

lak 11.21.24

Summary Lead Appr: _____ Clerk: _____ Lead Clerk: _____ Appr: _____ Print Date: 10/2/2024

Acct ID: 130490 MTL: 082W06AC02600P251 Date: 11/6/24 Appr: 02 ts 12-16-24 RMV Prop Class: 019

Situs: 2232 42ND AVE SE # 405 SALEM, OR 97317 MaSaNh: 17 05 003 Unit: 142272 Year: 2024

Last Date Appraised: 09/16/2016 Appraiser: THERESA SWEARINGEN Retag: Y N Tag info:

Owner: DUCLOS, MARY Roll Type: MS

Cycle Tag Sales Verification Other: _____ Inspection level: 1 2 3 4 LCB TTO INSP AV: 15670

RMV Land: 0 RMV Imp: 38160 RMV Total: 38160 MAV: 15670 MSAV: 0 SAV: 0

Comment: SUNDIAL TERRACE, SPACE #405, MS SERIAL # 64204, X # X00191318, PERSONAL MS

Notations

No notation data available.

update EYB T/O

OSDs

No OSD data available.

Land

No land data available.

Improvements - Residence / Manufactured Structures

Bldg: 1 Code Area: 24010 Stat Class: 455 Year Blt: 1970 Eff Year Blt: 1972 Sq.Ft: 800 % Complete: 100
Desc: MANUF STRUCT, CLASS 5, 20' WIDE DOUBLE Dimensions: 40x20 RMV: 38160
Func Obsc: 100 Econ %: 100 Other %: 100 Exception: 0 Adjust: Adjust RMV: 0

Floors

Table with columns: Type, Class, Display Group, Floor Size, Beds, Baths, Yr Blt, Eff Yr Blt, Inventory, Exception. Row 1: First Floor, 5, Finished, 800, 2, FB-1, 1970, 1972, BATH - 1, KIT, HVAC+, ROOF+, SKIRT, Exception: Y N

Accessories

Table with columns: Description, Class, Size SqFt, Eff Yr Blt, RMV, Quantity, Exception. Row 1: DECK, 5, 243, 1972, 1069, 0, Exception: Y N. Row 2: ROOF EXTENSION OR PATIO COVER, 5, 292, 1972, 1694, 0, Exception: Y N

Improvements - Accessory Buildings

No improvement data available for all other stat class types.



D. W. W.

Realtor. car original

✓ M130490 082W06A 00100 Appr #: DT4 Date 2-16-16 Prop Class 019 Prop Code T55
 Situs Address 2232 42ND AV SE, #405 Franchise Code 04 Year For: 2016-2017
 Owner MAISEL, LINDA D 2017-18

Notes: Tags Cycle Sales Verification N.C. Other: _____

RMV Imp: 10,730 RMV Total: 10,730 M50 Total: 10,730

Seg. Type MA Seg. # 1.1 Method M04 Class 5D Area 800 Eff Area 800 Length 40 Width 20
 Make: SKYLINE Model: HILLCREST Intfinish: PANEL Roof Cover METAL
 Plumbing BATH1 Heat: AC Fireplace: Inter. Comp: DW;H&F;DSP Bedrooms: 2
 Year Built 1970 Eff. Year Built 1972 Cond. P F A G E
 Adj Codes MSLCMD Qty 5 % Comp ___ Func ___ Econ ___ RMV 8,700
 Lump Sum ___ Except Code/Year ___ Comments original.
active roof leak

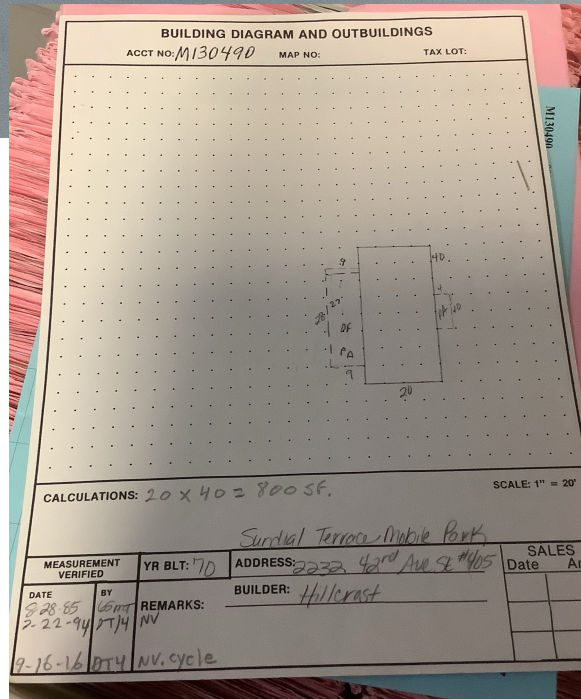
Accessory Improvements

Seg. Type PA MFD STRUCT Seg. # 1.3 Method: R05 Class Area 292 Eff Area 292
 Length Width Foundation Ex. Wall Roof Cover
 Roof Style Floor Plumbing
 Year Built Eff. Year Built: 1970 Cond. P F A G E % Comp ___ Econ ___ RMV: 1,210
 Lump Sum ___ Except Code/Year ___ Comments _____

Seg. Type DF MFD STRUCT Seg. # 1.4 Method: R05 Class Area 243 Eff Area 243
 Length 27 Width 9 Foundation Ex. Wall Roof Cover
 Roof Style Floor Plumbing
 Year Built Eff. Year Built: 1970 Cond. P F A G E % Comp ___ Econ ___ RMV: 670
 Lump Sum ___ Except Code/Year ___ Comments _____

Out Buildings and Skirting

Seg. Type MHSK MFD STRUCT Seg. # 1.2 Method: M04 Class Area 120 Eff Area 120
 Length Width Foundation Ex. Wall METAL Roof Cover
 Roof Style Floor Plumbing
 Heat Int. Comp. Elect. Yr. Blt. 1970 Eff. Yr. Blt: 1970
 Cond. P F A G E Adj. Codes % Comp ___ Func ___ Econ ___ RMV: 150
 Lump Sum ___ Except Code/Year ___ Comments _____





09-16-16 M130490



Marion County
OREGON
ASSESSOR'S OFFICE

Appraiser Sales Verification From

Primary Acct: 130490
 MTL: 082W06AC02600
 MaSaNh/P.Class: 1705003/019
 Appraiser: THERESA
 MS Acct: SWEARINGEN
 130490

Date Printed: 10/2/2024

Situs: 2232 42ND AVE SE # 405 SALEM, OR 97317

Grantor:
WOODARD, KIMBERLY K

Grantee:
DUCLOS, MARY

Deed: MS
 Accts In Sale: 1
 Sale Date: 6/10/2024
 Sale Price: 75,000
 Code: 33
 Ratio: 51

Total Sale RMV:
 Land:
 OSD:
 Imp:
 Grand Total: 38160

Attempt	Date/Time	Reason
1 st		
2 nd		

Contact: _____ Phone/email: _____

- Was the property listed on the open market? Days: _____ MLS: _____ 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: _____