

lak 10.31.24

Summary

Lead Appr: _____ Clerk: _____ Lead Clerk: _____ Appr: **ZH 11/4/24**

Print Date: 9/20/2024

Acct ID: 131333 MTL: 083W23A002200P1 Date: **10/3/24** Appr: **ZH** Prop Class: 019 RMV Prop Class: 019

Situs: 2120 ROBINS LN SE # 146 SALEM, OR 97306 MaSaNh: 17 05 004 Unit: 142655 Year: ~~2024~~ **2025-26**

Last Date Appraised: 04/05/2024 Appraiser: THERESA SWEARINGEN Retag: Y N Tag info: **2023 MLS # 808973**

Owner: THOMAS, JAMES B Roll Type: MS

2023 Cycle Tag Sales Verification Other: _____ Inspection level: **2** 3 4 LCB TTO INSP AV: 104620

RMV Land: 0 RMV Imp: 164370 RMV Total: 164370 MAV: 104620 MSAV: 0 SAV: 0

Comment: 24-25: SV; L3 04.05.24 TS

UPDATE INVENTORY w/o EXCEPTION

Notations

No notation data available.

OSDs

No OSD data available.

Land

No land data available.

Improvements - Residence / Manufactured Structures

1992 = GARAGE

Bldg: 1 Code Area: 24010 Stat Class: 467 + Year Blt: 1989 Eff Year Blt: ~~1999~~ Sq.Ft: 1782 % Complete: 100

Desc: MANUF STRUCT, CLASS 6, 26' THROUGH 28' WIDE DOUBLE Dimensions: 66x27 RMV: 164370

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	1782	3	FB-2	1989	1999	BATH - 2, HVAC+, ROOF, SKRT+, KIT, BATH+	Y 2024
Garage Attached	4 (AS)	Low Cost	640	0	0	1989	1999	ROOF	Y 1992

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception
DECK	6	192	1989	1014	0	Exception: Y N
ROOF EXTENSION OR PATIO COVER	6	320	1989	2227	0	Exception: Y N
ROOF EXTENSION OR PATIO COVER	6	452	1989	3146	0	Exception: Y N

Improvements - Accessory Buildings

No improvement data available for all other stat class types.

- VISITED 4/24 FOR SALES VERIFICATION
- SOLD 12/4/23 FOR \$ 220K / 97 DOM
- ROOF, FLOORING, PAINT, WATER HEATER > NEWER
- FORMICA COUNTERS
- SINCE BUILT - WINDOWS, ROOF, EXT. PAINT
- WELL MAINTAINED (QUALITY INCREASED LAST VISIT)



SKETCH/AREA TABLE ADDENDUM

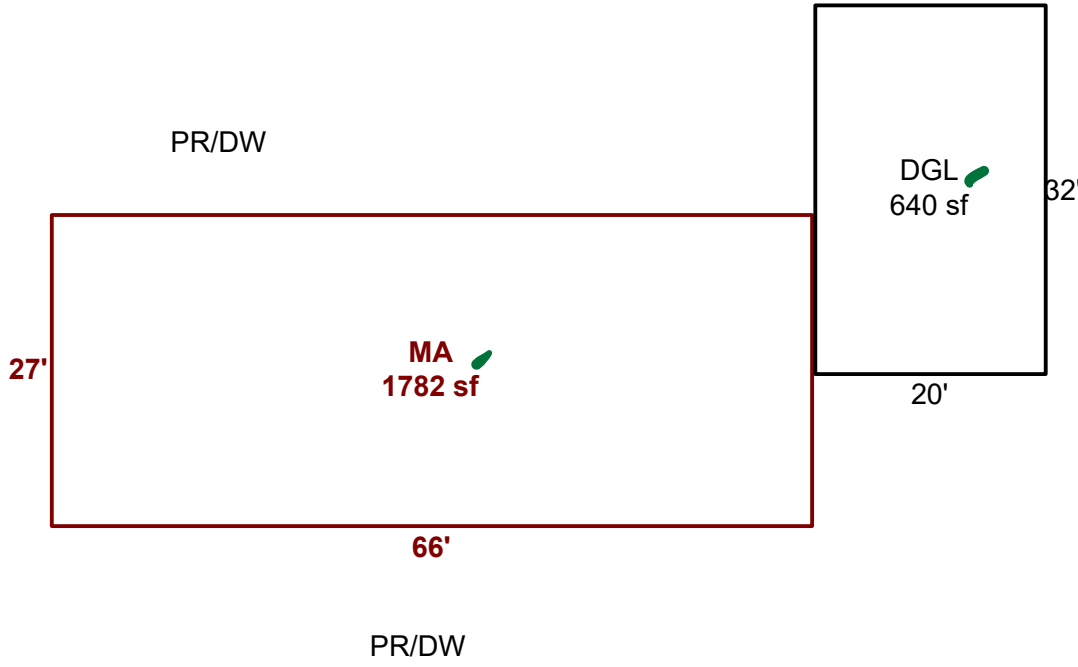
SUBJECT INFO

File No.: 131333 Parcel No.: 083W23A002200
 Property Address: 2120 ROBINS LN SE #146
 City: SALEM County: State: OR ZipCode: 97306
 Owner:
 Client: Client Address:
 Appraiser Name: Inspection Date:

SKETCH

131333
083W23A002200

GS N/V



Sketch by ApexSketch

AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GAR	DGL	1.0	640.0	104.0	640.0
MFH	MA	1.0	1782.0	186.0	1782.0

COMMENT TABLE 1

APEXED BY LK 8-8-24

COMMENT TABLE 2

4-5-24 SV TS

COMMENT TABLE 3

Net LIVABLE cnt 1 (rounded) 1,782

APEXED BY
 Summary Lead Appr:
 LK 8-8-24

lak

Clerk: _____ Lead Clerk: _____ Appr: _____

Print Date:
3/18/2024

Acct ID: 131333 MTL: 083W23A002200P1 Date: 4/5/24 Appr: 02 Prop Class: 019 RMV Prop Class: 019

Situs: 2120 ROBINS LN SE # 146 SALEM, OR 97306 MaSaNh: 17 05 004 Unit: 142655 Year: 2024

Last Date Appraised: 09/18/2015 Appraiser: THERESA SWEARINGEN Retag: Y N Tag info:

Owner: THOMAS, JAMES B Roll Type: MS

Cycle Tag Sales Verification Other: _____ Inspection level: 1 2 3 4 LCB TTO INSP AV: 60820

RMV Land: 0 RMV Imp: 60820 RMV Total: 60820 MAV: 104620 MSAV: 0 SAV: 0

Comment: TERRACE LAKE, SPACE #146, MS SERIAL # CE8447, X # X00204672, PERSONAL MS

Alex

Notations

No notation data available.

update info 5/9

OSDs

No OSD data available.

Land

No land data available.

Improvements - Residence / Manufactured Structures

Bldg: 1 Code Area: 24010 Stat Class: 467 Year Blt: 1989 Eff Year Blt: 1989 Sq.Ft: 1782 % Complete: 100

Desc: MANUF STRUCT, CLASS 6, 26' THROUGH 28' WIDE DOUBLE Dimensions: 66x27 RMV: 60820

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	6	Finished	1782	3	FB-2	1989	1989	BATH - 2, SKRT+, ROOF, HVAC+, KIT	Y N
Garage Attached	3	Low Cost	560	0	0	1989	1989	ROOF	Y <u>N</u>

Accessories

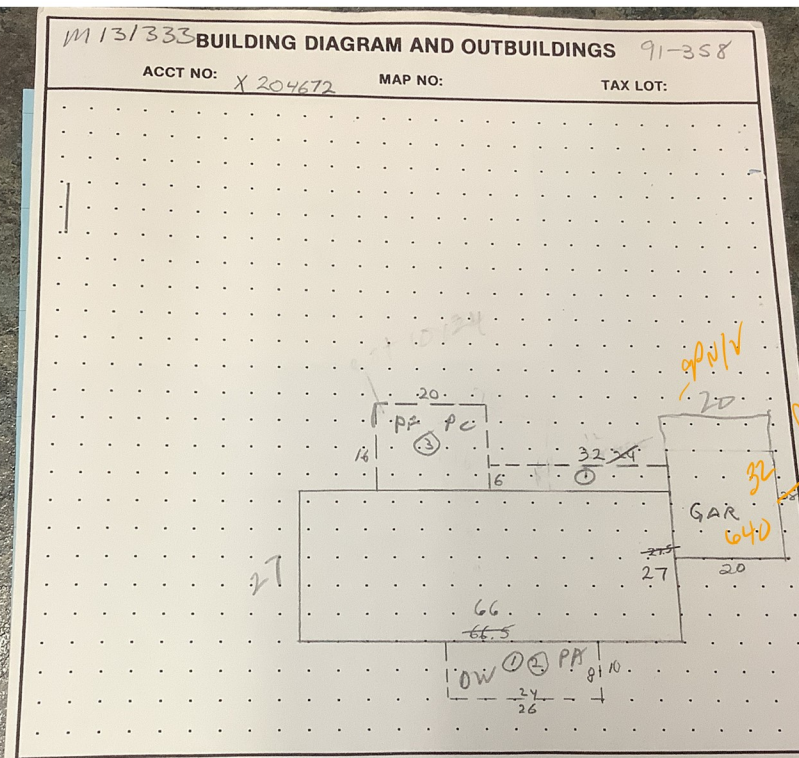
Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception: Y N
DECK	6	192	1989	1014	0	Y N
ROOF EXTENSION OR PATIO COVER	6	320	1989	2227	0	Y N
ROOF EXTENSION OR PATIO COVER	6	452	1989	3146	0	Y N

Improvements - Accessory Buildings

No improvement data available for all other stat class types.



W.V.
Photos OK if cabs new cabs lots cabs window sills
MLS new floor, roof, paint window



CALCULATIONS: $27.5 \times 66.5 = 1829$ SCALE: 1" = 2'

$27 \times 66 = 1,782 \#$

MEASUREMENT VERIFIED		YR BLT: 89	ADDRESS: TEAROSE LAKE #146	SALE Date
DATE	BY	REMARKS:	BUILDER:	
4-27-90	REBGS		GOLDEN WEST	
2-8-91	AKBGS		COUNTRY EST.	
3-23-01	GT 25	NV		
9-12-15	DT4	NV.		

M131333 08/23/2014 02200 Appr # 114 Date 9-18-15 Prop Class 019 Prop Code T67 43

Site Address: 2120 ROBINS LN SE #146 Franchise Code 04 Year For: 2015-2016

Owner: GIEROK, RICHARD J & Other: 2016-17

Notes: Tags Cycle Sales Verification Other: 114/146/147

RMV Imp: 77,910	RMV Total: 77,910	M50 Total: 77,910
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Seg. Type MA	Seg. # 1.1	Method M04	Class 0D	Area 1782	Eff Area 1782	Length 66	Width 27
Make: GOLDENWEST	Model: COUNTRY ESTATE	Infinish: DRY/WL	Roof Cover COMP				
Plumbing BATH2	Heat: PAC	Fireplace:	Inter. Comp: DW, DSP, H&F	Bedrooms: 3			
Year Built 1989	Eff. Year Built 1989	Cond. P F A G E		RMV 43,190			
Adj Codes MSLCMD	City	% Comp	Func	Econ			
Lump Sum	Except Code/Year	Comments					

Seg. Type AGL	Seg. # 1.6	Method R05	Class 3	Area 560	Eff Area 560	Length 28	Width 20
Make:	Model:	Infinish:	Roof Cover COMP				
Plumbing	Heat:	Fireplace:	Inter. Comp:	Bedrooms:			
Year Built 1989	Eff. Year Built 1989	Cond. P F A G E		RMV 23,480			
Adj Codes RLCM3	City	% Comp	Func	Econ			
Lump Sum	Except Code/Year	Comments					

Accessory Improvements

Seg. Type FA	MFD STRUCT	Seg. # 1.3	Method: R05	Class	Area 452	Eff Area 452
Length	Width	Foundation	Ex. Wall	Roof Cover METAL		
Roof Style	Floor	Plumbing				
Year Built 1989	Eff. Year Built: 1989	Cond. P F A G E	% Comp	Econ	RMV: 4,760	
Lump Sum	Except Code/Year	Comments				

Seg. Type DF	MFD STRUCT	Seg. # 1.4	Method: R05	Class	Area 192	Eff Area 192
Length 24	Width 8	Foundation	Ex. Wall	Roof Cover		
Roof Style	Floor	Plumbing				
Year Built 1989	Eff. Year Built: 1989	Cond. P F A G E	% Comp	Econ	RMV: 1,350	
Lump Sum	Except Code/Year	Comments				

Seg. Type PF	MFD STRUCT	Seg. # 1.5	Method: R05	Class	Area 320	Eff Area 320
Length 20	Width 16	Foundation	Ex. Wall	Roof Cover FBRLC		
Roof Style	Floor	Plumbing				
Year Built 1989	Eff. Year Built: 1989	Cond. P F A G E	% Comp	Econ	RMV: 3,370	
Lump Sum	Except Code/Year	Comments				

Out Buildings and Skirting

Seg. Type MHSK	MFD STRUCT	Seg. # 1.2	Method: M04	Class	Area 188	Eff Area 188
Length	Width	Foundation	Ex. Wall BRICK	Roof Cover		
Roof Style	Floor	Plumbing				
Heat	Int. Comp.	Elect.	Yr. Blt. 1989	Eff. Yr. Blt: 1989		
Cond. P F A G E	Adj. Codes	% Comp	Func	Econ	RMV: 1,760	
Lump Sum	Except Code/Year	Comments				



08-21-15