

Summary

Lead Appr: _____ Clerk: _____ Lead Clerk: _____ Appr: _____

Print Date:

10/2/2024

Acct ID: 133646

MTL: 081W30C001200P1

Date: 11/6/24

Appr: 02

Prop Class: 019

RMV Prop Class: 019

ts 12-13-24

Situs: 618 WINDEMERE ST # 10 AUMSVILLE, OR 97325

MaSaNh: 17 05 000

Unit: 143728

Year: 2024

25-26

Last Date Appraised: 07/01/2015

Appraiser: THERESA SWEARINGEN

Retag: Y N

Tag info:

Owner: PULIDO, DAVID

Roll Type: MS

Cycle Tag Sales Verification Other: _____

Inspection level: 1 2 3 4 LCB TTO INSP

AV: 44160

RMV Land: 0

RMV Imp: 74690

RMV Total: 74690

MAV: 44160

MSAV: 0

SAV: 0

Comment: WINDEMERE MEADOWS, SPACE #10, MS SERIAL # ORFLS48AB21607GH13, X # X00240467, PERSONAL MS

Notations

No notation data available.

update CYB 270

OSDs

No OSD data available.

Land

No land data available.

Improvements - Residence / Manufactured Structures

Bldg: 1 Code Area: 05058 Stat Class: 457 - Year Blt: 1996 Eff Year Blt: 1996 Sq.Ft: 1215 % Complete: 100

Desc: MANUF STRUCT, CLASS 5, 26' THROUGH 28' WIDE DOUBLE

Dimensions: 45x27

RMV: 74690

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 5 - Finished 1215 3 FB-2 1996 1996 BATH - 2, KIT-, HVAC+, ROOF+, SKIRT Exception: Y N

2000

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception: Y N
DECK	5	48	1996	401	0	Exception: Y N
MULTI-PURPOSE BUILDING	5	80	1996	0	0	Exception: Y N
ROOF EXTENSION OR PATIO COVER	5	300	1996	3306	0	Exception: Y N

2000

Improvements - Accessory Buildings

No improvement data available for all other stat class types.



M/S

W/M, Fresh Paint new siding

Personal Property Manifest # 18,500 **FIFTH FLOOR** Transfer Transit #5230

M133646 081W30C 01200 Appr #: DT4 Date 7-1-15 Prop Class 019 Prop Code 157
 Situs Address 618 WINDEMERE ST, #10 Franchise Code 04 Year For: 2015-2016
 Owner WATSON, RANDALL & P.C. 24

Notes: Inventory update NV for DP (ES) (S-15)
 RMV Imp: 23,600 RMV Total: 23,600 MSO Total: 23,600

Seg. # 1.1 Method M04 Class 5D Area 1215 Eff Area 1215 Length 45 Width 27
 Make: FLTWD Model: GREENHILL Infinish: DRYWL Roof Cover COMPAN Comp ✓
 Plumbing BATH2 Heat: FA Fireplace: Inter. Comp: DW;H&F Bedrooms: 3
 Year Built 1996 Eff. Year Built 1996 Cond. P F A G E
 Adj Codes MSLCMD Qty 5 % Comp ___ Func ___ Econ ___ RMV 19,960
 Lump Sum ___ Except Code/Year ___ Comments Mul. window trim + windows.
class chg = Appr. judgement

Accessory Improvements

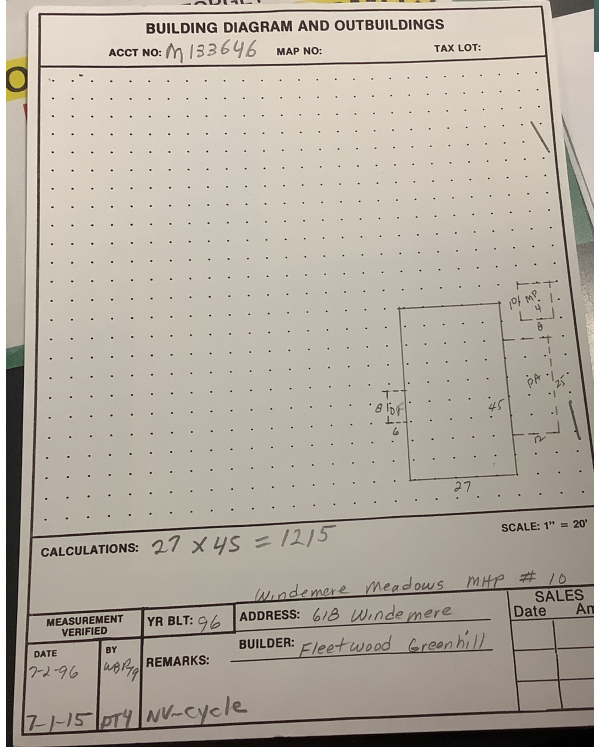
Seg. # 1.3 Method: R05 Class Area 48 Eff Area 48
 Length 8 Width 6 Foundation Ex. Wall Roof Cover
 Roof Style Floor Plumbing
 Year Built 1996 Eff. Year Built: 1996 Cond. P F A G E % Comp ___ Econ ___ RMV: 230
 Lump Sum ___ Except Code/Year ___ Comments ___

Seg. # 1.4 Method: R05 Class Area 300 Eff Area 300
 Length 25 Width 12 Foundation Ex. Wall Roof Cover METAL
 Roof Style Floor Plumbing
 Year Built 1996 Eff. Year Built: 1996 Cond. P F A G E % Comp ___ Econ ___ RMV: 2,140
 Lump Sum ___ Except Code/Year ___ Comments ___

Out Buildings and Skirting

Seg. # 1.2 Method: M04 Class Area 144 Eff Area 144
 Length Width Foundation Ex. Wall WOOD Roof Cover
 Roof Style Floor Plumbing
 Heat Int. Comp. Elect. Yr. Bit. Eff. Yr. Bit: 1996
 Cond. P F A G E Adj. Codes % Comp ___ Func ___ Econ ___ RMV: 630
 Lump Sum ___ Except Code/Year ___ Comments ___

Seg. # 2.1 Method: F09 Class 4 Area 80 Eff Area 80
 Length 10 Width 8 Foundation Ex. Wall Roof Cover COMP
 Roof Style Floor DIRT Plumbing
 Heat Int. Comp. Elect. Yr. Bit. 1996 Eff. Yr. Bit: 1996
 Cond. P F A G E Adj. Codes FLCM % Comp ___ Func ___ Econ ___ RMV: 640
 Lump Sum ___ Except Code/Year ___ Comments NIV





M133646 7-01-15



Marion County
OREGON
ASSESSOR'S OFFICE

Date Printed: 10/2/2024

Appraiser Sales Verification From

Primary Acct: 133646
MTL: 081W30C001200
MaSaHh/P.Class: 1705000/019
Appraiser: THERESA
MS Acct: SWEARINGEN
133646

Situs: 618 WINDEMERE ST # 10 AUMSVILLE, OR 97325

Grantor:
GARCIA,REYNALDO M & HERNANDEZ,VANESSA A

Grantee:
PULIDO, DAVID

Deed: MS
Accts In Sale: 1
Sale Date: 5/1/2024
Sale Price: 118,095
Code: 00
Ratio: 63

Total Sale RMV:
Land:
OSD:
Imp:
Grand Total: 74690

Attempt	Date/Time	Reason
1 st		
2 nd		

Contact: Mrs. owner Phone/email: _____

- Was the property listed on the open market? Days: 47 MLS: 814363 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? \$ unsure 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: fair price

Appraiser: 02 Date: 11/6/24