

Summary Lead Appr: \_\_\_\_\_ Clerk: \_\_\_\_\_ Lead Clerk: \_\_\_\_\_ Appr: **GM 10-29-24** Print Date: 9/20/2024

Acct ID: 125116 MTL: 083W23DC01600P1 Date: **9-30-24 GM** Prop Class: 019 RMV Prop Class: 019

Situs: 2050 NOUGAT CT SE SALEM, OR 97306 MaSaNh: 16 05 003 Unit: 140284 Year: **2025**

Last Date Appraised: 10/02/2015 Appraiser: THERESA SWEARINGEN Retag: Y N Tag info:

Owner: JOHNSON, BEVERLY ANN & Roll Type: MS

Cycle Tag Sales Verification Other: \_\_\_\_\_ Inspection level: 1 2 3 4 LCB TTO INSP **No MLS** AV: 14340

RMV Land: 0 RMV Imp: 33970 RMV Total: 33970 MAV: 14340 MSAV: 0 SAV: 0

Comment: SOUTHBROOK M.P., MS SERIAL # BN365142DU17610, X # X00091729, PERSONAL MS

**Notations**

*update inventory*

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**

*JMB*

No improvement data available for all other stat class types.



# Improvement Detail

MARION County

For Assessment Year 2024

<b>Account ID</b>	125116	<b>Appraiser</b>	THERESA SWEARINGEN	<b>Inspected</b>	10/02/2015
<b>Map</b>	083W23DC01600P1	<b>Appraisal Area</b>	16-05-003	<b>Stat Class</b>	444 - MANUF STRUCT, CLASS 4, 14' WIDE SINGLE
<b>Mailing</b>	JOHNSON, BEVERLY ANN & JOHNSON, DAVID KENNETH 2050 NOUGAT CT SE SALEM OR 97306				
<b>Situs</b>	2050 NOUGAT CT SE SALEM OR 97306				

Bldg	Code Area	Year Built	Year Eff	Comp %	% Good	LCM	Value	Taxable			AV	Sqft	
								RMV	RMV	MAV Exception			
1	24010	1973	1973	100	20	231	Tabled	33,970	33,970	14,340	0	14,340	868

Rooms: 2 - BD, 1 - FB

Description	Floor Segments			Class	Comp %	OR %	Sqft	RCN
	Yr Blt	Eff Yr	% Good					
First Floor	1973	1973	20	4	100		868	74,012

Improvement Inventory							
F	Description	Qty/Size	RMV	F	Description	Qty/Size	RMV
1st	<del>ABOVE CLASS HEATING/COOLING</del> <span style="color: blue;">HVAC</span>	868	341	1st	AVERAGE CLASS SKIRTING	0	772
1st	AVERAGE CLASS ROOF	868	0	1st	BATH - FULL	1	693
1st	BELOW CLASS KITCHEN	1	300				

Description	Eff Yr	Size	Qty	RMV
ROOF EXTENSION OR PATIO COVER	1973	234		1,357

Totals		Size Breakdown	
Description	RMV		
First Floor	\$16,908	Finished	868
Inventory	\$0		
Accessories	\$1,357		
Calculation	Tabled		
Trend	186.00 %		
<b>Total RMV</b>	<b>\$33,970</b>		

**Comments** 18-19 SET TO CALC// 16-17 LUMP SUM Per 32 // 16-17 CYCLE WORK N.C.// 14-15 S.V.// 08-09: CYCLE WK. INV-UPDATES. DT4. 09/05/08. 01-02: REAPPRAISAL

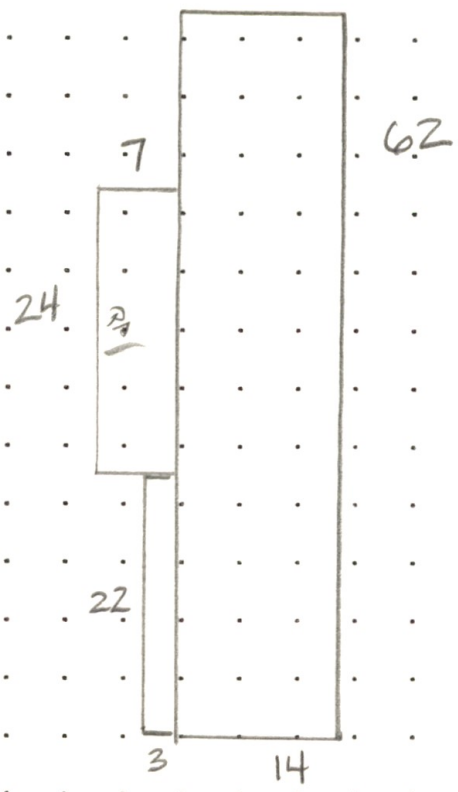


# BUILDING DIAGRAM AND OUTBUILDINGS

ACCT NO: *M125116*

MAP NO:

TAX LOT:



CALCULATIONS:

SCALE: 1" = 20'

*SOUTHBROOK N.H. PARK*

MEASUREMENT VERIFIED		YR BLT: <i>1973</i>	ADDRESS: <i>2050 NOUGAT CT. SE</i>	SALES			
DATE	BY	REMARKS:	BUILDER: <i>Palm Harbor Nashua</i>	Date	Amt.		
<i>9-5-08</i>	<i>OT4</i>			<i>NV</i>			
<i>11-25-13</i>	<i>OT4</i>					<i>sale</i>	









10-02-15

M125116 083W23DC01600 Appr #: DT4 Date 10-2-15 Prop Class 019 Prop Code T44 34  
 Situs Address 2050 NOUGAT CT SE Franchise Code 04 Year For: ~~2015-2016~~  
 Owner OSBORNE, DENNIS G & 2016-17

Notes: Tags Cycle Sales Verification change Other: \_\_\_\_\_  
No

RMV Imp: 3,610 RMV Total: 3,610 M50 Total: 0

Seg.Type MA Seg. # 1.1 Method M04 Class 4S Area 868 Eff Area 868 Length 62 Width 14  
 Make: NASHUA Model: Intfinish: PANEL Roof Cover BLTUP  
 Plumbing BATH1 Heat: FA Fireplace: Inter. Comp: H&F Bedrooms: 2  
 Year Built 1973 Eff. Year Built 1973 Cond. P F A G E  
 Adj Codes MSLCMS; NSVFUNC Qty \_\_\_\_\_ % Comp \_\_\_\_\_ Func \_\_\_\_\_ Econ \_\_\_\_\_ RMV 3,000  
 Lump Sum \_\_\_\_\_ Except Code/Year \_\_\_\_\_ Comments appears drig

**Accessory Improvements**

Seg.Type PA MFD STRUCT Seg. # 1.3 Method: R05 Class Area 234 Eff Area 234  
 Length Width Foundation Ex. Wall Roof Cover METAL  
 Roof Style Floor Plumbing  
 Year Built 1973 Eff. Year Built: 1973 Cond. P F A G E % Comp \_\_\_\_\_ Econ \_\_\_\_\_ RMV: 510  
 Lump Sum \_\_\_\_\_ Except Code/Year \_\_\_\_\_ Comments \_\_\_\_\_

**Out Buildings and Skirting**

Seg.Type MHSK MFD STRUCT Seg. # 1.2 Method: M04 Class Area 152 Eff Area 152  
 Length Width Foundation Ex. Wall METAL Roof Cover  
 Roof Style Floor Plumbing  
 Heat Int. Comp. Elect. Yr. Blt. 1973 Eff. Yr. Blt: 1973  
 Cond. P F A G E Adj. Codes % Comp \_\_\_\_\_ Func \_\_\_\_\_ Econ \_\_\_\_\_ RMV: 100  
 Lump Sum \_\_\_\_\_ Except Code/Year \_\_\_\_\_ Comments \_\_\_\_\_

M125116 083W23DC01600 Appr #: \_\_\_\_\_ Date \_\_\_\_\_ Prop Class 019 Prop Code T44  
 Situs Address 2050 NOUGAT CT SE Franchise Code 04 Year For: 2015-2016  
 Owner OSBORNE,DENNIS G &

Tags Cycle Sales Verification Other: \_\_\_\_\_

Notes: \_\_\_\_\_  
 RMV Imp: 3,610 RMV Total: 3,610 M50 Total: 0

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 10-28-15 Clerk TS

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

- Data entry reviewed by/comments \_\_\_\_\_
- Appraiser response \_\_\_\_\_
- Reviewed by lead appraiser/comments \_\_\_\_\_