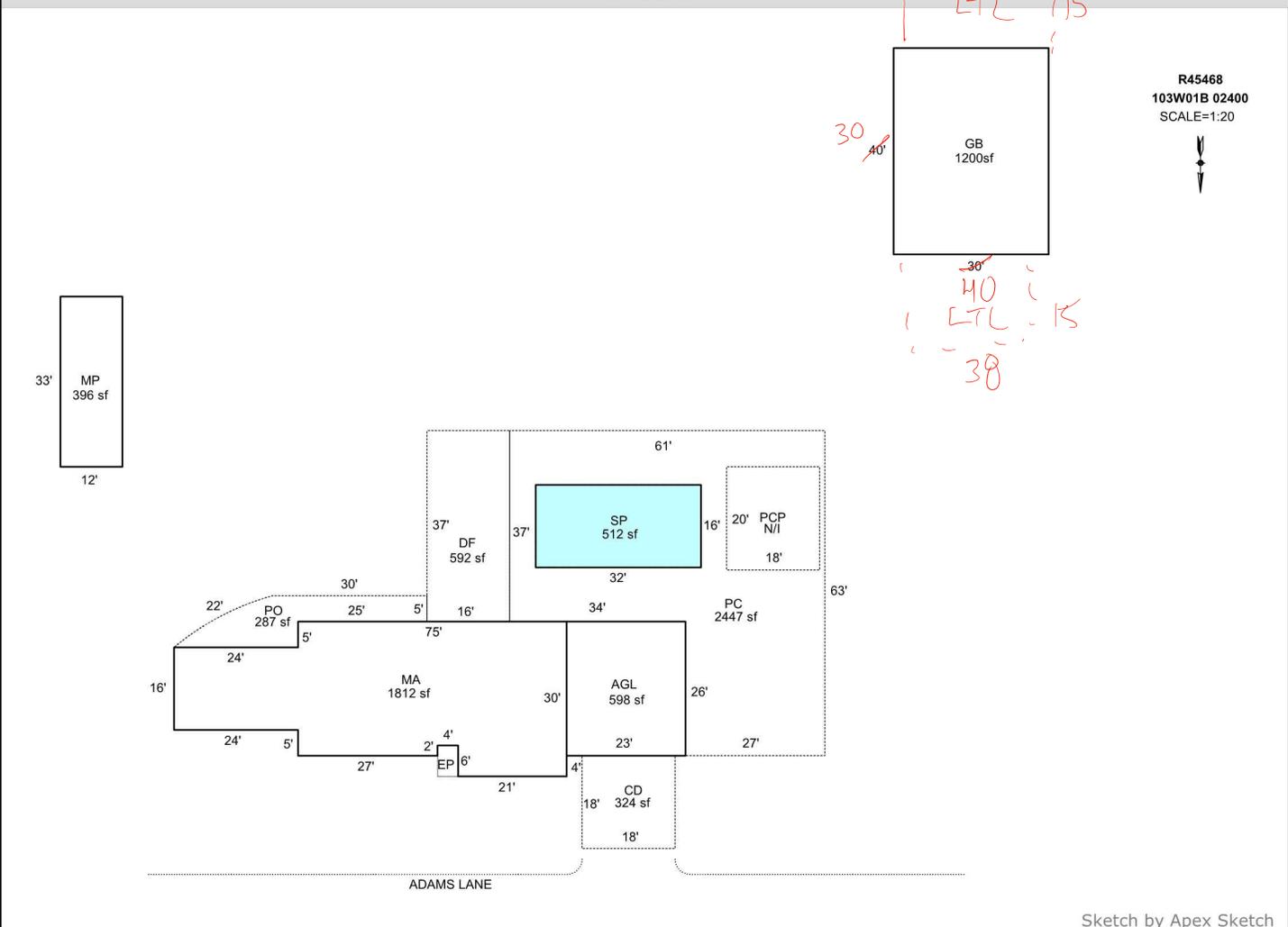
Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity
No accessory data available					

# SKETCH/AREA TABLE ADDENDUM

## SUBJECT INFO

File No.: R45468 Parcel No.: 103W01B 02400  
 Property Address: 2674 ADAMS LN SE  
 City: JEFFERSON County: MARION State: OR ZipCode: 97352  
 Owner:  
 Client Address:  
 Appraiser Name: Inspection Date:

## SKETCH



### AREA CALCULATIONS SUMMARY

### COMMENT TABLE 1

Code	Description	Factor	Net Size	Perimeter	Net Totals
GBA1	MP	1.0	396.0	90.0	
	GB	1.0	1200.0	140.0	1596.0
GLA1	MA	1.0	1812.0	216.0	1812.0
CUST	SP	1.0	512.0	96.0	512.0
GAR	AGL	1.0	598.0	98.0	598.0
P/P	EP	1.0	24.0	20.0	
	PC	1.0	2447.0	248.0	
	SP	-1.0	-512.0	96.0	
	DF	1.0	592.0	106.0	
	PO	1.0	286.5	110.6	
	CD	1.0	324.0	72.0	3161.5

UPDATED BY JRONDEMA 7/12/18  
 UPDATED BY CJURAN 05/17/2021 555-21-002673

7.1024 MDL L3 CYCLE

### COMMENT TABLE 2

### COMMENT TABLE 3

Net LIVABLE	cnt	1	(rounded)	1,812
Net BUILDING	cnt	2	(rounded)	1,596



R45468  
MA BACK

6-27-18



R45468  
MA,AGL

6-27-18



R45468  
MP

6-27-18



R45468

PCP N/I, SP

6-27-18



05/29/2021









7/10/24