

Acct ID: 556120 MTL: 062W04D000800 Date: 1/15/25 Appr: JJS Prop Class: 451 RMV Prop Class: 451  
 Situs: 6077 WACONDA RD NE SALEM OR 97305 MaSaNh: 02 06 000 Unit: 102497 Year: 2024

Last Date Appraised: 10/23/2023 Appraiser: JORDAN SCHULTZ Retag: Y N Tag info: 2025 - Tags/Permit (Completion)  
 Owner: SPARKS, TIMOTHY Roll Type: R  
 Cycle: Tag Sales Verification Other: \_\_\_\_\_ Inspection level: 1 2 3 4 LCB TTO INSP AV: 299370  
 RMV Land: 254080 RMV Imp: 427086 RMV Total: 681166 MAV: 299370 MSAV: 0 SAV: 0  
 Comment: 24-25: L2 10.23.23 MLH  
 23-24: I2 1.3.23 MLH  
 LEVEL 3 06.08.21 JS29

**Notations** MA addition up to 100'.  
 No notation data available.

**OSDs**

Count	Code	Description	RMV	Code Area	Exception
1	MKTA	OSD - AVERAGE	45000	01600	0

**Land**

Site: 1	Code Area: 01600	Size: 0.48 Acres	Use Code: 005	Zone: REST	SAV Use:	Exception: 0
Class: 2BD	Value Source: Rural Restrictive	Description: TWO BENCH DRY	RMV: 105340	Exception: Y	N	
Adjustment(s): GSOIL	Fire Patrol:	Description:				
Comments: 06-07: RECALC SETUP, APPR NO 10, 10/ 3/05						
Site: 2	Code Area: 01600	Size: 0.52 Acres	Use Code: 005	Zone: REST	SAV Use:	Exception: 0
Class: 4BD	Value Source: Rural Restrictive	Description: FOUR BENCH DRY	RMV: 103740	Exception: Y	N	
Adjustment(s): GSOIL	Fire Patrol:	Description:				
Comments: 06-07: RECALC SETUP, APPR NO 10, 10/ 3/05						

**Improvements - Residence / Manufactured Structures**

Bldg: 1	Code Area: 01600	Stat Class: 142	Year Blt: 1971	Eff Year Blt: 1987	Sq.Ft: 2720	% Complete: 100
Desc: Multi Story above grade	Dimensions:	RMV: 418100				
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	1993 EYB CALC	Exception: Y N
First Floor	4	Finished	2068	3	FB-3	1971	1987	BATH - 3, KIT+, ROOF, HVAC, FP - 1		
First Floor	4	Finished	521	0	0	1971	1987		<u>100%</u>	
Second Floor	4	Finished	131	0	0	2009	1987	HVAC		
Garage Attached	4	Finished	483	0	0	1971	1987	ROOF		

**Accessories**

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception: Y N
YARD IMPROVEMENTS AVERAGE	4	0	1987	22878	1	

**Improvements - Accessory Buildings**

Bldg: 2	Code Area: 01600	Stat Class: 341	Year Blt: 1986	Eff Year Blt: 1986	Sq.Ft: 384	% Complete: 100
Desc: Multi Purpose Shed (MP)	Dimensions: 24x16	RMV: 2020				
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
Multi-Purpose Bldg	4	Finished	384	0	0	1986	1986	FAIR	

**Accessories**

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

Bldg: 3	Code Area: 01600	Stat Class: 341	Year Blt: 2013	Eff Year Blt: 2013	Sq.Ft: 192	% Complete: 100
Desc: Multi Purpose Shed (MP)	Dimensions: 16x12	RMV: 4180				
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
Multi-Purpose Bldg	5	Finished	192	0	0	2013	2013	FAIR	

**Accessories**

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

Bldg: 4 Code Area: 01600 Stat Class: 357 Year Blt: 2005 Eff Year Blt: 2005 Sq.Ft: 864 % Complete: 100  
 Desc: Frost Control Dimensions: 48x18 RMV: 1776  
 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
Frost Control	4	Finished	864	0	0	2005	2005	Exception: Y N

**Accessories**

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

Bldg: 5 Code Area: 01600 Stat Class: 354 Year Blt: 2022 Eff Year Blt: 2022 Sq.Ft: 204 % Complete: 100  
 Desc: Lean-to Light (LTL) Dimensions: 6x34 RMV: 810  
 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
Lean-to Light Duty	4	Finished	204	0	0	2022	2022	Exception: Y N

**Accessories**

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

Bldg: 6 Code Area: 01600 Stat Class: 354 Year Blt: 2023 Eff Year Blt: 2023 Sq.Ft: 50 % Complete: 100  
 Desc: Lean-to Light (LTL) Dimensions: 10x5 RMV: 200  
 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
Lean-to Light Duty	4	Finished	50	0	0	2023	2023	Exception: Y N

**Accessories**

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



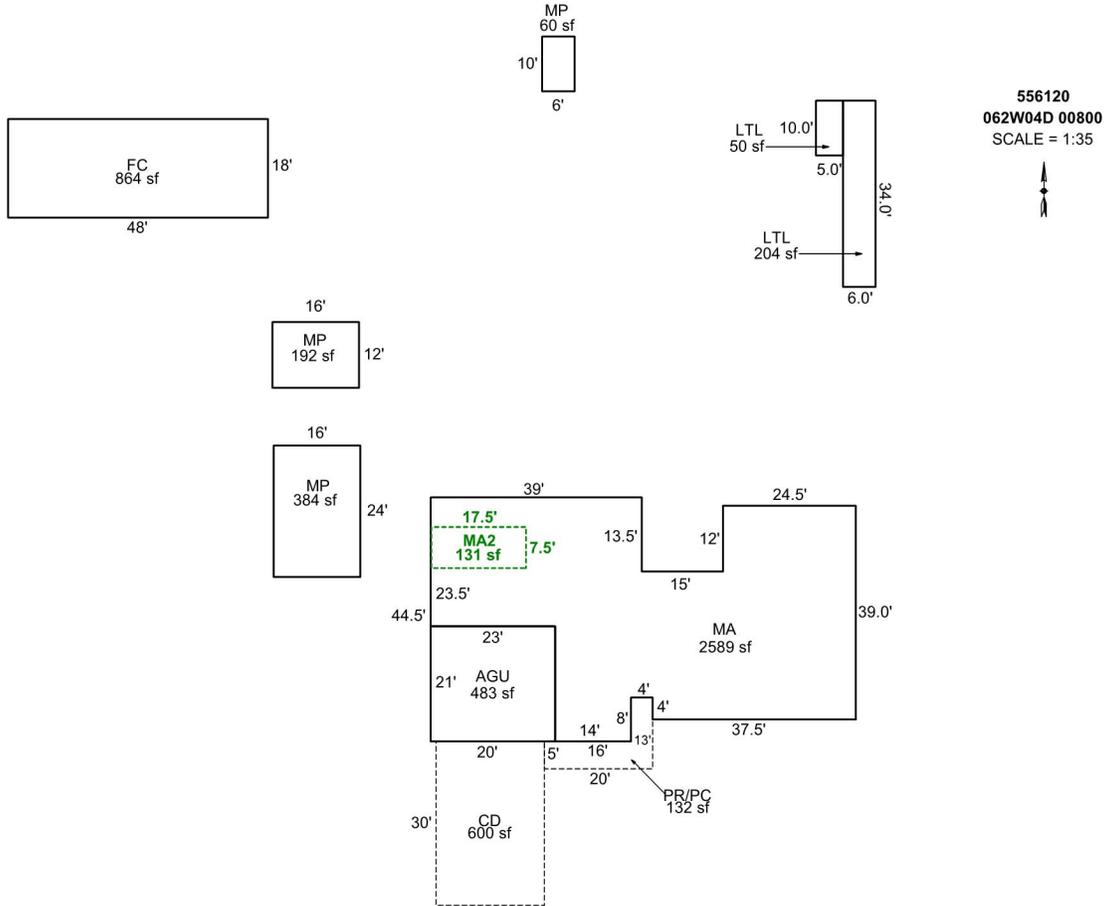
MA addition complete

# SKETCH/AREA TABLE ADDENDUM

## SUBJECT INFO

File No.: 556120 Parcel No.: 062W04D 00800  
 Property Address: 6077 WACONDA RD NE  
 City: SALEM County: MARION State: OR ZipCode: 97305  
 Owner:  
 Client: Client Address:  
 Appraiser Name: Inspection Date:

## SKETCH



### AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GBA1	MP	1.0	384.0	80.0	
	FC	1.0	864.0	132.0	
	MP	1.0	60.0	32.0	
	LTL	1.0	204.0	80.0	
	MP	1.0	192.0	56.0	
	LTL	1.0	50.0	30.0	1754.0
	GBA2	MA2	1.0	131.3	50.0
GLA1	MA	1.0	2589.0	278.0	2589.0
GAR	AGU	1.0	483.0	88.0	483.0
	Net LIVABLE	cnt	1 (rounded)		2,589
	Net BUILDING	cnt	7 (rounded)		1,885

### COMMENT TABLE 1

APEX BY CE 10/16/09  
 UPD BY PH 09.09.19  
 UPDATED BY CHRIS 10/31/19  
 UPDATED BY CJURAN 10/05/2022 555-22-004962  
 UPDATED BY CJURAN 02/27/2023  
 UPDATED BY CJURAN 10/23/2023

### COMMENT TABLE 2

MLH 01/03/2023  
 MLH 10/23/2023  
*JJS 1/15/25*

### COMMENT TABLE 3

TAGS L2  
 TAGS L1  
*Tags L3*