

Acct ID: 345373 MTL: 081W33B004900 Date: 12-3-24 Appr: Gene Prop Class: 401 RMV Prop Class: 401
 Situs: 8196 RAUSCHER LN SE AUMSVILLE OR 97325 MaSaNh: 01 06 008 Unit: 86047 INPUT 12-16-24 Gene Year: 2024
 Last Date Appraised: 10/16/2019 Appraiser: CLINT LUKE Retag: Y 0 Tag info: 2025 - NEW CONSTRUCTION (Outbuilding)
 Owner: CHURCH LT Roll Type: R
 Cycle: Tag Sales Verification Other: _____ Inspection level: 1 0 3 4 LCB ITO INSP AV: 444970
 RMV Land: 274640 RMV Imp: 727310 RMV Total: 1001950 MAV: 444970 MSAV: 0 SAV: 0
 Comment:

Notations 24-000839 ADD GB Per TAG

No notation data available.

OSDs

Count	Code	Description	RMV	Code Area	Exception
1	MKTA	OSD - AVERAGE	45000	29588	0

Land

Site: 1 Code Area: 29588 Size: 2.08 Acres Use Code: 004 Zone: NREST SAV Use: Exception: 0
 Class: Value Source: Rural at MKT Description: RMV: 229640 Exception: Y N
 Adjustment(s): Fire Patrol: Description:
 Comments: 20-21: PER #10 UPGRADE OSD / 19-20: PER #10 ADD OSD / 2960180// 09-10: NEW SUBDIVISION

Improvements - Residence / Manufactured Structures

Bldg: 1 Code Area: 29588 Stat Class: 142 + Year Blt: 2018 Eff Year Blt: 2018 Sq.Ft: 3592 % Complete: 100
 Desc: Multi Story above grade Dimensions: RMV: 727310
 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
First Floor	4 +	Finished	1986	1	FB-1/ HB-1	2018	2018	BATH - 1, BTH - 1, KIT-, HVAC, FP, 2 ROOF	Exception: Y N
Second Floor	4 +	Finished	864	3	FB-1	2018	2018	BATH - 1, HVAC	Exception: Y N
Attic	4 +	Finished	742	0	0	2018	2018	HVAC	Exception: Y N
Garage Attached	4	Finished	1144	0	0	2018	2018	ROOF	Exception: Y N

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception
CONCRETE DRIVEWAY	4	220	2019	701	1	Exception: Y N
PATIO	4	272	2019	1466	1	Exception: Y N
PATIO	4	1064	2019	5735	1	Exception: Y N
ROOF EXTENSION OR PATIO COVER	4	48	2019	1364	1	Exception: Y N
ROOF EXTENSION OR PATIO COVER	4	114	2019	3272	1	Exception: Y N
ROOF EXTENSION OR PATIO COVER	4	272	2019	7730	1	Exception: Y N

Improvements - Accessory Buildings

No improvement data available for all other stat class types.

GB 5 40x84 AVB 2025
LTW 10x48 2025 } NEW



12/3/24



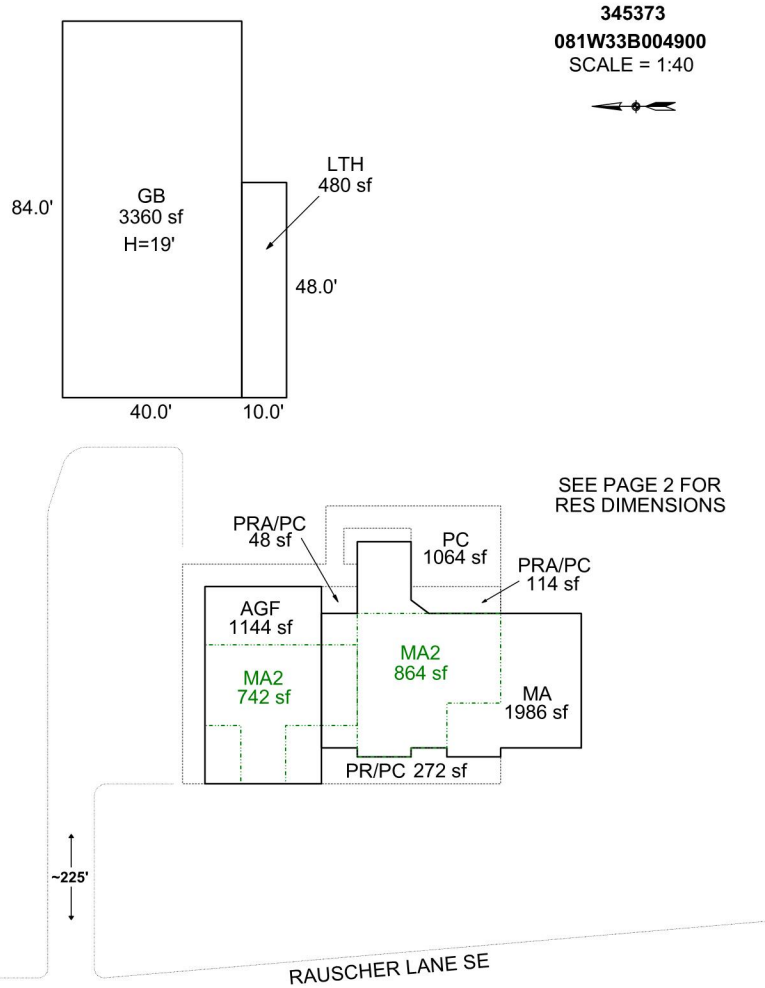
12/3/24

SKETCH/AREA TABLE ADDENDUM

SUBJECT INFO

File No.: 345373 Parcel No.: 081W33B004900
 Property Address: 8196 RAUSCHER LANE SE
 City: AUMSVILLE County: MARION State: OR ZipCode: 97325
 Owner:
 Client: Client Address:
 Appraiser Name: Inspection Date:

SKETCH



AREA CALCULATIONS SUMMARY

COMMENT TABLE 1

Code	Description	Factor	Net Size	Perimeter	Net Totals
GBA1	GB	1.0	3360.0	248.0	
	LTH	1.0	480.0	116.0	3840.0
GLA1	MA	1.0	1986.0	214.0	1986.0
GLA2	MA2	1.0	742.0	130.0	
	MA2	1.0	864.0	128.0	1606.0
GAR	AGF	1.0	1144.0	140.0	1144.0
P/P	PRA/PC	1.0	114.0	50.0	
	PR/PC	1.0	272.0	100.0	
	PC	1.0	1064.0	320.0	
	PRA/PC	1.0	48.0	28.0	1498.0
	Net LIVABLE	cnt	3 (rounded)		3,592
	Net BUILDING	cnt	2 (rounded)		3,840

DRAWN BY JRONDEMA 9/20/18
 UPDATED BY JRONDEMA 1/31/19
 UPD BY PH 05.06.20
 UPDATED BY CJURAN 04/10/2024 24-000889 GB

COMMENT TABLE 2

COMMENT TABLE 3

01.24.19 CL #10
 10.16.19 CL #10

TAGS
 TAGS

Amc 12-3-24

TAGS 22