

Summary

Lead Appr: _____ Clerk: _____ Lead Clerk: _____ Appr: _____

Print Date:

9/20/2024

lak 10.14.24

Acct ID: 124602

MTL: 083W23DC04500P1

Date: 9-30-24

Appr: GM

Prop Class: 019

RMV Prop Class: 019

Situs: 2060 NOCTURNE CT SE SALEM, OR 97306

MaSaNh: 16 05 003

Unit: 140104

Year: 2024

2025

Last Date Appraised: 02/06/2024

Appraiser: THERESA SWEARINGEN

Retag: Y N

Tag info:

Owner: HEIL, SUSAN R

Roll Type: MS

Cycle Tag Sales Verification Other: _____

Inspection level: 1 2 3 4

LCB TTO INSP

766637

AV: 13950

RMV Land: 0

RMV Imp: 59250

RMV Total: 59250

MAV: 13950

MSAV: 0

SAV: 0

Comment: 24-25: SV; L2 02.06.24 TS

Notations

No notation data available.

OSDs

No OSD data available.

Land

No land data available.

Improvements - Residence / Manufactured Structures

No residence or manufactured structure improvement data available.

Improvements - Accessory Buildings

No improvement data available for all other stat class types.



Improvement Detail

MARION County

For Assessment Year 2024

Account ID 124602

Map 083W23DC04500P1

Mailing HEIL, SUSAN R
2060 NOCTURNE CT SE
SALEM OR 97306

Situs 2060 NOCTURNE CT SE SALEM OR 97306

Appraiser THERESA SWEARINGEN

Inspected 02/06/2024

Appraisal Area 16-05-003

Stat Class 454 - MANUF STRUCT, CLASS 5, 14' WIDE SINGLE

Bldg	Code Area	Year Built	Eff Year	Comp %	% Good	LCM	Value	RMV	Taxable		AV	Sqft	
									RMV	MAV Exception			
1	24010	1973	1993	100	30	231	Tabled	59,250	59,250	13,950	0	13,950	924

Rooms: 2 - BD, 1 - FB, 1 - HB

Floor Segments

Description	Yr Blt	Eff Yr	% Good	Class	Comp %	OR %	Sqft	RCN
First Floor	1973	1993	30	5	100		924	85,193

Improvement Inventory

F	Description	Qty/Size	RMV	F	Description	Qty/Size	RMV
1st	AVERAGE CLASS HEATING/COOLING	924	0	1st	BATH - FULL	1	1,040
1st	AVERAGE CLASS ROOF	924	0	1st	BATH - HALF	1	693
1st	AVERAGE CLASS SKIRTING	0	1,220	1st	BELOW CLASS KITCHEN	1	970

Accessories

Description	Eff Yr	Size	Qty	RMV
ROOF EXTENSION OR PATIO COVER	1993	273		2,375

Totals

Description	RMV
First Floor	\$29,480
Inventory	\$0
Accessories	\$2,375
Calculation	Tabled
Trend	186.00 %
Total RMV	\$59,250

Size Breakdown

Finished 924

Comments 24-25: SV; Update Inv, EYB 1993, TS

16-17 CYCLE WORK N.C// 08-09 CYCLE WORK INVENTORY UPDATED PER #4 9/5/08// 01-02: REAPPRAISAL

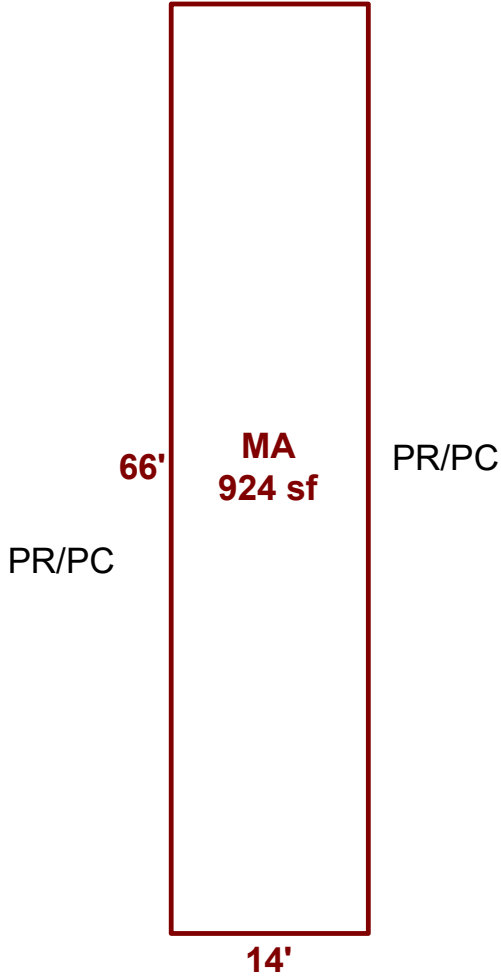
SKETCH/AREA TABLE ADDENDUM

SUBJECT INFO

File No.: 124602 Parcel No.: 083W23DC04500
 Property Address: 2060 NOCTURNE CT SE
 City: SALEM County: State: OR ZipCode: 97306
 Owner:
 Client: Client Address:
 Appraiser Name: Inspection Date:

SKETCH

124602
083W23DC04500



Sketch by ApexSketch

AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
MFH	MA	1.0	924.0	160.0	924.0

COMMENT TABLE 1

APEXED BY LK 8-8-24

COMMENT TABLE 2

COMMENT TABLE 3

Net LIVABLE	cnt	1	(rounded)		924
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apexed lk 8.8.24

lk 8.8.24

Summary Lead Appr: Clerk: Lead Clerk: Appr: Print Date:

Acct ID: 124602 MTL: 083W23DC04500P1 Date: 2/6/24 Appr: 02 ts 8-8-24 Prop Class: 019 RMV Prop Class: 019

Situs: 2060 NOCTURNE CT SE SALEM, OR 97306 MaSaNh: 16 05 003 Unit: 140104 Year: 2024

Last Date Appraised: 10/07/2015 Appraiser: THERESA SWEARINGEN Retag: Y N Tag info:

Owner: HEIL, SUSAN R Roll Type: MS

Cycle Tag Sales Verification Other: Inspection level: 1 2 3 4 LCB TTO INSP AV: 13950

RMV Land: 0 RMV Imp: 21600 RMV Total: 21600 MAV: 13950 MSAV: 0 SAV: 0

Comment: SOUTHBROOK M.P., MS SERIAL # 61MC7014E312S2722, X # X00080972, PERSONAL MS

Notations update Monterey B STD

No notation data available.

OSDs

No OSD data available.

Land

No land data available.

Improvements - Residence / Manufactured Structures

Bldg: 1 Code Area: 24010 Stat Class: 454 Year Blt: 1973 Eff Year Blt: 1973 Sq.Ft: 924 % Complete: 100

Desc: MANUF STRUCT, CLASS 5, 14' WIDE SINGLE Dimensions: 66x14 RMV: 21600

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
First Floor	5	Finished	924	2	FB-1/ HB-1	1973	1973	BATH - 1, BTH - 1, KIT-, HVAC, ROOF, SKIRT Exception: Y N

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity
ROOF EXTENSION OR PATIO COVER	5	273	1973	1583	0 Exception: Y N

Improvements - Accessory Buildings

No improvement data available for all other stat class types.

MLS Sold \$32,500 9/2020 (pics) Original interior



V. window
D. Stan



Marion County
OREGON
ASSESSOR'S OFFICE

Date Printed: 1/8/2024

Appraiser Sales Verification From

Primary Acct: 124602
MTL: 083W23DC04500
MaSaNh/P.Class: 1605003/19
Appraiser: THERESA
MS Acct: SWEARINGEN
124602

Situs: 2060 NOCTURNE CT SE SALEM, OR 97306

Grantor:
TEMPLIN, CONSTANCE

Grantee:
HEIL, SUSAN R

Deed: MS
Accts In Sale: 1
Sale Date: 6/27/2023
Sale Price: 50000
Code: 0
Ratio: 76

Total Sale RMV:
Land:
OSD:
Imp: 37810
Grand Total: 21600

Attempt	Date/Time	Reason
1 st		
2 nd		

Contact: Susan Phone/email: _____

- Was the property listed on the open market? Days: _____ 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) *Purchase from friend was her mom's* 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: *felt paid good value for price* *new kitchen - floors / prior owner* *ren by butt*

Appraiser: 02 Date: 2/7/24



10-02-15

