

Summary

Lead Appr: WW 12.3.24

Clerk:

Lead Clerk:

Appr: GRH

Print Date: 9/24/2024

Acct ID: 592431

MTL: 083W04CA02400

Date: 11/14/24

Appr: GRH

Prop Class: 641

RMV Prop Class: 401

Situs: 1145 MADRONA AVE S SALEM OR 97302

MaSaNh: 06 06 000

Unit: 33693

Year: 2024

Last Date Appraised: 01/23/2024

Appraiser: WENDY WILLIAMS

Retag: Y N

Tag info: 2025 - NEW CONSTRUCTION (TAGS/PERMIT)

Owner: STRUNK, JOEL ANTHONY DOUGLAS

23-118371 CITY PERMIT CONVERT ONE BAY OF GARAGE TO BEDROOM 25-26: Retag 1-1-25 for MA-ADU completion, SH

Roll Type: R

Cycle Tag

Sales Verification

Other:

Inspection level: 1 2 3 4

LCP

TTO

INSP

AV: 639364

RMV Land: 279900

RMV Imp: 1056840

RMV Total: 1336740

MAV: 638420

MSAV: 944

SAV: 1774

Comment: 24-25: Tag; L1 01.23.24 SH

22-23: L3 6.2.22 SH No change recent appraisal. //

22-23: Cleaned up added bath1.5 to DG2f and added elevator, roll correction in 21-22 log #5854

ACCT WAS TRANSFERRED FROM RES FOR DFL

Chris 1/14/25

MA-AdU 100%, update inv

Notations					
RP/MS	Code	Description			
RP	DFL	DESIGNATED FORESTLAND	MLS 805582 DOM 89 8/8/23		

OSDs

Count	Code	Description	RMV	Code Area	Exception
1	URBA	URBAN - AVERAGE ++	15000	24010	0
1	URBN	URBAN - NO LANDSCAPE	10000	24010	0

Land

Site: 1

Code Area: 24010

Size: 0.44 Acres

Use Code: 004

Zone: NREST

SAV Use:

Exception: 0

Class: 4HD

Value Source: Market Homesite

Description: FOUR HILL DRY

RMV: 54160

Exception: Y N

Adjustment(s): VWFR

Fire Patrol:

Description:

Comments: 24-25: Tag; Add OSD, SH

2015-16: ADD SHAPE|50% DUE TO UNUSUAL SHAPE, SLOPE OF LAND CREATING A LOT OF USEABLE ACREAGE.

2014-15 CYCLE; CHANGE LAND SCHEDULE 006 TO 005 & ADD VIEW #72/SH.

2006-07 RECALC SETUP; APPR 32, 07/22/05.

1999-2000: UPDATED INFO, NO VALUE CHANGE.

Site: 2

Code Area: 24010

Size: 2.00 Acres

Use Code: 004

Zone: NREST

SAV Use: 011

Exception: 0

Class: FTLD

Value Source: Designated Forest Land

Description: DFL Class D

RMV: 200740

Exception: Y N

Adjustment(s): VWFR

Fire Patrol:

Description:

Comments: Liability year - 2024

24-25: Tag; Add OSD, SH

2015-16: ADD SHAPE|50% DUE TO UNUSUAL SHAPE, SLOPE OF LAND CREATING A LOT OF USEABLE ACREAGE.

2014-15 CYCLE; CHANGE LAND SCHEDULE 006 TO 005 & ADD VIEW #72/SH.

2006-07 RECALC SETUP; APPR 32, 07/22/05.

1999-2000: UPDATED INFO, NO VALUE CHANGE.

Improvements - Residence / Manufactured Structures

Bldg: 1

Code Area: 24010

Stat Class: 154 +

Year Blt: 1978

Eff Year Blt: 1989

Sq.Ft: 3279

% Complete: 100

Desc: Multi Story above grade with basement

Dimensions:

RMV: 739990

Func Obsc: 100

Econ %: 100

Other %: 100

Exception: 0

Adjust:

Adjust RMV: 0

I/O

Floors

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory	Exception:
First Floor	5 +	Finished	1907	3	FB-2 1.5	1978	1989	BATH - 2, KIT+, BATH+, HVAC+, FP - 2, ROOF+	Y N
Second Floor	5 +	Finished	619	1	FB-1 0	1978	1989	BATH - 1, HVAC+	Y N
Basement	5 +	Finished	753	1	FB-1/ HB-1	1978	1989	BTH - 1, HVAC+, FP - 1	Y N

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception:
ENCLOSED PORCH	6	180	1999	15403	1	Y N
ENCLOSED PORCH	6	252	1995	21073	1	Y N
YARD IMPROVEMENTS GOOD	5	0	1989	39218	1	Y N

Bldg: 2

Code Area: 24010

Stat Class: 148

Year Blt: 1997

Eff Year Blt: 1997

Sq.Ft: 0

% Complete: 100

Desc: Res other improvements

Dimensions:

RMV: 78110

Func Obsc: 100

Econ %: 100

Other %: 100

Exception: 0

Adjust:

Adjust RMV: 0

±/0

Floors

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory	Exception:
Garage Oversized Detached	4	Unfinished	1008	0	0	1997	1997	BATH - 1, BTH - 1, ELEVP, ROOF	Y N

Accessories

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

Bldg: 3Code Area: 24010Stat Class: 14AYear Blt: 1992Eff Year Blt: 2003Sq.Ft: 1562% Complete: 65

Desc: Additional Dwelling UnitDimensions:RMV: 238740

Func Obsc: 100Econ %: 100Other %: 100Exception: 0Adjust:Adjust RMV: 0

100

Floors

M/M IS ON COMPLETION OF ADU

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory	Exception: Y N
First Floor	4	Finished	990	2	EB-1	1992	2003	BATH - 1, ROOF, HVAC+ BTH-1	
Second Floor	4	Finished	572	1	FB-1/ HB-1	1992	2003	KIT, HVAC+, BTH - 1, BATH - 1 FP ELEV	
Garage Attached	4	Finished	566	0	0	1992	2003	ROOF+	

Accessories

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

Improvements - Accessory Buildings

No improvement data available for all other stat class types.



ADU



MA MA2



DG

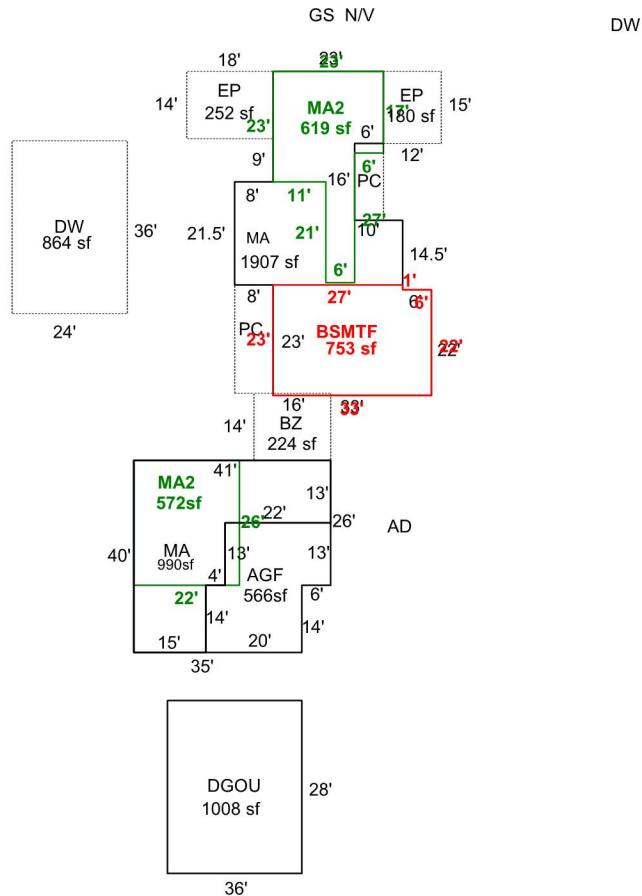
SKETCH/AREA TABLE ADDENDUM

SUBJECT INFO

File No.: 592431 Parcel No.: 083W04CA02400
 Property Address: 1145 MADRONA AV S
 City: SALEM County: MARION State: OR ZipCode: 97302
 Owner:
 Client: Client Address:
 Appraiser Name: Inspection Date:

SKETCH

592431
 083W04CA02400
 SCALE=1:30



Sketch by ApexSketch

AREA CALCULATIONS SUMMARY

COMMENT TABLE 1

Code	Description	Factor	Net Size	Perimeter	Net Totals
GLA	MA	1.0	0.0	123.5	
	MA	1.0	990.0	162.0	990.0
GLA0	BSMTF	1.0	753.0	112.0	753.0
GLA1	MA	1.0	1906.5	229.0	
	MA	1.0	0.0	55.0	1906.5
GLA2	MA2	1.0	619.0	134.0	
	MA2	1.0	572.0	96.0	1191.0
GAR	DGOU	1.0	1008.0	128.0	
	AGF	1.0	566.0	106.0	1574.0
P/P	SLRUM	1.0	252.0	64.0	
	SLRUM	1.0	180.0	54.0	
	BZ	1.0	224.0	60.0	656.0
Net LIVABLE		cnt	6 (rounded)		4,841

DRAWN BY SH 1-23-09
 UPDATED BY LK 2-20-18
 UPDATED BY JT 11/29/23 23-118371
 UPDATED BY JT 12/15/23
 UPD BY WWILLIAMS 3/27/24 23-118371 CITY OF SALE

COMMENT TABLE 2

COMMENT TABLE 3

8-12-14 #72 NV-CYCLE
 2-9-18 #72-VERIF-TAGS
 TAG SH 12/15/23