

Summary

Lead Appr: \_\_\_\_\_ Clerk: **lak 11.21.24** Lead Clerk: \_\_\_\_\_ Appr: \_\_\_\_\_

Print Date:

10/2/2024

Acct ID: 125131 MTL: 051W06CC00100P1 Date: **10/3/24** Appr: **02** Prop Class: 019

RMV Prop Class: 019

Situs: 1999 JANSEN WAY # 39 WOODBURN, OR 97071

MaSaNh: 12 05 000

Unit: 140289

Year: 2024

**25.26**

Last Date Appraised: 08/20/2024 Appraiser: THERESA SWEARINGEN Retag: Y N Tag info:

Owner: YAN, GUANGHAN

Roll Type: MS

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

AV: 34320

RMV Land: 0 RMV Imp: 64750 RMV Total: 64750 MAV: 0 MSAV: 0

SAV: 0

Comment: 24-25: Other VE removed, home sold 5/7/24 ; L3 08.20.24 TS

23-24: L3 08.07.23 GM

Notations

No notation data available.

**done 24-25**

OSDs

No OSD data available.

**for VE Disq.**

Land

No land data available.

**N/C**

Improvements - Residence / Manufactured Structures

Bldg: 1 Code Area: 03030 Stat Class: 446 Year Blt: 1973 Eff Year Blt: 1993 Sq.Ft: 1344 % Complete: 100  
Desc: MANUF STRUCT, CLASS 4 24' WIDE DOUBLE Dimensions: 56x24 RMV: 64750  
Func Obsc: 100 Econ %: 100 Other %: 100 Exception: 34320 Adjust: Adjust RMV: 0

Floors

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory	Exception: Y N
First Floor	4	Finished	1344	2	FB-2	1973	1993	BATH - 2, HVAC+, ROOF, SKIRT, KIT	Y N

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception: Y N
DECK	4	100	1993	660	0	Y N
ROOF EXTENSION OR PATIO COVER	4	478	1993	4159	0	Y N

Improvements - Accessory Buildings

No improvement data available for all other stat class types.

**MLS 815272**

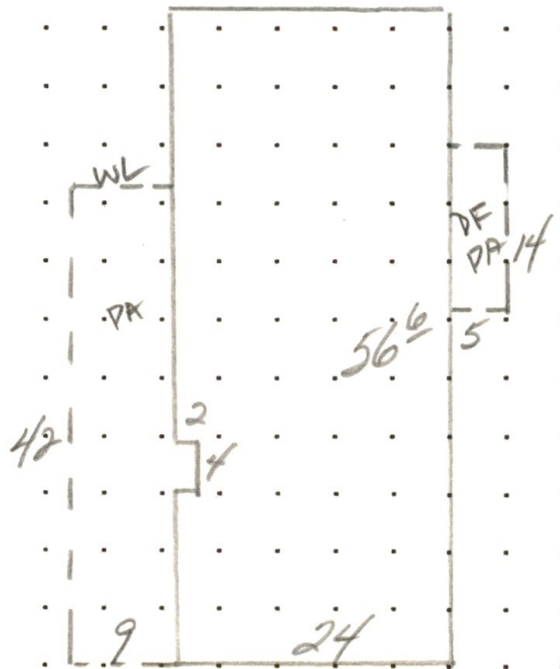
M125131

# BUILDING DIAGRAM AND OUTBUILDINGS

ACCT NO: X 92031

MAP NO:

TAX LOT:



CALCULATIONS:

SCALE: 1" = 20'

1999 JANSEN WY # 39

MEASUREMENT VERIFIED		YR BLT: 73	ADDRESS: SENIOR ESTATES MHP	SALES	
DATE	BY	REMARKS:	BUILDER: STATLER by Guerdon.	Date	Amt.
3-12-96	79w8P				
9-21-12	OTH NV				



**Marion County**  
OREGON  
ASSESSOR'S OFFICE

Date Printed: 10/2/2024

**Appraiser Sales Verification From**

Primary Acct: 125131  
 MTL: 051W06CC00100  
 MaSaNh/P.Class: 1205000/019  
 Appraiser: THERESA  
 MS Acct: SWEARINGEN  
 125131

Situs: 1999 JANSEN WAY # 39 WOODBURN, OR 97071

Grantor:  
DUNN, MARIA DJ

Grantee:  
YAN, GUANGHAN

Deed: MS  
 Accts In Sale: 1  
 Sale Date: 5/7/2024  
 Sale Price: 55,000  
 Code: 00  
 Ratio: 118

Total Sale RMV:  
 Land:  
 OSD:  
 Imp:  
 Grand Total: 64750

Attempt	Date/Time	Reason
1 <sup>st</sup>		
2 <sup>nd</sup>		

Contact: \_\_\_\_\_ Phone/email: \_\_\_\_\_

- Was the property listed on the open market? Days: 35 MLS: 815272 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) 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:  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

Appraiser: \_\_\_\_\_ Date: \_\_\_\_\_



lak 8.22.24

MBH 8/22/24

Summary

Lead Appr: \_\_\_\_\_ Clerk: \_\_\_\_\_ Lead Clerk: \_\_\_\_\_ Appr: \_\_\_\_\_

Print Date:

8/16/2024

Acct ID: 125131 MTL: 051W06CC00100P1 Date: 8/20/24 Appr: 02 Prop Class: 019 RMV Prop Class: 019

ts 8-26-24

Situs: 1999 JANSEN WAY # 39 WOODBURN, OR 97071 MaSaNH: 12 05 000 Unit: 140289 Year: 2024

Last Date Appraised: 08/07/2023 Appraiser: THERESA SWEARINGEN Retag: Y N Tag info:

Owner: YAN, GUANGHAN Roll Type: M5

Cycle Tag Sales Verification Other: VE Inspection level: 1 2 3 4 LCB TTO INSP AV: 25840

RMV Land: 0 RMV Imp: 39530 RMV Total: 39530 MAV: 25840 MSAV: 0 SAV: 0

Comment: 23-24: L3 08.07.23 GM

Notations

No notation data available.

OSDs

No OSD data available.

Re - MAV Veterans Exemption

Land

No land data available.

update EYB Deck & R size

Improvements - Residence / Manufactured Structures

Bldg: 1 Code Area: 03030 Stat Class: 446 Year Blt: 1973 Eff Year Blt: 1976 Sq.Ft: 1344 % Complete: 100  
Desc: MANUF STRUCT, CLASS 4 24' WIDE DOUBLE Dimensions: 56x24 RMV: 39530  
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Floors

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory	Exception: Y N
First Floor	4	Finished	1344	2	FB-2	1973	1976	BATH - 2, KIT, HVAC+, ROOF, SKIRT	Y N

1993

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception: Y N
DECK	4	100.70	1976	308	0	Y N
ROOF EXTENSION OR PATIO COVER	4	478.48	1976	2598	0	Y N

1993

Improvements - Accessory Buildings

No improvement data available for all other stat class types.





Sold 4/24  
#55,000

MLS  
viewed  
NEW AC

BI's CABI - Lvr

LAK

Summary Lead Appr: \_\_\_\_\_ Clerk: \_\_\_\_\_ Lead Clerk: \_\_\_\_\_ Appr: \_\_\_\_\_

Acct ID: 125131 MTL: 051W06CC00100P1 Date: 8-7-23 Appr: [Signature] Prop Class: 019 RMV Prop Class: 019

Situs: 1999 JANSEN WAY # 39 WOODBURN, OR 97071 MaSaNh: 12 05 000 Unit: 140289 Year: 2023-24

Last Date Appraised: 09/21/2012 Appraiser: THERESA SWEARINGEN Retag: Y N Tag info:

Owner: DUNN, MARIA DJ Roll Type: MS