

Summary Lead Appr: WW Clerk: _____ Lead Clerk: _____ Appr: HDL Print Date: 12/14/2023

Acct ID: 530291 MTL: 082W23C000200 Date: 2/2/24 Appr: MISL Prop Class: 581 RMV Prop Class: ~~501~~ 451
 Situs: _____ MaSaNh: 07 06 000 Unit: 43462 Year: 2024

Last Date Appraised: 10/09/2019 Appraiser: MATT LORD Retag: Y N Tag info: 2024 - NEW CONSTRUCTION (Residence)

Owner: THOMAS WILLIAM FRY LT & Roll Type: R
 Cycle: Tag Sales Verification Other: _____ Inspection level: 1 2 3 4 LCB TTO INSP AV: 30757

RMV Land: 300510 RMV Imp: 45340 RMV Total: 345850 MAV: 28680 MSAV: 2077 SAV: 4024
 Comment: 23-004239 USFD 3BD ZBA Latred

Notations ✓ 1/1/25 For completion SFD C 60% complete
 No notation data available.

OSDs SA OSDA Per CWO send intent letter to disq from STF now less than 10 acres with new res
 No OSD data available.

PLEASE CREATE 1 AC MKT HOMESITE

Site	Code Area	Size	Use Code	Zone	SAV Use	Exception
Site: 1	Code Area: 05558	Size: 10.32 Acres	Use Code: 005	Zone: REST	SAV Use: 011	Exception: 0
Class: STFC	Value Source: Small Tract Forest land	Description: SMALL TRACT FORESTLAND C	RMV: 271800	Exception: Y N		
Adjustment(s):	Fire Patrol:	Description:				
Comments: Liability year - 1983, STF - 2004 / 560050 /02-03: REAPPRAISAL //04-05: STF APPLICATION APPROVED 05-06: UPDATE PART TOTALS						
Site: 2	Code Area: 05558	Size: 1.09 Acres	Use Code: 005	Zone: REST	SAV Use: 011	Exception: 0
Class: 4BDS S	Value Source: Farm Use - EFU	Description: FOUR BENCH DRY SPECIAL SOUTH	RMV: 28710	Exception: Y N		
Adjustment(s):	Fire Patrol:	Description:				
Comments: Liability year - 1983, STF - 2004						

Improvements - Residence / Manufactured Structures

No residence or manufactured structure improvement data available.

Improvements - Accessory Buildings

Bldg: 1	Code Area: 05558	Stat Class: 351	Year Blt: 1992	Eff Year Blt: 1992	Sq.Ft: 1440	% Complete: 100
Desc: General Purpose Building (GB)			Dimensions: 48x30		RMV: 11800	
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
General Purpose Bldg	5	Finished	1440	0	0	1992	1992	FAIR	Y N

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity
No accessory data available					

Bldg: 2	Code Area: 05558	Stat Class: 351	Year Blt: 2018	Eff Year Blt: 2018	Sq.Ft: 1320	% Complete: 100
Desc: General Purpose Building (GB)			Dimensions: 30x44		RMV: 33540	
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
General Purpose Bldg	6	Finished	1320	0	0	2018	2018	FAIR	Y N

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity
CONCRETE DRIVEWAY	6	432	2019	2186	1
Exception: Y N					

ACCOUNT # 530291 DATE: 2/2/24 RMV CLASS 581 PROP CLASS 501
 MTL 82w 23C 200 APPR MSL TAG Y N

COMMENTS: AND STAIRS

RESIDENCE / MANUFACTURED STRUCTURES

ACCESSORY IMPROVEMENTS / OUTBUILDINGS

STAT 4 QLTY + - FLOOR MA
 AREA 2456 EFF AREA 2456 BED 3
 ROOF + HVAC +
 BATH PKG: BATH 2 BATH + 1/2 BTH
 FIREPLACE: 1
 KITCHEN - +
 YR BLT 2023 EFF YR 2023 ECON _____
 % COMP 60 % GOOD _____ FUNC _____
 EXCEPT Y N LUMP SUM: _____
 MISC: _____

YI CLASS 4 F G A E
 SKIRT + LIN FT _____
 COMMENT: FIREPLACE

STAT 4 QLTY + - FLOOR MA2
 AREA 292 EFF AREA 292 BED _____
 ROOF + HVAC +
 BATH PKG: BATH _____ BATH + 1 1/2 BTH
 FIREPLACE: _____
 KITCHEN - +
 YR BLT 2023 EFF YR 2023 ECON _____
 % COMP 60 % GOOD _____ FUNC _____
 EXCEPT Y N LUMP SUM: _____
 MISC: _____

YI CLASS 4 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 ALF
 STAT / CLASS 4
 SIZE 412
 FAIR
AVERAGE
 GOOD
 EXCELLENT
 BATH _____

YR BLT 2023
 EFF YR 2023
 % COMP 60
 EXCEPT Y N
 MISC: _____

COMMENT: _____

TYPE _____
 STAT / CLASS _____
 SIZE _____
 FAIR
 AVERAGE
 GOOD
 EXCELLENT
 BATH _____

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

TYPE ALF
 STAT / CLASS 4
 SIZE 437 473
 FAIR
 AVERAGE
 GOOD
 EXCELLENT
 BATH _____

YR BLT 2023
 EFF YR 2023
 % COMP 60
 EXCEPT Y N
 MISC: _____

COMMENT: _____

TYPE _____
 STAT / CLASS _____
 SIZE _____
 FAIR
 AVERAGE
 GOOD
 EXCELLENT
 BATH _____

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

Percent Complete Form

Account # 530291

Additions

New Homes

		No Basement		Basement	
% Item	% Sum	% Item	% Sum	% Item	% Sum
3%		Plans/Survey	3%		3%
2%	0%	Excavation	2%	0%	4%
3%		Foundation	3%		10%
35%	45%	Framing	14%	20%	35%
8%	50%	Trusses	7%	30%	40%
7%	60%	Roofing	7%	35%	45%
7%	65%	Windows/Ext Doors	7%	45%	6%
5%	70%	Siding	5%	50%	5%
4%	75%	Plumbing Rough-In	4%		3%
3%		Electrical Rough-In	3%	55%	2%
2%		Heating Rough-In	2%		1%
	80%	Heating Unit	1%	60%	1%
3%		Insulation	3%		2%
5%	85%	Drywall (Finished)	5%	65%	4%
2%	90%	Paint Interior	2%	70%	2%
2%		Paint Exterior	2%		2%
		Cabinets	6%	75%	5%
2%		Electrical Fixtures	3%	80%	2%
2%	95%	Plumbing Fixtures	4%	85%	3%
3%		Floor Coverings & Countertops	7%	90%	6%
2%	100%	Interior Trim Carpentry	7%	95%	6%
		Porch/Entry/Stoop	2%	100%	2%
		Finish Grade	1%		1%

APPR MDL Date 2/9/24 YR For 24-25 % COMP 60
 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%

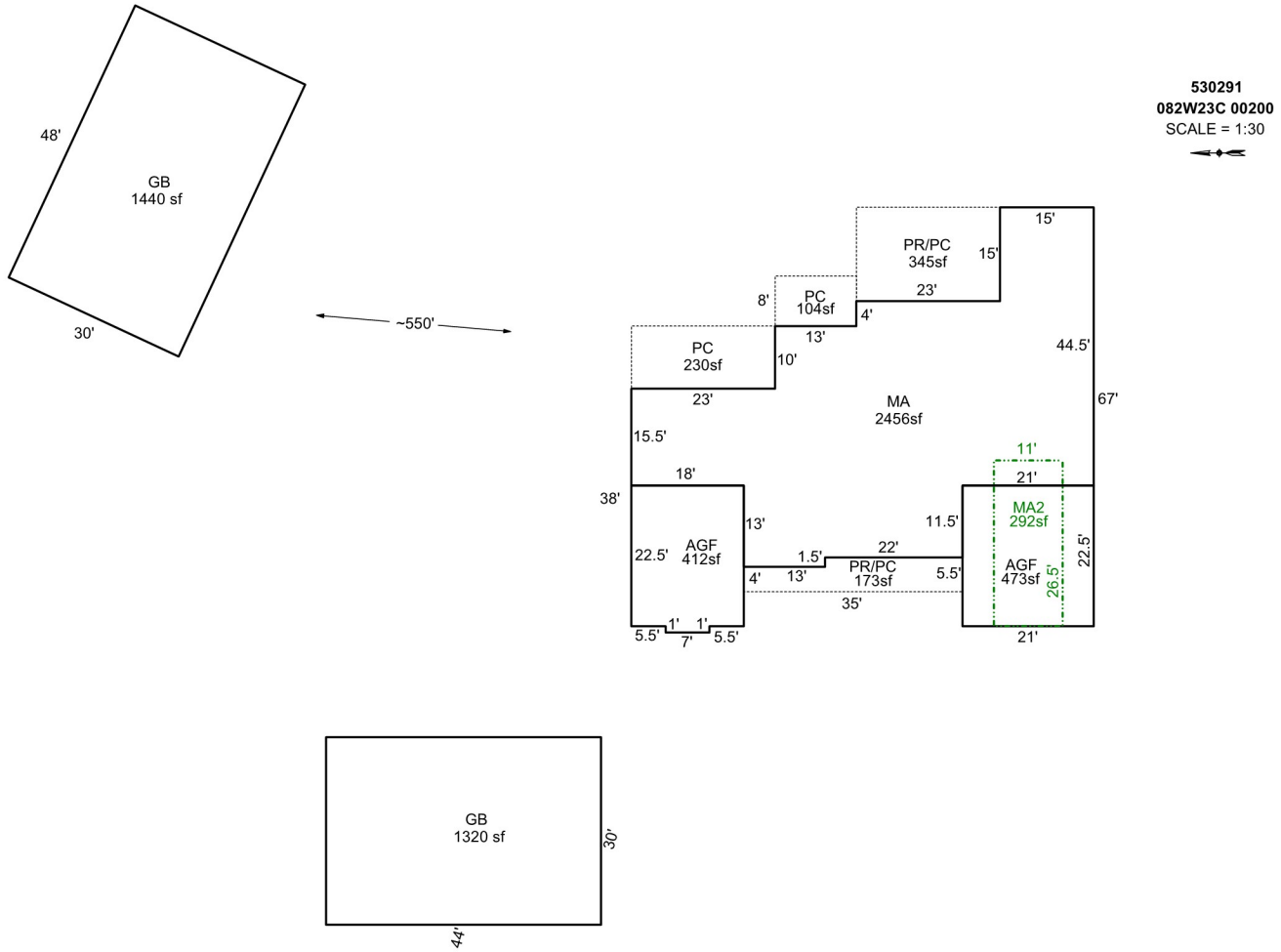
APPR _____ Date _____ YR For _____ % COMP _____
 APPR _____ Date _____ YR For _____ % COMP _____
 APPR _____ Date _____ YR For _____ % COMP _____
 APPR _____ Date _____ YR For _____ % COMP _____

SKETCH/AREA TABLE ADDENDUM

SUBJECT INFO

File No.: 530291 Parcel No.: 082W23C 00200
 Property Address: 6680 76TH AV SE
 City: SALEM County: MARION State: OR ZipCode: 97317
 Owner:
 Client: Client Address:
 Appraiser Name: Inspection Date:

SKETCH



AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GBA1	GB	1.0	1440.0	156.0	
	GB	1.0	1320.0	148.0	2760.0
GLA1	MA	1.0	2456.0	263.0	2456.0
GLA2	MA2	1.0	291.5	75.0	291.5
GAR	AGF	1.0	472.5	87.0	
	AGF	1.0	412.0	83.0	884.5
P/P	PC	1.0	230.0	66.0	
	PC	1.0	104.0	42.0	
	PR/PC	1.0	345.0	76.0	
	PR/PC	1.0	173.0	81.0	852.0
	Net LIVABLE	cnt	2 (rounded)		2,748
	Net BUILDING	cnt	2 (rounded)		2,760

COMMENT TABLE 1

DRAWN BY JRONDEMA 3/14/18
 UPDATED BY JRONDEMA 6/18/18
 UPDATED BY JRONDEMA 2/7/19
 UPDATED BY CJURAN 10/02/2023 23-004239

COMMENT TABLE 2

COMMENT TABLE 3





R30291 GB 30X44
2019-06-21



2/2/24