

Acct ID: 553525 MTL: 042W35D000200 Date: 12/11/24 Appr: JJS Prop Class: 551 RMV Prop Class: 451
 Situs: 8281 SLEEPY HOLLOW RD NE WOODBURN OR 97071 MaSaNh: 02 06 000 Unit: 100996 Year: 2024
 Last Date Appraised: 12/19/2023 Appraiser: JORDAN SCHULTZ Retag: Y N Tag info: 2025 - Tags/Permit (Completion)
 Owner: SPADA, ANGELO Roll Type: R
 Cycle: ad Sales Verification Other: _____ Inspection level: 1 2 3 4 LCB TTO INSP AV: 530834
 RMV Land: 406680 RMV Imp: 1001110 RMV Total: 1407790 MAV: 258270 MSAV: 52094 SAV: 111770
 Comment: 24-25: L2 12.19.23 JJS
 23-24: L3 12.28.22 GRH
 LEVEL 3 4.1.20 WV06//

Notations New MA+ GB up to 100%, GID MA Gone

RP/MS	Code	Description
RP	ZONED	FARM EFU ZONED

Chris 12/18/24

OSDs

Count	Code	Description	RMV	Code Area	Exception
1	SAA	SA OSD - AVERAGE	45000	03600	0
1	SAN	SA OSD - NO LANDSCAPE	30000	03600	0

Fair

Land

Site: 1 Code Area: 03600 Size: 1.00 Acres Use Code: 005 Zone: REST SAV Use: 011 Exception: 0
 Class: 2BI Value Source: Farm Homesite Description: TWO BENCH IRR RMV: 33440 Exception: Y N
 Adjustment(s): GSOIL, IRR Fire Patrol: Description:
 Comments: Liability year - 2009

05-06: PART TOTALS UPDATED 06-07: RECALC SETUP;#42 11-02-05

Site: 2 Code Area: 03600 Size: 2.60 Acres Use Code: 005 Zone: REST SAV Use: 011 Exception: 0
 Class: 2BI Value Source: Farm Use - EFU Description: TWO BENCH IRR RMV: 90900 Exception: Y N
 Adjustment(s): GSOIL, IRR Fire Patrol: Description:
 Comments: Liability year - 1977

Site: 3 Code Area: 03600 Size: 4.40 Acres Use Code: 005 Zone: REST SAV Use: 011 Exception: 0
 Class: 4BI Value Source: Farm Use - EFU Description: FOUR BENCH IRR RMV: 140460 Exception: Y N
 Adjustment(s): GSOIL, IRR Fire Patrol: Description:
 Comments: Liability year - 1977 / 10300030

Site: 4 Code Area: 03600 Size: 1.00 Acres Use Code: 005 Zone: REST SAV Use: 011 Exception: 0
 Class: 2BI Value Source: Farm Homesite Description: TWO BENCH IRR RMV: 33440 Exception: Y N
 Adjustment(s): GSOIL, IRR Fire Patrol: Description:
 Comments: Liability year - 2024 (was liability year 1977)

Site: 5 Code Area: 03600 Size: 1.00 Acres Use Code: 005 Zone: REST SAV Use: 011 Exception: 0
 Class: 2BD Value Source: Farm Use - EFU Description: TWO BENCH DRY RMV: 33440 Exception: Y N
 Adjustment(s): GSOIL, IRR Fire Patrol: Description:
 Comments: Liability year - 1977 / 10300030

Gone

Improvements - Residence / Manufactured Structures

Bldg: 1 Code Area: 03600 Stat Class: 143 Year Blt: 1965 Eff Year Blt: 1989 Sq.Ft: 3428 % Complete: 100
 Desc: One Story with basement Dimensions: RMV: 536750
 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
First Floor	4	Finished	1776	3	FB-4	1965	1989	BATH - 2, KIT+, HVAC, FP - 2, ROOF	Exception: Y N
Basement	4	Finished	1652	1	FB-1	1965	1989	BATH - 1, HVAC	Exception: Y N
Garage Attached	4	Low Cost	564	0	0	1965	1989	ROOF	Exception: Y N

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception: Y N
YARD IMPROVEMENTS AVERAGE	4	0	1989	23157	1	Exception: Y N

Bldg: 5 Code Area: 03600 Stat Class: 163 Year Blt: 2023 Eff Year Blt: 2023 Sq.Ft: 3274 % Complete: 45
 Desc: One Story with basement Dimensions: RMV: 436380
 Func Obsc: 100 Econ %: 100 Other %: 100 Exception: 212170 Adjust: Adjust RMV: 0

100%

Floors

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory	Exception: Y N
First Floor	6	Finished	2413	4	FB-3	2023	2023	HVAC+, ROOF+, BATH - 3, FP - 1, KIT-	Exception: Y N
Basement	6	Finished	861	1	FB-1	2023	2023	BATH - 1, HVAC+	Exception: Y N
Garage Attached	6	Finished	792	0	0	2023	2023	ROOF	Exception: Y N

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception: Y N
YARD IMPROVEMENTS AVERAGE	6	0	2023	19305	1	Exception: Y N

Improvements - Accessory Buildings

Bldg: 3 Code Area: 03600 Stat Class: 353 Year Blt: 1979 Eff Year Blt: 1979 Sq.Ft: 3200 % Complete: 100
 Desc: Machine Shed (MS) Dimensions: 80x40 RMV: 10900
 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	6	Finished	3200	0	0	1979	1979	FAIR	Exception: Y N

Accessories

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

Bldg: 4 Code Area: 03600 Stat Class: 351 Year Blt: 2023 Eff Year Blt: 2023 Sq.Ft: 841 % Complete: 45
 Desc: General Purpose Building (GB) Dimensions: RMV: 17080
 Func Obsc: 100 Econ %: 100 Other %: 100 Exception: 8300 Adjust: Adjust RMV: 0

100%

Floors

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory	Exception: Y N
General Purpose Bldg	6	Finished	841	0	HB-1	2023	2023	BTH - 1, EXCLT	Exception: Y N

Accessories

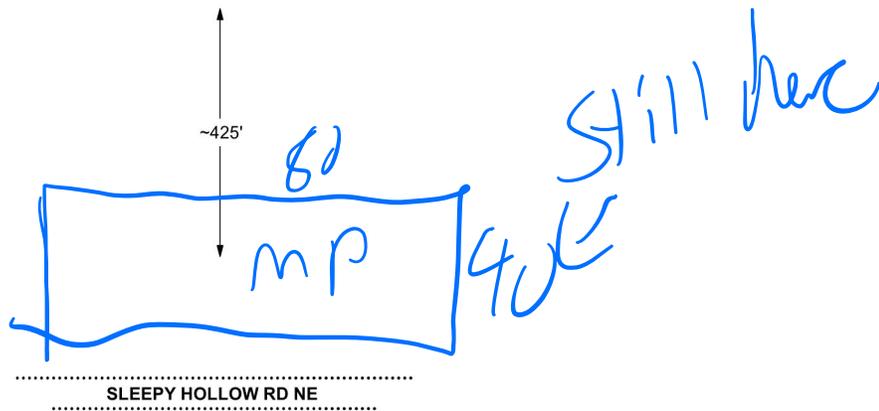
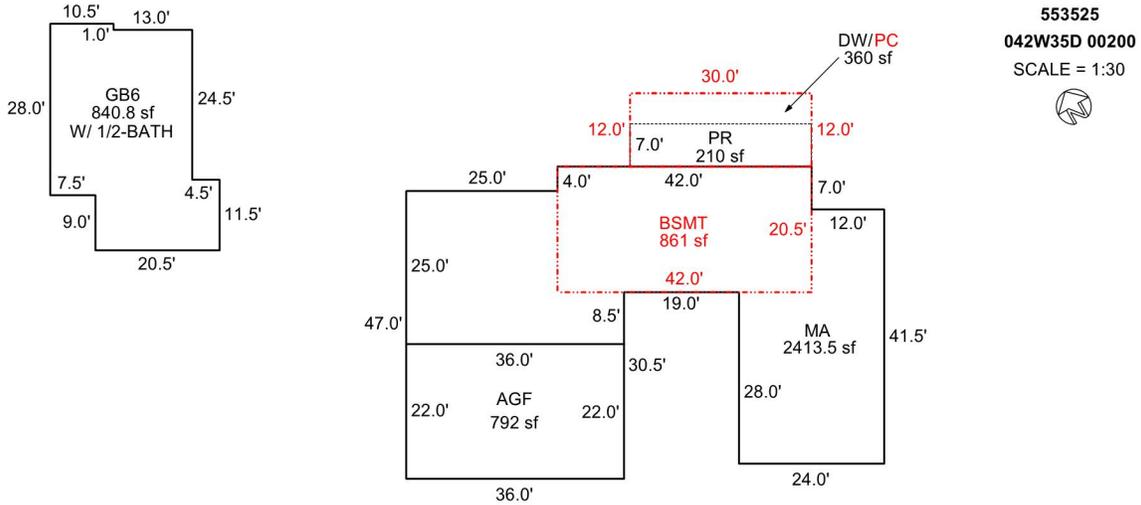
Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity
No accessory data available					

SKETCH/AREA TABLE ADDENDUM

SUBJECT INFO

File No.: 553525 Parcel No.: 042W35D 00200
 Property Address: 8281 SLEEPY HOLLOW RD NE
 City: WOODBURN County: MARION State: OR ZipCode: 97071
 Owner:
 Client: Client Address:
 Appraiser Name: Inspection Date:

SKETCH



Sketch by Apex Sketch

AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GLA1	MA	1.0	2413.5	272.0	2413.5
BSMT	BSMT	1.0	861.0	125.0	861.0
GAR	AGF	1.0	792.0	116.0	
	GB6	1.0	840.8	130.0	1632.8
P/P	PR	1.0	210.0	74.0	
	DW/	1.0	360.0	84.0	570.0

COMMENT TABLE 1

UPDATED BY CJURAN 12/07/2020
 UPDATED BY CJURAN 10/10/2022 555-22-007011 MA
 UPDATED BY CJURAN 10/12/2022 555-22-007012
 UPDATED BY CJURAN 01/24/2023
 UPDATED BY CJURAN 05/08/2023 555-22-007012 REV
 UPDATED BY CJURAN 09/07/2023

COMMENT TABLE 2

04/01/2020 #06 WV
 GRH 12/28/2022

COMMENT TABLE 3

CYCLE
 TAGS L2

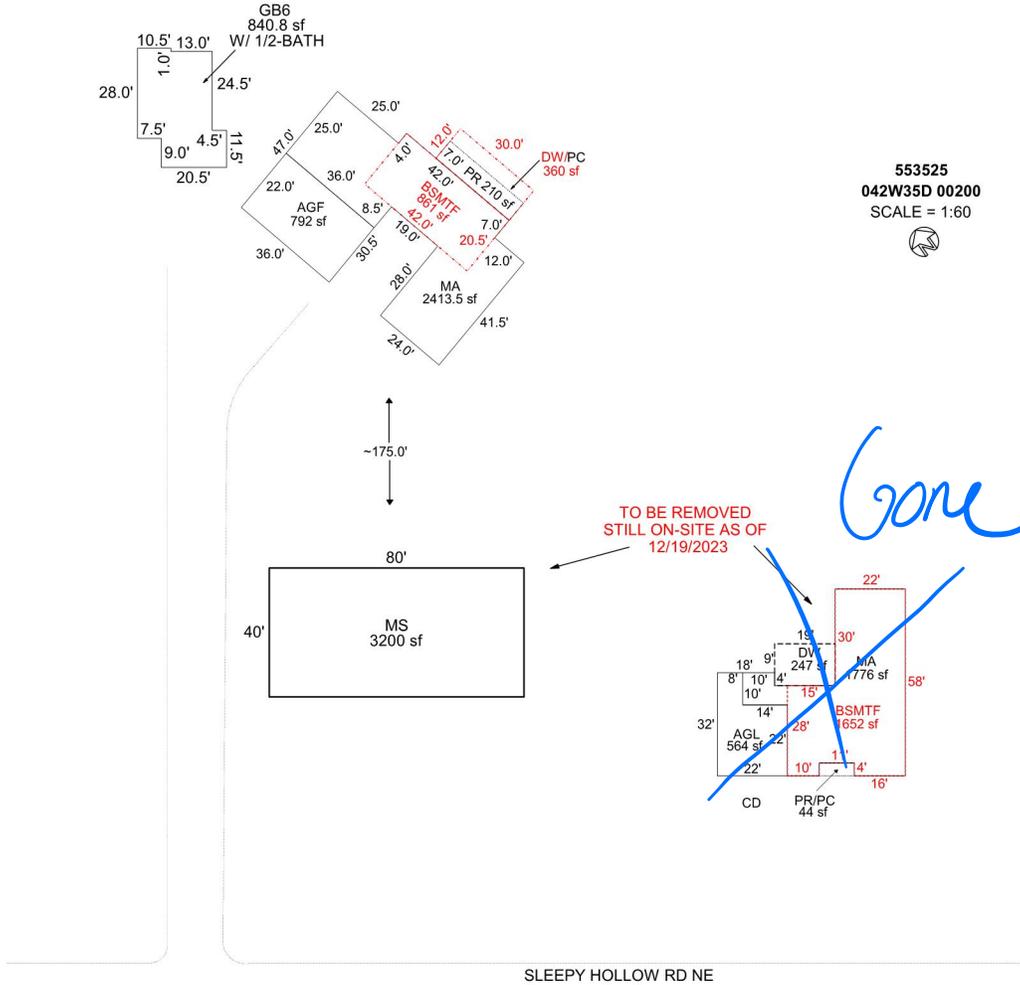
Net LIVABLE cnt 1 (rounded) 2,414

SKETCH/AREA TABLE ADDENDUM

SUBJECT INFO

File No.: 553525 Parcel No.: 042W35D 00200
 Property Address: 8281 SLEEPY HOLLOW RD NE
 City: WOODBURN County: MARION State: OR ZipCode: 97071
 Owner:
 Client: Client Address:
 Appraiser Name: Inspection Date:

SKETCH



553525
 042W35D 00200
 SCALE = 1:60



Gone

TO BE REMOVED
 STILL ON-SITE AS OF
 12/19/2023

Sketch by Apex Sketch

AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GBA1	MS	1.0	3200.0	240.0	3200.0
GLA0	BSMTF	1.0	1652.0	198.0	1652.0
GLA1	MA	1.0	1776.0	234.0	
	MA	1.0	2413.5	272.0	4189.5
BSMT	BSMTF	1.0	861.0	125.0	861.0
GAR	AGL	1.0	564.0	108.0	
	GB6	1.0	840.8	130.0	
	AGF	1.0	792.0	116.0	2196.8
P/P	DW	1.0	247.0	64.0	
	PR/PC	1.0	44.0	30.0	
	PR	1.0	210.0	74.0	
	DW/	1.0	360.0	84.0	861.0
	Net LIVABLE	cnt	2 (rounded)		5,842
	Net BUILDING	cnt	1 (rounded)		3,200

COMMENT TABLE 1

UPDATED BY CJURAN 12/07/2020
 UPDATED BY CJURAN 10/10/2022 555-22-007011 MA
 UPDATED BY CJURAN 10/12/2022 555-22-007012
 UPDATED BY CJURAN 01/24/2023
 UPDATED BY CJURAN 05/08/2023 555-22-007012 REV
 UPDATED BY CJURAN 09/07/2023
 UPDATED BY WWILLIAMS 2/27/24
 UPDATED BY CJURAN 03/06/2024

COMMENT TABLE 2

04/01/2020 #06 WV
 GRH 12/28/2022
 JJS 12.19.23
 JJS 12/19/2023
JJS 12.11.24

COMMENT TABLE 3

CYCLE
 TAGS L2
 TAGS L2
 TAGS L2
TAGS L2





Old MA Now Gone





GB/ Music Studio in 12/2023



New MA @ 45% in 12/2025