

Acct ID: 553644 MTL: 082W02BB00300 Date: 9-26-24 Appr: Genie Prop Class: 401 RMV Prop Class: 401  
 Situs: 1853 77TH AVE SE SALEM OR 97317 MaSaNh: 01 06 004 Unit: 96673 Year: 2024  
 Last Date Appraised: 05/19/2017 Appraiser: CLINT LUKE Retag: Y N Tag info: 2025 - Tags/Permit (Alt Energy System)  
 Owner: KROEKER, STEPHEN J & KROEKER, TERRILYN A Roll Type: R  
 Cycle: Tag Sales Verification Other: \_\_\_\_\_ Inspection level: 1 2 3 4 LCB TTO INSP AV: 371870  
 RMV Land: 251620 RMV Imp: 403960 RMV Total: 655580 MAV: 371870 MSAV: 0 SAV: 0  
 Comment:

INPUT  
11-13-24  
Genie

Notations 24-006405 SOLAR  
 No notation data available.

\$ 7700

OSDs

Count	Code	Description	RMV	Code Area	Exception
1	MKTA	OSD - AVERAGE	45000	92410	0

Land

Site: 1 Code Area: 92410 Size: 1.53 Acres Use Code: 004 Zone: NREST SAV Use: Exception: 0  
 Class: Value Source: Rural at MKT Description: 2BDSS RMV: 206620 Exception: Y N  
 Adjustment(s): GOOD Fire Patrol: Description:  
 Comments: 2002-03 REAPPRAISAL; 2003-04 MODIFIED LAND TABLE KKB65 10/02

Improvements - Residence / Manufactured Structures

Bldg: 1 Code Area: 92410 Stat Class: 142 - Year Blt: 1971 Eff Year Blt: 1976 Sq.Ft: 2796 % Complete: 100  
 Desc: Multi Story above grade Dimensions: RMV: 379880  
 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	2004	2	FB-2	1971	1976	BATH - 2, KIT+, HVAC+, FP - 1, ROOF	Y N
Second Floor	4 -	Finished	792	1	0	2011	1976	HVAC+	Y N
Garage Attached	4	Unfinished	211	0	0	1971	1976	ROOF	Y N

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception
YARD IMPROVEMENTS GOOD	5	1	1976	36383	1	Y N

Bldg: 2 Code Area: 92410 Stat Class: 108 Year Blt: 1999 Eff Year Blt: 1999 Sq.Ft: 0 % Complete: 100  
 Desc: Residential Other Improvements Dimensions: RMV: 4640  
 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
No floor data available									

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception
ASPHALT DRIVEWAY	1	1440	1999	3802	1	Y N

Improvements - Accessory Buildings

Bldg: 3 Code Area: 92410 Stat Class: 341 Year Blt: 1986 Eff Year Blt: 1986 Sq.Ft: 320 % Complete: 100  
 Desc: Multi Purpose Shed (MP) Dimensions: 16x20 RMV: 3320  
 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
Multi-Purpose Bldg	6	Finished	320	0	0	1986	1986	FAIR	Y N

Accessories

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

Bldg: 4 Code Area: 92410 Stat Class: 351 Year Blt: 1986 Eff Year Blt: 1986 Sq.Ft: 1920 % Complete: 100  
 Desc: General Purpose Building (GB) Dimensions: RMV: 14680  
 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
No floor data available									

540

18x30

70%

2009

1780

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory	Exception: Y N
Attic	6	Finished	384	0	0	1986	1986		Exception: Y N
General Purpose Bldg	6	Finished	1536	0	0	1986	1986	FAIR	Exception: Y N

80%

1780

2014

GOOD BTR 1

0

**Accessories**

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

Bldg: 5 Code Area: 92410 Stat Class: 341 Year Blt: 1986 Eff Year Blt: 1986 Sq.Ft: 288 % Complete: 100  
 Desc: Multi Purpose Shed (MP) Dimensions: 12x24 RMV: 1440  
 Func Obsc: 75 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
Multi-Purpose Bldg	5	Finished	288	0	0	1986	1986	FAIR	Exception: Y N

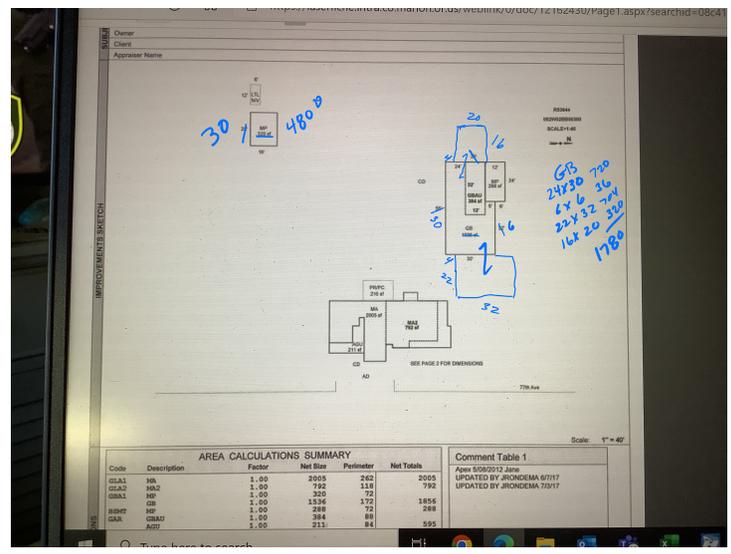
80%

AVG

**Accessories**

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

SOUND \$7200 BY BMP



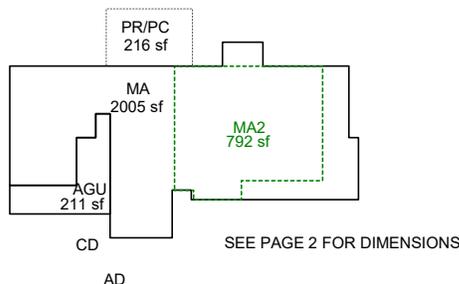
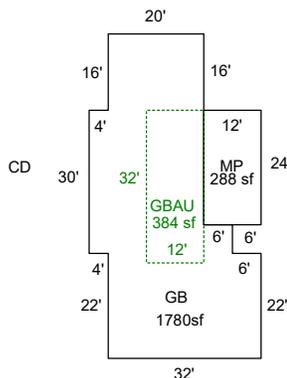
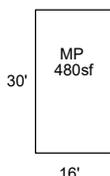
# SKETCH/AREA TABLE ADDENDUM

## SUBJECT INFO

File No.: 553644 Parcel No.: 082W 02BB 00300  
 Property Address: 1853 77th Ave SE  
 City: Salem County: Marion State: OR ZipCode: 97317  
 Owner:  
 Client: Client Address:  
 Appraiser Name: Inspection Date:

## SKETCH

553644  
082W02BB00300  
SCALE=1:40



77th Ave

Sketch by ApexSketch

### AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GBA1	MP	1.0	480.0	92.0	
	GB	1.0	1780.0	208.0	2260.0
GLA1	MA	1.0	2004.5	262.0	2004.5
GLA2	MA2	1.0	792.0	118.0	792.0
BSMT	MP	1.0	288.0	72.0	288.0
GAR	GBAU	1.0	384.0	88.0	
	AGU	1.0	211.0	84.0	595.0
P/P	PR/PC	1.0	216.0	60.0	216.0
	Net LIVABLE	cnt	2 (rounded)		2,797
	Net BUILDING	cnt	2 (rounded)		2,260

### COMMENT TABLE 1

Apex 5/08/2012 Jane  
 UPDATED BY JRONDEMA 6/7/17  
 UPDATED BY JRONDEMA 7/3/17  
 UPDATED BY CLOBERG 10/30/24

### COMMENT TABLE 2

5/19/17 SR #94 CYCLE, N  
 CLUKE 09/26/24

### COMMENT TABLE 3

TAGS SOLAR L4

# SKETCH/AREA TABLE ADDENDUM

## SUBJECT INFO

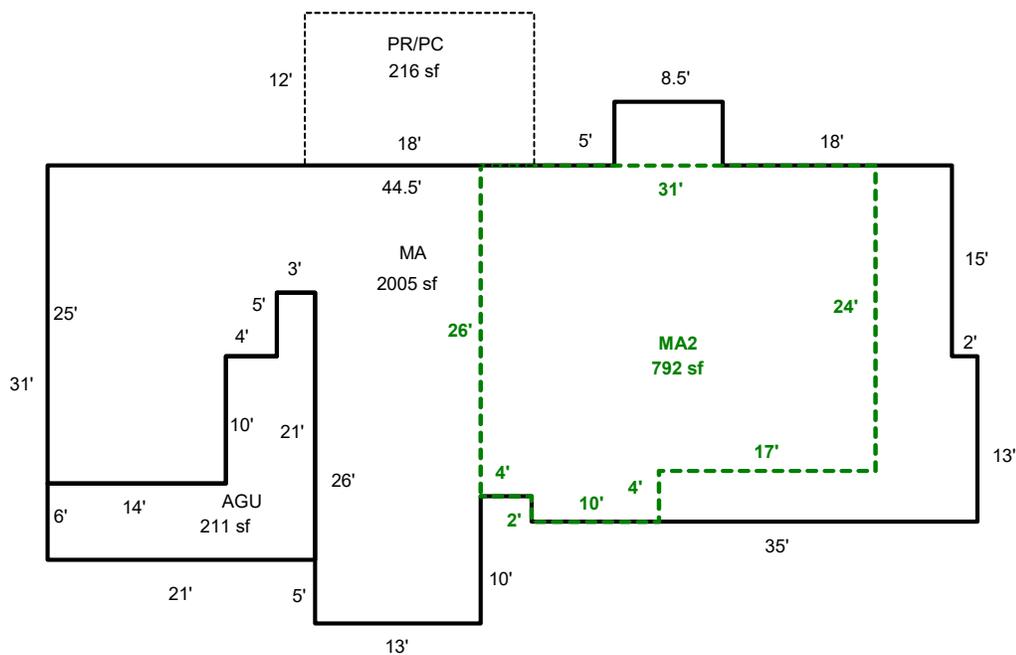
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## SKETCH

553644  
 082W02BB00300  
 SCALE=1:20



SEE PAGE 1 FOR ALL BUILDINGS



Sketch by ApexSketch

### AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GLA1	MA	1.0	2004.5	262.0	2004.5
GLA2	MA2	1.0	792.0	118.0	792.0
GAR	AGU	1.0	211.0	84.0	211.0
P/P	PR/PC	1.0	216.0	60.0	216.0

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5/19/17 SR #94 CYCLE, N  
 CLUKE 09/26/24

### COMMENT TABLE 3

TAGS SOLAR L4

Net LIVABLE                      cnt                      2      (rounded)                      2,797