

Acct ID: 538967 MTL: 071E27D000100 Date: **1-3-24** Appr: **Eva** Prop Class: 589 RMV Prop Class: 501  
 Situs: 158 SILVER FALLS DR NE SILVERTON OR 97381 MaSaNh: 01 06 000 Unit: 38004 **INPUT Eva** Year: 2024

Last Date Appraised: 05/01/2012 Appraiser: CLINT LUKE Retag: Y **N** Tag info: 2024 - REPAIR/REMODEL STRUCTURE (Condition)

Owner: POTTER, DAVID A Roll Type: R

Cycle **Tag** Sales Verification Other: Inspection level: 1 2 **3** 4 LCB TTO INSP AV: 81511

RMV Land: 407810 RMV Imp: 115420 RMV Total: 523230 MAV: 49110 MSAV: 32401 SAV: 53803

Comment:

**NO CITANCE TO MANUF**

**UPDATE AG ~~AG~~ REMOVE LTE Pm TAG**

Notations

RP/MS	Code	Description
MS	411	SEE ACCOUNT NOTES - 411
MS	DFL	DESIGNATED FORESTLAND
MS	ZONED	FARM EFU ZONED
RP	411	SEE ACCOUNT NOTES - 411
RP	DFL	DESIGNATED FORESTLAND
RP	ZONED	FARM EFU ZONED

OSDs

Count	Code	Description	RMV	Code Area	Exception
2	SAA	SA OSD - AVERAGE	45000	04480	0

Land

Site: 1 Code Area: 04480 Size: 1.00 Acres Use Code: 005 Zone: REST SAV Use: 011 Exception: 0  
 Class: Value Source: Farm Homesite Description: RMV: 10570 Exception: Y N  
 Adjustment(s): GSOIL, WASTE Fire Patrol: SA004 Description: FIRE PATROL  
 Comments: Liability year - 2009 / 400088//2012-13: #31, CHG FOREST HOMESITE/OSD TO FARM HOMESITE/OSD, ROLL 4.8 ACRES FROM DFL TO FARM AS CHRISTMAS TREES// 05-06: RECALC SETUP; APPR NO.17, 5/12/04 07-08: PART TOTALS UPDATED

Site: 3 Code Area: 04480 Size: 2.40 Acres Use Code: 005 Zone: REST SAV Use: 011 Exception: 0  
 Class: 2HD Value Source: Farm Use - EFU Description: TWO HILL DRY RMV: 27900 Exception: Y N  
 Adjustment(s): GSOIL, WASTE Fire Patrol: SA004 Description: FIRE PATROL  
 Comments: Liability year - 1972 / 00400088/03-04: EXPIRATION OF STO PROGRAM. CONVERSION BY DOR TO DESIGNATED FOREST LAND AT 100% PROGRAM. // 04-05: CHANGING STO LAND FROM >5000 TO DESIGNATED

Site: 4 Code Area: 04480 Size: 2.40 Acres Use Code: 005 Zone: REST SAV Use: 011 Exception: 0  
 Class: 4HD Value Source: Farm Use - EFU Description: FOUR HILL DRY RMV: 25360 Exception: Y N  
 Adjustment(s): GSOIL, WASTE Fire Patrol: SA004 Description: FIRE PATROL  
 Comments: Liability year - 1972 / 400088

Site: 5 Code Area: 04480 Size: 4.00 Acres Use Code: 005 Zone: REST SAV Use: 011 Exception: 0  
 Class: 2HD Value Source: Farm Use - EFU Description: TWO HILL DRY RMV: 46500 Exception: Y N  
 Adjustment(s): GSOIL, WASTE Fire Patrol: SA004 Description: FIRE PATROL  
 Comments: Liability year - 2021

Site: 6 Code Area: 04480 Size: 6.37 Acres Use Code: 005 Zone: REST SAV Use: 011 Exception: 0  
 Class: 4HD Value Source: Farm Use - EFU Description: FOUR HILL DRY RMV: 67320 Exception: Y N  
 Adjustment(s): GSOIL, WASTE Fire Patrol: SA004 Description: FIRE PATROL  
 Comments: Liability year - 2021

Site: 7 Code Area: 04480 Size: 9.50 Acres Use Code: 005 Zone: REST SAV Use: 011 Exception: 0  
 Class: 4HD Value Source: Farm Use - EFU Description: FOUR HILL DRY RMV: 100400 Exception: Y N  
 Adjustment(s): GSOIL, WASTE Fire Patrol: SA004 Description: FIRE PATROL  
 Comments: Liability year - 2021 / 21-22: APPROVED FOR FARM USE//2012-13: PER #31, DISQ 9.5 ACRES FROM DFL, CHG FROM DFL TO ZONED FARMLAND ON 4.8 ACRES AND MOVE PART OF DFL TO WASTE (.70)// 05-06: RECALC SETUP; APPR NO.17, 5/12/04 //05-6: CHG OF SOIL CLASS FROM DESIG FORESTLAND TO POND, REMAINS UNDER FOREST DEFERRAL PROGRAM. //05-06: 9 AC DISQ FOREST DEFERRAL 07-08: PART TOTALS UPDATED

Site: 8 Code Area: 04480 Size: 5.30 Acres Use Code: 005 Zone: REST SAV Use: 011 Exception: 0  
 Class: FTLC Value Source: Designated Forest Land Description: DFL Class C RMV: 56010 Exception: Y N  
 Adjustment(s): GSOIL, WASTE Fire Patrol: SA004 Description: FIRE PATROL  
 Comments: Liability year - 1972 / 16-17: COMBINED LIKE LAND SEG// 400008//2012-13: PER #31, DISQ 9.5 ACRES FROM DFL, CHG FROM DFL TO ZONED FARMLAND ON 4.8 ACRES AND MOVE PART OF DFL TO WASTE (.70)// 05-06: RECALC SETUP; APPR NO.17, 5/12/04 //05-6: CHG OF SOIL CLASS FROM DESIG FORESTLAND TO POND, REMAINS UNDER FOREST DEFERRAL PROGRAM. //05-06: 9 AC DISQ FOREST DEFERRAL 07-08: PART TOTALS UPDATED

Site: 9 Code Area: 04480 Size: 2.70 Acres Use Code: 005 Zone: REST SAV Use: 011 Exception: 0  
 Class: Water Value Source: Pond Description: Ponds, rivers, creeks, streams, lakes RMV: 28530 Exception: Y N  
 Adjustment(s): GSOIL, WASTE Fire Patrol: SA004 Description: FIRE PATROL  
 Comments: Liability year - 1972 / 400008 05-06: RECALC SETUP; APPR NO.17, 5/12/04 05-06: PER #31 RECLASS 2.7 ACRES FOREST TO POND.

Site: 10 Code Area: 04480 Size: 0.70 Acres Use Code: 005 Zone: REST SAV Use: 011 Exception: 0  
 Class: WST Value Source: Farm Use - EFU Description: Rural WASTELAND RMV: 220 Exception: Y N  
 Adjustment(s): GSOIL, WASTE Fire Patrol: SA004 Description: FIRE PATROL  
 Comments: Liability year - 1972 / 400008 05-06: RECALC SETUP; APPR NO.17, 5/12/04 05-06: PER #31 RECLASS 2.7 ACRES FOREST TO POND.

**Improvements - Residence / Manufactured Structures**

Bldg: 1 Code Area: 04480 Stat Class: 130 Year Blt: 1990 Eff Year Blt: 1990 Sq.Ft: 1376 % Complete: 100  
 Desc: Res other improvements Dimensions: RMV: 58190  
 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
Garage Attached	3	Unfinished	864	0	0	1990	1990	ROOF

**Accessories**

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity
YARD IMPROVEMENTS AVERAGE	3	1	1990	14062	1

Bldg: 2 Code Area: 04480 Stat Class: 467 Year Blt: 1977 Eff Year Blt: 1977 Sq.Ft: 2256 % Complete: 100  
 Desc: MANUF STRUCT, CLASS 6, 26' THROUGH 28' WIDE DOUBLE Dimensions: RMV: 41170  
 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	6	Finished	2256	0	FB-2	1977	1977	ROOF, KIT-, BATH - 2, HVAC+

**Accessories**

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

**Improvements - Accessory Buildings**

Bldg: 3 Code Area: 04480 Stat Class: 353 Year Blt: 2002 Eff Year Blt: 2002 Sq.Ft: 1440 % Complete: 100  
 Desc: Machine Shed (MS) Dimensions: 48x30 RMV: 12840  
 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
Machine Shed	5	Finished	1440	0	0	2002	2002	FAIR <i>AVS</i> <i>Yo</i>	

**Accessories**

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

Bldg: 4 Code Area: 04480 Stat Class: 356 Year Blt: 1993 Eff Year Blt: 1993 Sq.Ft: 688 % Complete: 100  
 Desc: Lean-to Excellent (LTE) Dimensions: 28x8 RMV: 3220  
 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
Lean-to Excellent	4	Finished	464	0	0	1993	1993	FAIR <i>GOOD</i>	
Lean-to Excellent	4	Finished	224	0	0	0	0		

**Accessories**

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



*1-3-24*



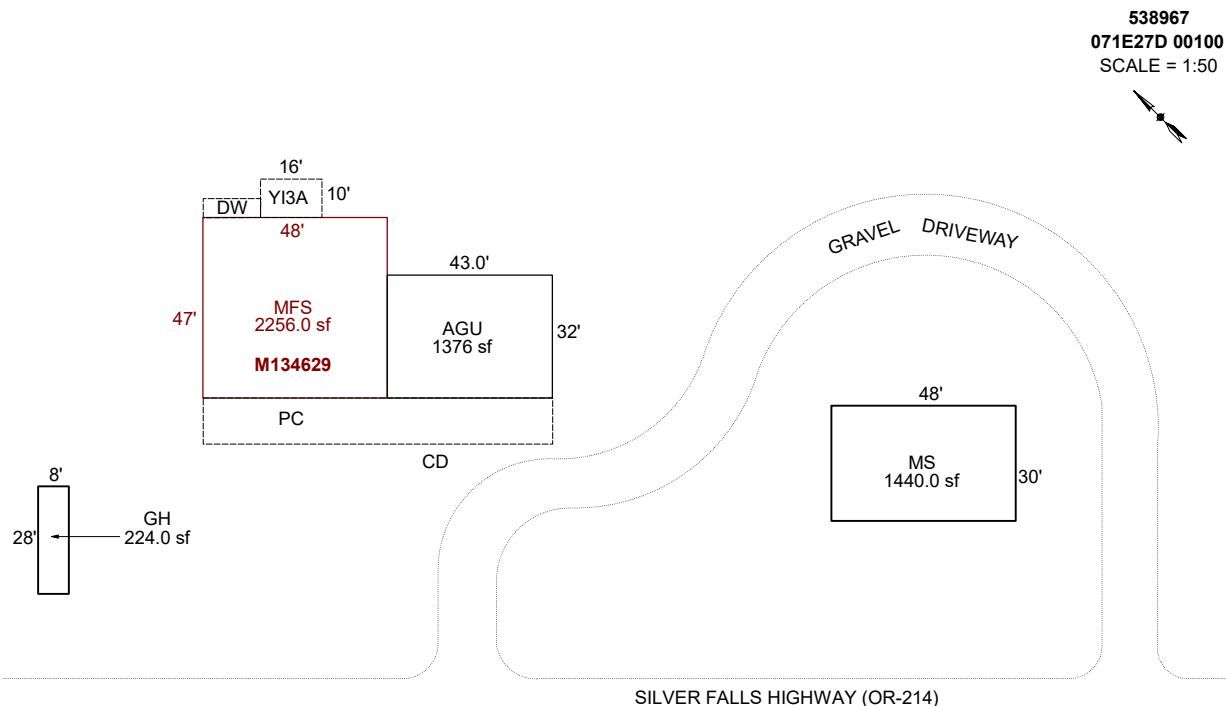
*1-3-24*

# SKETCH/AREA TABLE ADDENDUM

## SUBJECT INFO

File No.: 538967 Parcel No.: 071E27D 00100  
 Property Address: 158 SILVER FALLS DRIVE SE  
 City: SILVERTON County: MARION State: OR ZipCode: 97381  
 Owner:  
 Client: Client Address:  
 Appraiser Name: Inspection Date:

## SKETCH



### AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GBA1	AGU	1.0	1376.0	150.0	
	MS	1.0	1440.0	156.0	
	GH	1.0	224.0	72.0	3040.0
GLA1	MFS	1.0	2256.0	190.0	2256.0
P/P	YI3A	1.0	160.0	52.0	
	DW	1.0	74.0	39.8	
	PC	1.0	1092.0	206.0	1326.0
	Net LIVABLE	cnt	1 (rounded)		2,256
	Net BUILDING	cnt	3 (rounded)		3,040

### COMMENT TABLE 1

Apex 3/11/2011  
 Edited to add GH and LTE 5/30/12 Jane  
 UPDATED BY CJURAN 01/25/2024

### COMMENT TABLE 2

CL 01/03/2024

### COMMENT TABLE 3

TAGS L3