

Summary

Lead Appr:

ww

 3.18.25

Clerk:

Lead Clerk:

Appr:

GPH

Print Date:

9/26/2024

Acct ID: 565751

MTL: 083W060000100

Date:

12/20/24

Appr:

GPH

Prop Class: 551

RMV Prop Class: 451

Situs: 3394 BROWN ISLAND RD S SALEM OR 97302

MaSaNh: 06 06 000

Unit: 146625

Year: 2024

Last Date Appraised: 12/30/2022

Appraiser: WENDY WILLIAMS

Retag:

Y

N

Tag info: 2025 - NEW CONSTRUCTION (Outbuilding)

Owner: MILLER, WALTER R & MILLER, SALLY N

Roll Type: R

Cycle

lag

 Sales Verification

Other:

Inspection level: 1 2

3

 4

LCB

TTC

 INSP

AV: 370616

RMV Land: 452070

RMV Imp: 548760

RMV Total: 1000830

MAV: 333520

MSAV: 37096

SAV: 79884

Comment: 23-24: L3 12.30.22 GRH

22-23: L2 1.27.22 GRH

Greenhouse 100%.

24-003341 - AGEX -Rebuild 130X40 Greenhouse, No Plmg

Notations

RP/MS	Code	Description
MS	ZONED	FARM EFU ZONED
MS	ZONED	FARM EFU ZONED
MS	ZONED	FARM EFU ZONED
RP	ZONED	FARM EFU ZONED

Farm use: Nursery greenhouses
OK

OSDs

Chris 3/20/25

Count	Code	Description	RMV	Code Area	Exception
1	SAA	SA OSD - AVERAGE	45000	24430	0
1	SAN	SA OSD - NO LANDSCAPE	30000	24430	0

Land OK

Site: 1	Code Area: 24430	Size: 1.00 Acres	Use Code: 005	Zone: UT	SAV Use: 011	Exception: 0
Class: 4HD	Value Source: Farm Homesite	Description: FOUR HILL DRY			RMV: 49650	Exception: Y N
Adjustment(s): IRR		Fire Patrol:		Description:		
Comments: Liability year - 2017 / //2001-02 REAPPRAISAL. //2000-01: MARKET REAPPRAISAL.						
Site: 3	Code Area: 24430	Size: 4.30 Acres	Use Code: 005	Zone: UT	SAV Use: 011	Exception: 0
Class: 4BISS	Value Source: Farm Use - EFU	Description: FOUR BENCH IRR SPECIAL SOUTH			RMV: 224150	Exception: Y N
Adjustment(s): IRR		Fire Patrol:		Description:		
Comments: Liability year - 2017						
Site: 4	Code Area: 24430	Size: 2.08 Acres	Use Code: 005	Zone: UT	SAV Use: 011	Exception: 0
Class: 4HI	Value Source: Woodlot	Description: FOUR HILL IRR			RMV: 103270	Exception: Y N
Adjustment(s): IRR		Fire Patrol:		Description:		
Comments: Liability year - 2017						

Improvements - Residence / Manufactured Structures

Bldg: 1	Code Area: 24430	Stat Class: 143	Year Blt: 1902	Eff Year Blt: 1975	Sq.Ft: 1749	% Complete: 100
Desc: One Story with basement					Dimensions:	RMV: 373360
Func Obsc: 100	Econ %: 100	Other %: 100	Exception: 0	Adjust:	Adjust RMV: 0	N/C

Floors

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory	
First Floor	4	Finished	1749	2	FB-2/ HB-1	1902	1975	BATH - 2, BTH - 1, KIT, ROOF, HVAC, FP - 1	Exception: Y N
Basement	4	Unfinished	1644	0	0	1902	1975		Exception: Y N

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	
YARD IMPROVEMENTS AVERAGE	2	1	1975	7068	1	Exception: Y N
YARD IMPROVEMENTS GOOD	4	1	1975	28272	1	Exception: Y N

Improvements - Accessory Buildings

Bldg: 2	Code Area: 24430	Stat Class: 352	Year Blt: 1982	Eff Year Blt: 1987	Sq.Ft: 11760	% Complete: 100
Desc: Utility Building (UB)					Dimensions: 140x84	RMV: 81880
Func Obsc: 110	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	
Uitlity Building	6	Finished	11760	0	0	1982	1987	AVG	Exception: Y N

Accessories

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

Bldg: 3	Code Area: 24430	Stat Class: 332	Year Blt: 1997	Eff Year Blt: 1997	Sq.Ft: 2880	% Complete: 100
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Desc: Commercial Greenhouse (CG)								Dimensions: 60x48		RMV: 3750		
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				
Commerical Greenhouse	4	Finished	2880	0	0	1997	1997	FAIR I/O				Exception: Y N
Accessories												
Description				Class	Size SqFt	Eff Yr Blt	RMV	Quantity				
No accessory data available												

Bldg: 4		Code Area: 24430		Stat Class: 332			Year Blt: 1997		Eff Year Blt: 1997		Sq.Ft: 1800		% Complete: 100		
Desc: Commercial Greenhouse (CG)												Dimensions: 90x20		RMV: 2780	
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						
Commerical Greenhouse		4	Finished	1800	0	0	1997	1997	FAIR I/O				Exception: Y N		
Accessories															
Description					Class		Size SqFt		Eff Yr Blt		RMV		Quantity		
No accessory data available															

Bldg: 5	Code Area: 24430	Stat Class: 332			Year Blt: 1997		Eff Year Blt: 1997		Sq.Ft: 2800		% Complete: 100	
Desc: Commercial Greenhouse (CG)						Dimensions: 140x20 RMV: 3650						
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				
Commerical Greenhouse	4	Finished	2800	0	0	1997	1997	FAIR				Exception: Y N
Accessories												
Description					Class	Size SqFt	Eff Yr Blt	RMV	Quantity			
No accessory data available												

Bldg: 6		Code Area: 24430		Stat Class: 351		Year Blt: 1971		Eff Year Blt: 1994		Sq.Ft: 5675		% Complete: 100	
Desc: General Purpose Building (GB)								Dimensions:		RMV: 71740			
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	I/O				
Attic	4	Finished	756	0	0	1974	1992 2000	← IN FINISH			Exception: Y N		
General Purpose Bldg	4	Finished	4163	0	FB-1	1971	1994	BATH - 1, GOOD			Exception: Y N		
Finished Office	4	Finished	756	0	0	1974	2000				Exception: Y N		
Accessories													
Description				Class	Size SqFt	Eff Yr Blt	RMV	Quantity					
No accessory data available													

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity
No accessory data available					2015

Bldg: 8Code Area: 24430Stat Class: 332Year Blt: 1997Eff Year Blt: 1997Sq.Ft: 4350% Complete: 100

Desc: Commercial Greenhouse (CG)Dimensions: 145x30RMV: 5240

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

Floors

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory	
Commerical Greenhouse	4	Finished	4350	0	0	1997	1997	Fair I/O	Exception: Y N

no plumbing but has electric wiring

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity
No accessory data available					2015

Bldg: 9		Code Area: 24430		Stat Class: 332		Year Blt: 1997		Eff Year Blt: 1997		Sq.Ft: 4350		% Complete: 100		
Desc: Commercial Greenhouse (CG)										Dimensions: 145x30		RMV: 5240		I/O
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					
Commerical Greenhouse		4	Finished	4350	0	0	1997	1997	FAIR					Exception: Y N
Accessories														
Description						Class	Size SqFt	Eff Yr Blt	RMV		Quantity			
No accessory data available														

Bldg: 10

Code Area: 24430

Stat Class: 321

Year Blt: 1990

Eff Year Blt: 1990

Sq.Ft: 500

% Complete: 100

Desc: Hay Cover (HC)

Dimensions: 50x10

RMV: 1120

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	
Hay Cover	4	Finished	500	0	0	1990	1990	fair	Exception: Y N

Accessories

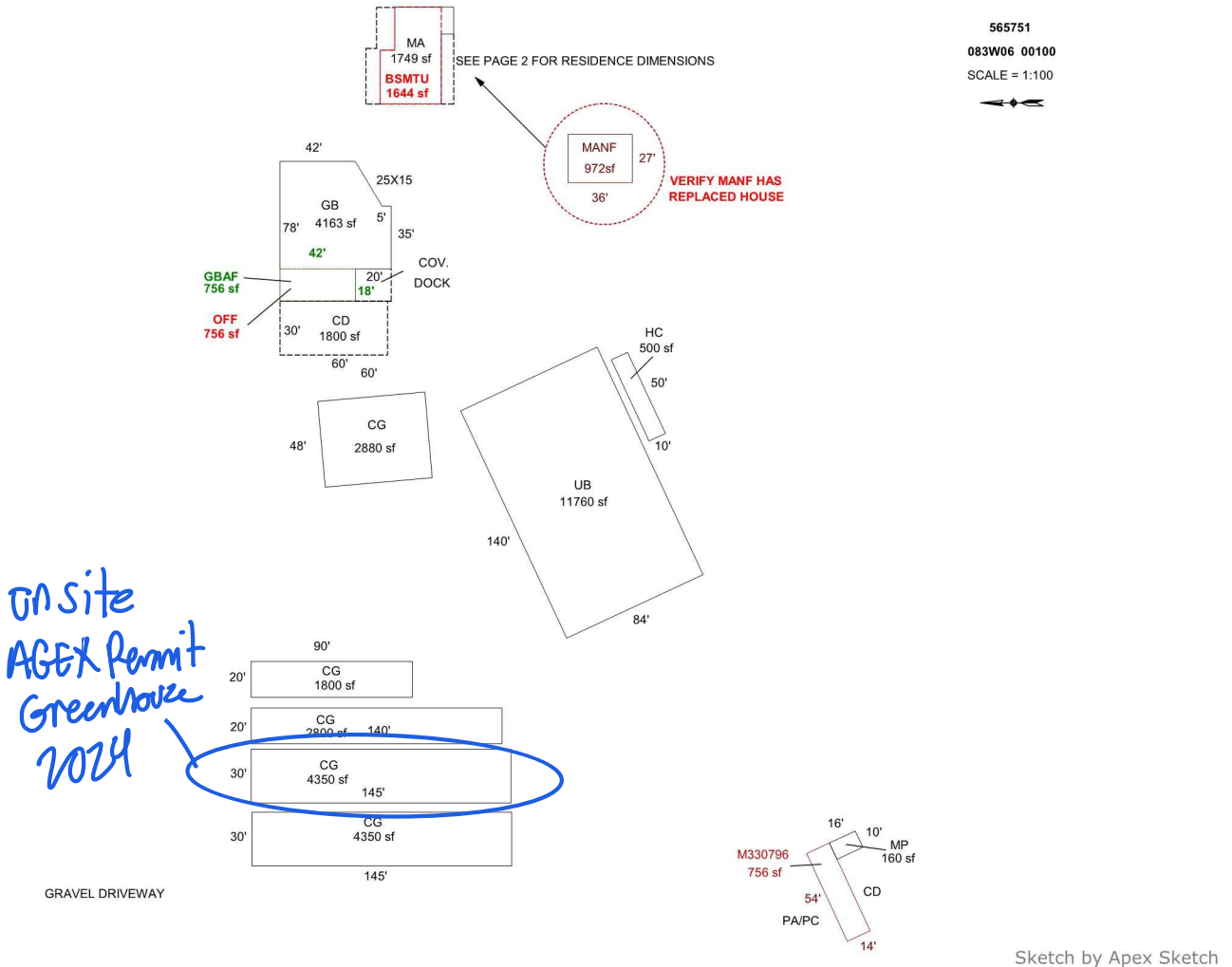
Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity
No accessory data available					

SKETCH/AREA TABLE ADDENDUM

SUBJECT INFO

File No.: 565751 Parcel No.: 083W06 00100
 Property Address: 3394 BROWN ISLAND RD S
 City: SALEM County: MARION State: OR ZipCode: 97302
 Owner:
 Client: Client Address:
 Appraiser Name: Inspection Date:

SKETCH



AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GBA1	GB	1.0	4163.5	269.2	
	CG	1.0	2880.0	216.0	
	CG	1.0	1800.0	220.0	
	CG	1.0	2800.0	320.0	
	CG	1.0	4350.0	350.0	
	CG	1.0	4350.0	350.0	
	MP	1.0	160.0	52.0	
	UB	1.0	11760.0	448.0	
	HC	1.0	500.0	120.0	32763.5
GBA2	GBAF	1.0	756.0	120.0	756.0
GLA	MANF	1.0	972.0	126.0	972.0
GLA1	MA	1.0	1749.0	190.0	
	M330796	1.0	756.0	136.0	2505.0
BSMT	BSMTU	1.0	1644.0	176.0	1644.0
P/P	CD	1.0	1800.0	180.0	1800.0
	Net LIVABLE	cnt	3	(rounded)	3,477
	Net BUILDING	cnt	10	(rounded)	33,520

COMMENT TABLE 1

DRAWN BY SH 3-9-10
 UPDATED BY SH 2-15-11(MATCH FIELD SKETCH)
 UPDATED BY JRONDEMA 4/12/16
 UPDATED BY JRONDEMA 7/10/17
 UPDATED BY CJURAN 11/18/2021 555-21-010121

COMMENT TABLE 2

GRH 12/20/24

COMMENT TABLE 3

TAGS L3

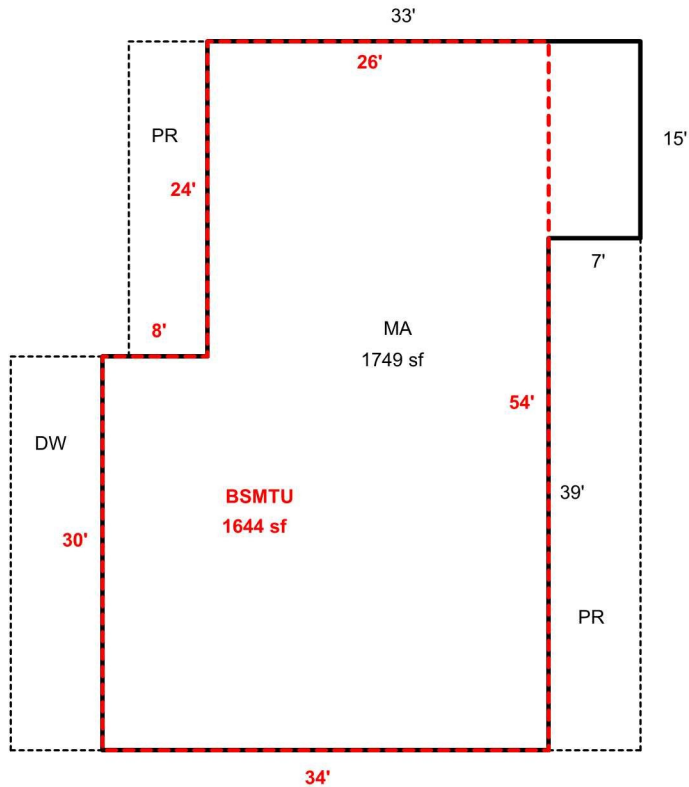
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 Property Address: 3394 BROWN ISLAND RD S
 City: SALEM County: MARION State: OR ZipCode: 97302
 Owner:
 Client: Client Address:
 Appraiser Name: Inspection Date:

SKETCH

R65751
 083W06 00100
 SCALE=1:20
 N

Sketch by Apex Sketch

AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GLA1	MA	1.0	1749.0	190.0	1749.0
BSMT	BSMTU	1.0	1644.0	176.0	1644.0

COMMENT TABLE 1

DRAWN BY SH 3-9-10
 UPDATED BY SH 2-15-11(MATCH FIELD SKETCH)
 UPDATED BY JRONDEMA 4/12/16
 UPDATED BY JRONDEMA 7/10/17
 UPDATED BY CJURAN 11/18/2021 555-21-010121

COMMENT TABLE 2

COMMENT TABLE 3

Net LIVABLE cnt 1 (rounded) 1,749