

Acct ID: 552089 MTL: 052W01D000500 Date: **10/7/24** Appr: **JJS** Prop Class: 451 RMV Prop Class: 451  
 Situs: 16988 ARNEY RD NE WOODBURN OR 97071 MaSaNh: 02 06 000 Unit: 123306 Year: 2024

Last Date Appraised: 01/04/2024 Appraiser: JORDAN SCHULTZ Retag: Y **N** Tag info: 2025 - Tags/Permit (Alt Energy System)

Owner: TORAN, AKATY Roll Type: R

Cycle **Tag** Sales Verification Other: \_\_\_\_\_ Inspection level: 1 **2** **3** 4 LCB TTO INSP AV: 415800

RMV Land: 329000 RMV Imp: 649730 RMV Total: 978730 MAV: 382330 MSAV: 0 SAV: 0

Comment: 24-25: L3 1-4-24 JJS  
 22-23: WV LEVEL 2 09.01.21  
 LEVEL 3 1.5.21 JS29//

*Add solar*

**Notations**

No notation data available.

**OSDs**

Count	Code	Description	RMV	Code Area	Exception
1	MKTA	OSD - AVERAGE	45000	03600	0

**Land**

Site: 1 Code Area: 03600 Size: 2.00 Acres Use Code: 005 Zone: REST SAV Use: Exception: 0  
 Class: 2BD Value Source: Rural Restrictive Description: TWO BENCH DRY RMV: 284000 Exception: Y N  
 Adjustment(s): GSOIL Fire Patrol: Description:  
 Comments: 06-07: RECALC SETUP;#19 09-19-05

**Improvements - Residence / Manufactured Structures**

Bldg: 3 Code Area: 03600 Stat Class: 142 + Year Blt: 2020 Eff Year Blt: 2020 Sq.Ft: 2721 % Complete: 100  
 Desc: Multi Story above grade Dimensions: RMV: 580900  
 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: Y N
First Floor	4 +	Finished	2193	3	FB-2/ HB-1	2020	2020	BTH - 1, BATH - 2, KIT, HVAC, FP - 1, ROOF	Exception: Y N
Attic	4 +	Finished	528	0	0	2020	2020	HVAC	Exception: Y N
Garage Attached	4	Finished	528	0	0	2020	2020	ROOF	Exception: Y N

**Accessories**

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception: Y N
MISCELLANEOUS	4	1	2020	5900	0	Exception: Y N
YARD IMPROVEMENTS GOOD	4	0	2020	36828	1	Exception: Y N

**Improvements - Accessory Buildings**

Bldg: 4 Code Area: 03600 Stat Class: 351 Year Blt: 2023 Eff Year Blt: 2023 Sq.Ft: 2100 % Complete: 100  
 Desc: General Purpose Building (GB) Dimensions: 35x60 RMV: 68830  
 Func Obsc: 100 Econ %: 100 Other %: 100 Exception: 33470 Adjust: Adjust RMV: 0

**Floors**

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory	Exception: Y N
General Purpose Bldg	6	Finished	2100	0	0	2023	2023	GOOD	Exception: Y N

**Accessories**

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



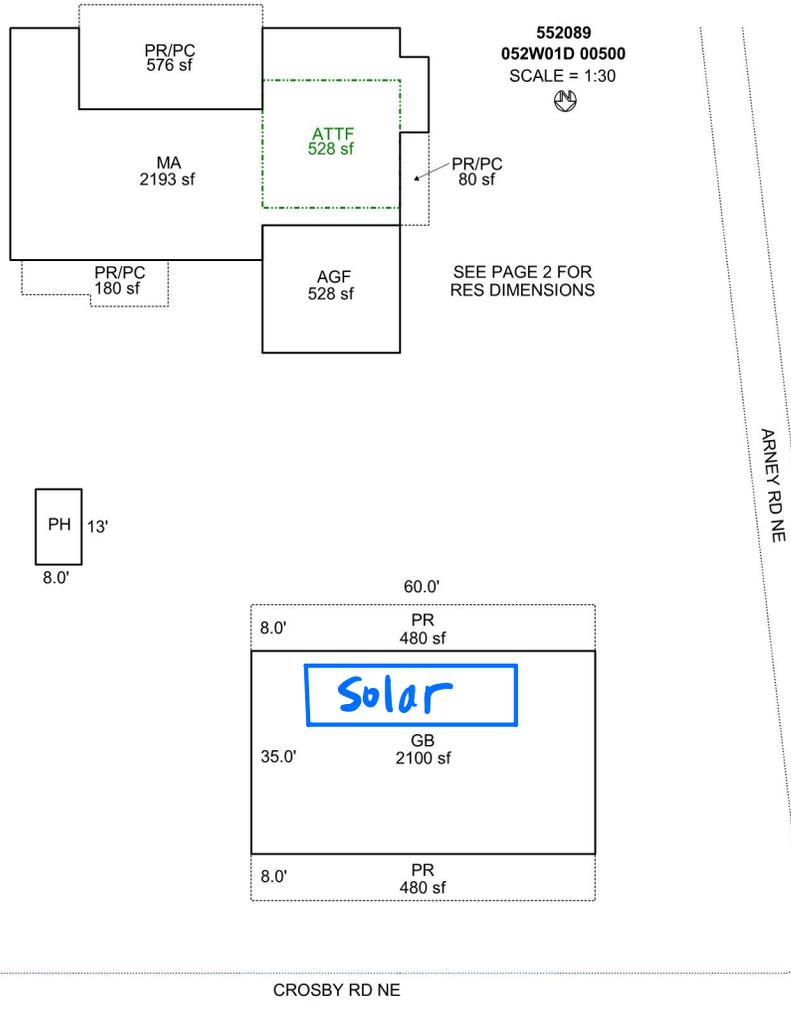
*905 Solar \$4K*  
*~~\$15K~~*  
*new 2024*  
*NO access*

# SKETCH/AREA TABLE ADDENDUM

## SUBJECT INFO

File No.: 552089 Parcel No.: 052W01D 00500  
 Property Address: 9478 CROSBY RD NE  
 City: WOODBURN County: MARION State: OR ZipCode: 97071  
 Owner:  
 Client: Client Address:  
 Appraiser Name: Inspection Date:

## SKETCH



### AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GBA1	PH	1.0	104.0	42.0	
	GB	1.0	2100.0	190.0	2204.0
GLA1	MA	1.0	2193.0	254.0	2193.0
GLA2	ATTF	1.0	528.0	92.0	528.0
GAR	AGF	1.0	528.0	92.0	528.0
P/P	PR	1.0	480.0	136.0	
	PR/PC	1.0	576.0	100.0	
	PR	1.0	480.0	136.0	
	PR/PC	1.0	180.0	67.0	
	PR/PC	1.0	80.0	42.0	1796.0
	Net LIVABLE	cnt	2 (rounded)		2,721
	Net BUILDING	cnt	2 (rounded)		2,204

### COMMENT TABLE 1

UPD BY PH 11.04.19  
 UPD BY PHU 06.08.20 / BP # 000907  
 UPDATED BY CJURAN 12/03/2020  
 UPDATED BY CJURAN 04/18/2023 555-23-001513  
 UPDATED BY CJURAN 10/18/2023

### COMMENT TABLE 2

JIS 09/15/2023

JSS 10.7.24

### COMMENT TABLE 3

TAGS L3

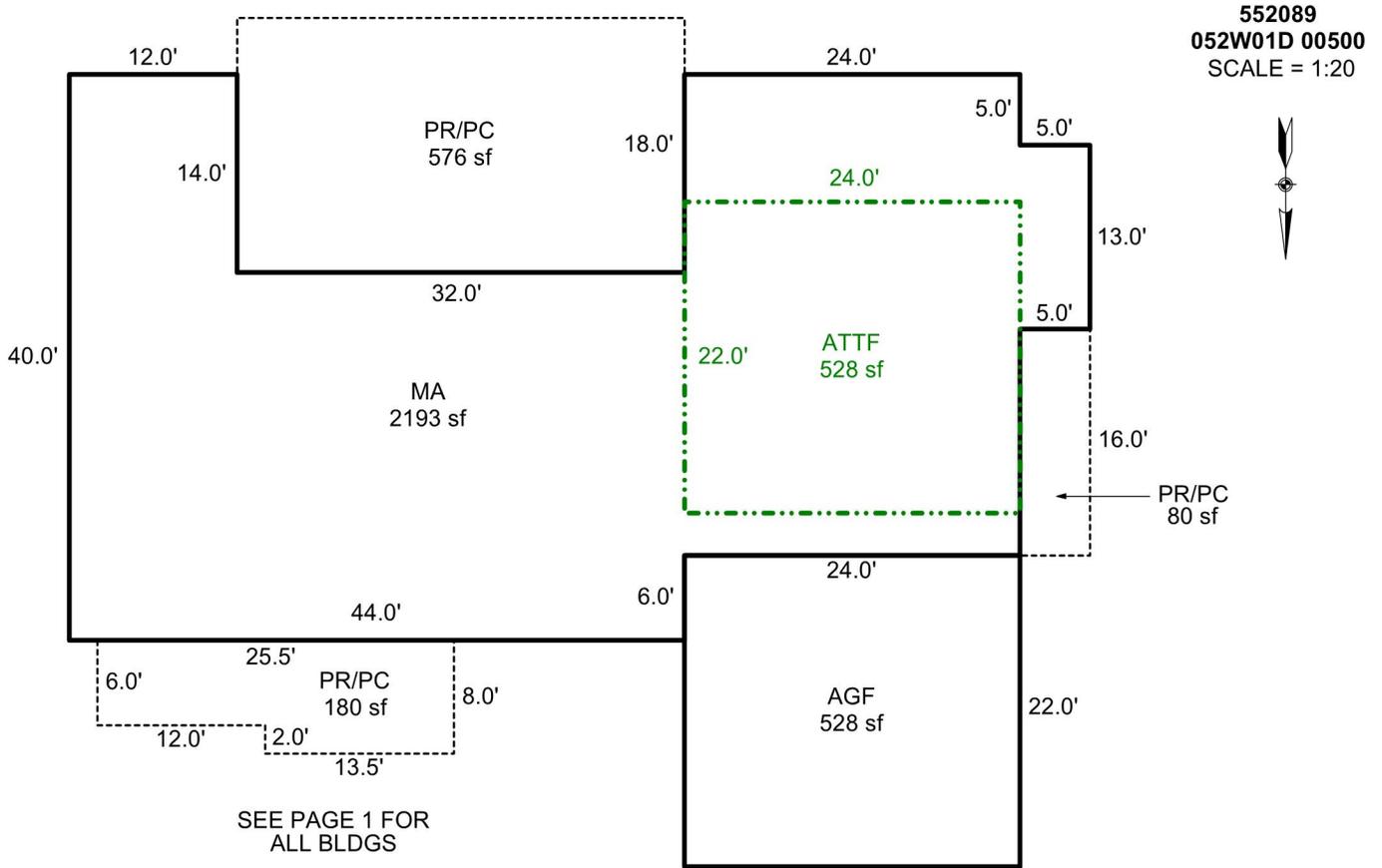
Tags L3

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## SKETCH



Sketch by Apex Sketch

### AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GLA1	MA	1.0	2193.0	254.0	2193.0
GLA2	ATTF	1.0	528.0	92.0	528.0
GAR	AGF	1.0	528.0	92.0	528.0
P/P	PR/PC	1.0	80.0	42.0	
	PR/PC	1.0	180.0	67.0	
	PR/PC	1.0	576.0	100.0	836.0

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### COMMENT TABLE 2

JIS 09/15/2023

### COMMENT TABLE 3

TAGS L3

Net LIVABLE                      cnt                      2      (rounded)                      2,721