

Acct ID: 129388 MTL: 083W23A002200P1 Date: **10/3/24** Appr: **ZH** Prop Class: 019 RMV Prop Class: 019

Situs: 2120 ROBINS LN SE # 96 SALEM, OR 97306 MaSaNh: 17 05 004 Unit: 141838 Year: ~~2024~~ **2025-26**

Last Date Appraised: 04/26/2021 Appraiser: THERESA SWEARINGEN Retag: Y N Tag info: \_\_\_\_\_

Owner: PAULUS, KATHLEEN ANN Roll Type: MS

**cycle** Tag Sales Verification Other: \_\_\_\_\_ Inspection level: 1 **2** 3 4 LCB TTO INSP **No MLS #** AV: 92830

RMV Land: 0 RMV Imp: 190010 RMV Total: 190010 MAV: 92830 MSAV: 0 SAV: 0

Comment: TERRACE LAKE, SPACE #96B, MS SERIAL # VW4402, X # X00168792, PERSONAL MS

# UPDATE INVENTORY W/O EXCEPTION

### Notations

No notation data available.

### OSDs

No OSD data available.

### Land

No land data available.

### Improvements - Residence / Manufactured Structures

**1994 = GOMAR**

Bldg: 1 Code Area: 24010 Stat Class: 467 Year Blt: 1981 Eff Year Blt: **1991** Sq.Ft: 1782 % Complete: 100

Desc: MANUF STRUCT, CLASS 6, 26' THROUGH 28' WIDE DOUBLE Dimensions: 66x27 RMV: 190010

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	6	Finished	<b>1782</b>	3	FB-2	1981	<b>1991</b>	BATH - 2, BATH+, KIT-, HVAC+, ROOF+, SKRT+	Exception: Y <b>1</b>
Garage Detached	<b>4 (AT)</b>	Unfinished	<b>560</b>	0	0	1981	1991	<b>ROOF</b>	Exception: Y <b>1</b>

### Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception
DECK	6	250	1991	1485	1	Exception: Y N
DECK	6	528	1991	2851	1	Exception: Y N
ROOF EXTENSION OR PATIO COVER	6	1188	1991	9302	0	Exception: Y N

### Improvements - Accessory Buildings

No improvement data available for all other stat class types.

- EYB INCREASED IN 2021 FOR S.V. VISIT
- VINYL WINDOWS NOW INSTALLED
- EXT. PAINT HOLDING UP WELL
- WELL MAINTAINED





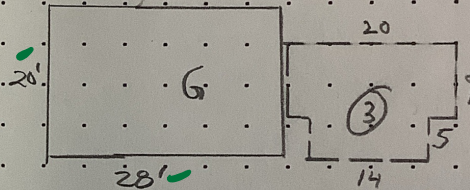
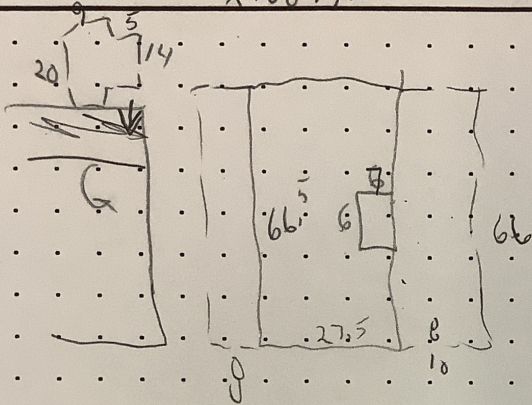
M 129388

### BUILDING DIAGRAM AND OUTBUILDINGS

ACCT NO: X 168792

MAP NO:

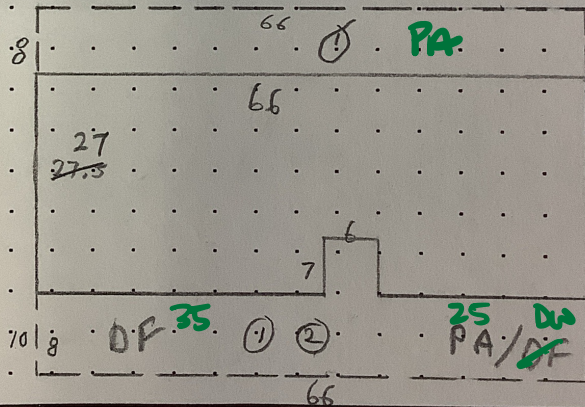
TAX LOT:



$66 \times 27 = 1,782$

$7 \times 6 = 42$

$1782 - 42 = 1740$



CALCULATIONS: ~~(28 x 66) - (6 x 6) = 1799~~

SCALE: 1" = 20'

MEASUREMENT VERIFIED		YR BLT: 81	ADDRESS: TERRACE LAKE #96	SALES	
DATE	BY	REMARKS:	BUILDER: VILLA WEST	Date	Amt.
1-30-01	KKB 65		by Goldenwest		
3-21-01	CR 25				
8-4-08	DT4 NV				
9-15-15	DT4 NV cycle				

M129388 083W23A 02200 Appr #: 02 Date 4/26/21 Prop Class 019 Prop Code T67  
 Situs Address 2120 ROBINS LN SE, #96B Franchise Code 02 Year For: 2021-2022  
 Owner FLATT, JANE LEE &  
 Tags Cycle Sales Verification Other: update Inv  TTO  LCB  Insp.  Pictom.  MLS  
 Notes: 769341  
 RMV Imp: 110,540 RMV Total: 110,540 M50 Total: 84,970 Nbh Code: TERRACE

Seg.Type MA Seg. # 1.1 Method M04 Class 6D Area 1782 Eff Area 1782 Length 66 Width 27  
 Make: GOLDEN WEST Model: VILLA WEST Intfinish: PANEL T&T Roof Cover ARCOMP ✓  
 Plumbing BATH2 1991 tub Heat: AH P Fireplace: Inter. Comp: CKTP; OVEN-S; DW; DSP; H micro Bedrooms: 3  
 Year Built 1981 Eff. Year Built 1991 Cond. P F A G E  
 Adj Codes MSLCMD Qty 6 % Comp \_\_\_ Func \_\_\_ Econ \_\_\_ RMV: 47,720  
 Lump Sum \_\_\_ Except Code/Year \_\_\_ Comments \_\_\_

**Accessory Improvements**

Seg.Type PA MFD STRUCT Seg. # 1.3 Method: R05 Class Area 1188 Eff Area 1188  
 Length \_\_\_ Width \_\_\_ Foundation \_\_\_ Ex. Wall \_\_\_ Roof Cover METAL ✓  
 Roof Style \_\_\_ Floor \_\_\_ Plumbing \_\_\_  
 Year Built 1981 Eff. Year Built: 1981 Cond. P F A G E % Comp \_\_\_ Econ \_\_\_ RMV: 8,130  
 Lump Sum \_\_\_ Except Code/Year \_\_\_ Comments \_\_\_

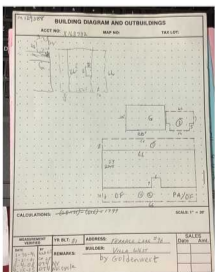
Seg.Type DW MFD STRUCT Seg. # 1.4 Method: R05 Class Area 528 Eff Area 528  
 Length 66 Width 8 Foundation \_\_\_ Ex. Wall \_\_\_ Roof Cover \_\_\_  
 Roof Style \_\_\_ Floor \_\_\_ Plumbing \_\_\_  
 Year Built 1981 Eff. Year Built: 1981 Cond. P F A G E % Comp \_\_\_ Econ \_\_\_ RMV: 2,010  
 Lump Sum \_\_\_ Except Code/Year \_\_\_ Comments \_\_\_

Seg.Type DW MFD STRUCT Seg. # 1.5 Method: R05 Class Area 250 Eff Area 250  
 Length \_\_\_ Width \_\_\_ Foundation \_\_\_ Ex. Wall \_\_\_ Roof Cover \_\_\_  
 Roof Style \_\_\_ Floor \_\_\_ Plumbing \_\_\_  
 Year Built 1981 Eff. Year Built: 1981 Cond. P F A G E % Comp \_\_\_ Econ \_\_\_ RMV: 1,140  
 Lump Sum \_\_\_ Except Code/Year \_\_\_ Comments \_\_\_

**Out Buildings and Skirting**

Seg.Type MHSK MFD STRUCT Seg. # 1.2 Method: M04 Class Area 187 Eff Area 187 ✓  
 Length \_\_\_ Width \_\_\_ Foundation \_\_\_ Ex. Wall BRICK Roof Cover \_\_\_  
 Roof Style \_\_\_ Floor \_\_\_ Plumbing \_\_\_  
 Heat \_\_\_ Int. Comp. \_\_\_ Elect. \_\_\_ Yr. Blt. 1981 Eff. Yr. Blt: 1991  
 Cond. P F A G E Adj. Codes \_\_\_ % Comp \_\_\_ Func \_\_\_ Econ \_\_\_ RMV: 1,140  
 Lump Sum \_\_\_ Except Code/Year \_\_\_ Comments \_\_\_

Seg.Type DGU ✓ MFD STRUCT Seg. # 1.6 Method: R05 Class 3 Area 560 Eff Area 560  
 Length 28 Width 20 Foundation \_\_\_ Ex. Wall \_\_\_ Roof Cover ARCOMP ✓  
 Roof Style \_\_\_ Floor \_\_\_ Plumbing \_\_\_  
 Heat \_\_\_ Int. Comp. \_\_\_ Elect. \_\_\_ Yr. Blt. 1981 Eff. Yr. Blt: 1981  
 Cond. P F A G E Adj. Codes RLCM3 % Comp \_\_\_ Func \_\_\_ Econ \_\_\_ RMV: 50,400  
 Lump Sum \_\_\_ Except Code/Year \_\_\_ Comments \_\_\_

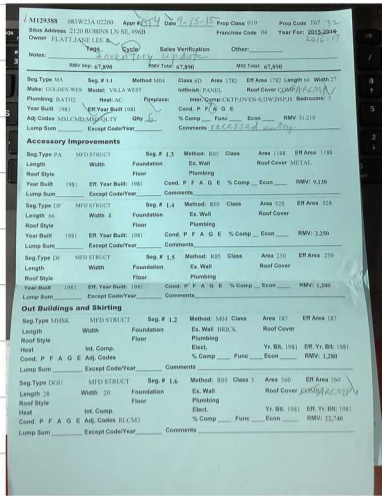


Clear w.m.  
Older windows  
Remodel Kit  
Exp. Beams  
Liam Floors  
Landy w/sink  
Soaking Tub  
Pictures  
newer kits  
Soaking Tub



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 Notes: \_\_\_\_\_  
 RMV Imp: 110,540 RMV Total: 110,540 M50 Total: 84,970 Nbh Code: TERRACE

Segment									Land
Class									
Dim/Size									
Foundation									
Exter Wall									
Wall Height									
Inter Finish									
Roof Cover									
Roof Style									
Flooring									
Plumbing									
Electric									
Misc.									
Yr Blt									
Eff Yr									
Cond.									
% Good									
% Comp									
Lump Sum									
Except.Code									



**Land Segments**

Seg. No Description Schedule Acres Adjustment Codes Exception Code

Eff Acres Companion Accounts

**ROUTING SLIP**

Date \_\_\_\_\_ Clerk ilk

**Work Needed:** (Please make necessary comments, sign and pass to the next appropriate person.)

Data entry reviewed by/comments 6-16-21

Appraiser response 02 TS 6-30-21

Reviewed by lead appraiser/comments \_\_\_\_\_





**Marion County**  
OREGON  
ASSESSOR'S OFFICE

**Appraiser Sales Verification Form**

Account: 129388  
MaSanh/Appr#: 605004/02  
Date Printed: 3/24/2021

**Situs:** 2120 ROBINS LN SE SALEM, OR 97306 **Unit:** #96B  
**Details:** TERRACE LAKE , SPACE #96B, MS SERIAL # VW4402, X # X00168792, PERSONAL MS

**Grantor:**  
DANTE, GUY,

**Grantee:**  
PAULUS, ROBERT DALE PAULUS, KATHLEEN ANN

**Sale Date:** 12/30/2020 **Imp RMV:** 110540  
**Sale Price:** 179,900 **Total RMV:**  
**Code:** 0 **Ratio:** 0.61  
**Brand:** GOLDEN WEST **Model:** VILLA WEST

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

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

1. Was the property listed on the open market? Days: 91 MLS: 769341 Y  N

2. Was property other than real estate included in the sale?  
Describe: \_\_\_\_\_ Est. \$: \_\_\_\_\_ Y  N

3. Did the seller pay closing costs or make other concessions? \$ 1,000 - repairs Y N

4. Was the sale between related parties? (business or family) Y  N

5. Was this a distressed sale? E.g. foreclosure, short, court order, etc... Y  N

6. Condition at time of sale: | Poor |  Fair | Avg. | Good | Exc. | Y N  
Describe: \_\_\_\_\_

7. Have any improvements been made since the time of sale? Y  N  
If yes, describe: \_\_\_\_\_

new Flooring, Textured walls  
paid Fair price

Comments: Seller Decided not to move - windows cover  
& Resold

Appraiser: \_\_\_\_\_ Date: \_\_\_\_\_





4/26/21