

Summary Lead Appr: **WW** Clerk: _____ Lead Clerk: _____ Appr: _____ Print Date: _____

7/31/2023

Acct ID: 559180 MTL: 092E18DA01400 Date: **9-26-23** Appr: **LUKE** Prop Class: **400** RMV Prop Class: 400
 Situs: 11667 RIVERWOOD DR SE LYONS OR 97358 MaSaNh: 01 06 007 Unit: 125281 **401** Year: **2023**
 Last Date Appraised: 12/17/2020 Appraiser: CLINT LUKE Retag: **0** N Tag info: 2024 - NEW CONSTRUCTION (Residence) **IMPVT 1-25-24 LUKE 24**
 Owner: RAUSCHER LT Roll Type: R
 Cycle: **Tag** Sales Verification Other: _____ Inspection level: 1 **2** 3 4 LCB TTO INSP AV: 81960
 RMV Land: 180430 RMV Imp: 0 RMV Total: 180430 MAV: 81960 MSAV: 0 SAV: 0
 Comment: LEVEL 4 12.17.20 CL10//

MA @ 85% ROTAG

Notations

No notation data available.

OSDs

No OSD data available.

OSD N. RWL

Land Amy 4-5-24

Site: 1 Code Area: 29544 Size: 0.60 Acres Use Code: 004 Zone: NREST SAV Use: Exception: 0
 Class: **4BDSS** Value Source: Rural at MKT Description: RMV: 180430 Exception: Y N
 Adjustment(s): H2OGR Fire Patrol: SA004 Description: FIRE PATROL
 Comments: 21-22: PER #10 DEL ALL IMPS, OSD// 03-04: REAPPRAISAL.

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.

ACCOUNT # 559180 DATE: _____ RMV CLASS _____ PROP CLASS _____
 MTL _____ APPR _____ TAG Y N _____
 COMMENTS: _____

RESIDENCE / MANUFACTURED STRUCTURES

ACCESSORY IMPROVEMENTS / OUTBUILDINGS

STAT 4 QLTY + 0 FLOOR MA
 AREA 660 EFF AREA 660 BED 1
 ROOF + HVAC +
 BATH PKG: 1 BATH BATH + 1/2 BTH
 FIREPLACE: _____
 KITCHEN - + AV6
 YR BLT 2023 EFF YR 2023 ECON _____
 % COMP 95 % GOOD _____ FUNC _____
 EXCEPT Y N LUMP SUM: _____
 MISC: _____
 YI CLASS _____ F G A E
 SKIRT - LIN FT _____
 COMMENT: _____

STAT 4 QLTY + 0 FLOOR ATTF
 AREA 230 EFF AREA 230 BED 0
 ROOF + HVAC +
 BATH PKG: 0 BATH BATH + 1/2 BTH
 FIREPLACE: _____
 KITCHEN - +
 YR BLT 2023 EFF YR 2023 ECON _____
 % COMP 85 % GOOD _____ FUNC _____
 EXCEPT 0 N LUMP SUM: _____
 MISC: _____
 YI CLASS _____ F G A E
 SKIRT - LIN FT _____
 COMMENT: _____

STAT _____ QLTY + - FLOOR _____
 AREA _____ EFF AREA _____ BED _____
 ROOF + HVAC +
 BATH PKG: _____ BATH BATH + 1/2 BTH
 FIREPLACE: _____
 KITCHEN - +
 YR BLT _____ EFF YR _____ ECON _____
 % COMP _____ % GOOD _____ FUNC _____
 EXCEPT Y N LUMP SUM: _____
 MISC: _____
 YI CLASS _____ F G A E
 SKIRT - LIN FT _____
 COMMENT: _____

TYPE _____
 STAT / CLASS _____
 SIZE _____
 FAIR
 AVERAGE
 GOOD
 EXCELLENT
 BATH _____
 YR BLT _____
 EFF YR _____
 % COMP _____
 EXCEPT Y N
 MISC: _____
 COMMENT: _____

TYPE _____
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 EFF YR _____
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 BATH _____
 YR BLT _____
 EFF YR _____
 % COMP _____
 EXCEPT Y N
 MISC: _____
 COMMENT: _____

Percent Complete Form

Account # 559180

Additions

New Homes

| | | No Basement | | Basement | |
|--------|-------|----------------|-------|----------|-------|
| % Item | % Sum | % Item | % Sum | % Item | % Sum |
| 3% | | 3% | | 3% | |
| 2% | 0% | 2% | 0% | 4% | 0% |
| 3% | | 3% | | 10% | |
| 35% | 45% | 14% | 20% | 16% | 35% |
| 8% | 50% | 7% | 30% | 7% | 40% |
| 7% | 60% | 7% | 35% | 7% | 45% |
| 7% | 65% | 7% | 45% | 6% | 55% |
| 5% | 70% | 5% | 50% | 5% | 60% |
| 4% | 75% | 4% | | 3% | |
| 3% | | 3% | | 2% | |
| 2% | 80% | 2% | 55% | 1% | 65% |
| | | 1% | 60% | 1% | |
| 3% | | 3% | | 2% | |
| 5% | 85% | 5% | 65% | 4% | 70% |
| 2% | 90% | 2% | 70% | 2% | 75% |
| 2% | | 2% | | 2% | |
| | | 6% | 75% | 5% | 80% |
| 2% | | 3% | 80% | 2% | |
| 2% | 95% | 4% | 85% | 3% | 85% |
| 3% | | 7% | 90% | 6% | 90% |
| 2% | 100% | 7% | 95% | 6% | 95% |
| | | 2% | 100% | 2% | 100% |
| | | 1% | | 1% | |

APPR 4/1/23 Date 1-4-24 YR For 24-25 % COMP 85
 APPR _____ Date _____ YR For _____ % COMP _____
 APPR _____ Date _____ YR For _____ % COMP _____
 APPR _____ Date _____ YR For _____ % COMP _____

Percent Complete Form

Account # _____

Gut & Remodels

| | | |
|-------------------------------|----|-----|
| Interior Trim Carpentry | 7% | 90% |
| Floor Coverings & Countertops | 7% | 85% |
| Plumbing Fixtures | 4% | 80% |
| Electrical Fixtures | 3% | 80% |
| Cabinets | 6% | 75% |
| Drywall (Finished) | 5% | 70% |
| Insulation | 3% | 65% |

APPR _____ Date _____ YR For _____ % COMP _____
 APPR _____ Date _____ YR For _____ % COMP _____
 APPR _____ Date _____ YR For _____ % COMP _____
 APPR _____ Date _____ YR For _____ % COMP _____

Outbuilding Type: _____

| | % Item | % Sum |
|-------------------------|--------|-------|
| Excavation/Foundation | 10% | 40% |
| Floor - Concrete/Wood | 30% | |
| Walls - Framing | 10% | 65% |
| Walls - Covering/Siding | 15% | |
| Roof - Framing/Trusses | 15% | |
| Roof - Sheathing | 5% | 95% |
| Roof - Cover | 10% | |
| Doors & Windows | 5% | 100% |

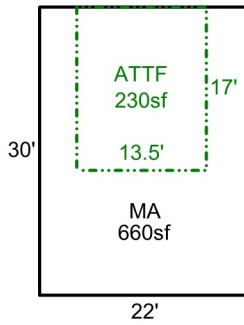
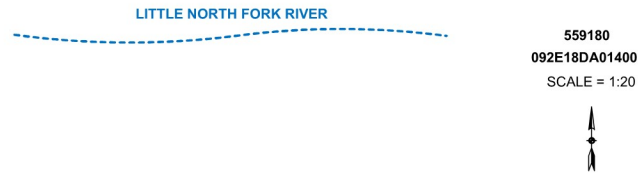
APPR _____ Date _____ YR For _____ % COMP _____
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 APPR _____ Date _____ YR For _____ % COMP _____

SKETCH/AREA TABLE ADDENDUM

SUBJECT INFO

File No.: 559180 Parcel No.: 092E18DA01400
 Property Address: 11667 RIVERWOOD DR SE
 City: LYONS County: State: OR ZipCode: 97358
 Owner:
 Client: Client Address:
 Appraiser Name: Inspection Date:

SKETCH



Sketch by Apex Sketch

AREA CALCULATIONS SUMMARY

| Code | Description | Factor | Net Size | Perimeter | Net Totals |
|------|-------------|--------|----------|-----------|------------|
| GLA1 | MA | 1.0 | 660.0 | 104.0 | 660.0 |
| GLA2 | ATTF | 1.0 | 229.5 | 61.0 | 229.5 |

COMMENT TABLE 1

UPDATED BY JRONDEMA 11/14/18
 UPDATED BY CJURAN 01/28/2021
 UPDATED BY CJURAN 01/05/2023 555-22-004151

COMMENT TABLE 2

CL #10 12/17/2020 AOG

COMMENT TABLE 3

Net LIVABLE cnt 2 (rounded) 890



9/26/23



9/26/23