

lak 4.2.25

Summary

Lead Appr: _____ Clerk: _____ Lead Clerk: _____ Appr: _____

Print Date: 2/7/2025

Acct ID: 348552

MTL: 062W17AD00200P1

Date: 2/25/25

Appr: 02

Prop Class: 019

RMV Prop Class: 019

Situs: 9195 PORTLAND RD NE # 40 SALEM, OR 97305

MaSaNh: 13 05 002

Unit: 348552

Year: 2025

Last Date Appraised: 06/14/2024

Appraiser: THERESA SWEARINGEN

Retag: Y N

Tag info:

Owner: MARTINEZ, FRANCISCO

Roll Type: MS

Cycle Tag Sales Verification Other: _____

Inspection level: 1 2 3 4 LCB

TTO INSP

AV: 33880

RMV Land: 0

RMV Imp: 62900

RMV Total: 62900

MAV: 33880

MSAV: 0

SAV: 0

Comment: 24-25: Cycle; L3 06.14.24 ZH

Notations

No notation data available.

N/C

OSDs

No OSD data available.

Land

No land data available.

Improvements - Residence / Manufactured Structures

Bldg: 1	Code Area: 02410	Stat Class: 457	Year Blt: 1987	Eff Year Blt: 1993	Sq.Ft: 1404	% Complete: 100
Desc: MANUF STRUCT, CLASS 5, 26' THROUGH 28' WIDE DOUBLE			Dimensions: 52x27		RMV: 62900	
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
First Floor	5	Finished	1404	3	FB-2	1987	1993	ROOF+, HVAC, SKIRT, BATH - 2, KIT- Exception: Y N

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity
DECK	5	64	1993	563	0 Exception: Y N
DECK	5	270	1993	2376	0 Exception: Y N
ROOF EXTENSION OR PATIO COVER	5	760	1993	8816	0 Exception: Y N

Improvements - Accessory Buildings

No improvement data available for all other stat class types.



V. well
w/m.
clean



Marion County
OREGON
ASSESSOR'S OFFICE

Appraiser Sales Verification From

Primary Acct: 348552
MTL: 062W17AD00200
MaSaNh/P.Class: 1305002/019
Appraiser: THERESA SWEARINGEN
MS Acct: 348552

Date Printed: 2/6/2025

Situs: 9195 PORTLAND RD NE # 40 SALEM, OR 97305

Grantor:
LOWERY, RUSSELL R & MOGI, E JOYCE

Grantee:
MARTINEZ, FRANCISCO

Sale ID: 30698
Deed:
Accts In Sale: 1
Sale Date: 9/13/2024
Sale Price: 110,000
Condition Code: 00
Tax Statement RMV
Land & OSD: 0
Imp: 78,780
Total: 78,780
Ratio (Cert. Total RMV/Sale Price): 72

Attempt	Date/Time	Reason
1 st	2/6/25 12:30	LCB
2 nd		

Contact: _____ Phone/email: _____

1. Was the property listed on the open market? Days: _____ MLS: _____ Y N
2. Was property other than real estate included in the sale? Y N
Describe: _____ Est. \$: _____
3. Did the seller pay closing costs or make other concessions? \$ _____ Y N
4. Was the sale between related parties? (business or family) Y N
5. Was this a distressed sale? E.g. foreclosure, short, court order, etc... Y N
6. Condition at time of sale: | Poor | Fair | Avg. | Good | Exc. | Y N
Describe: _____

7. Have any improvements been made since the time of sale? Y N
If yes, describe: _____

Comments:

Appraiser: 02 Date: 3/12/25

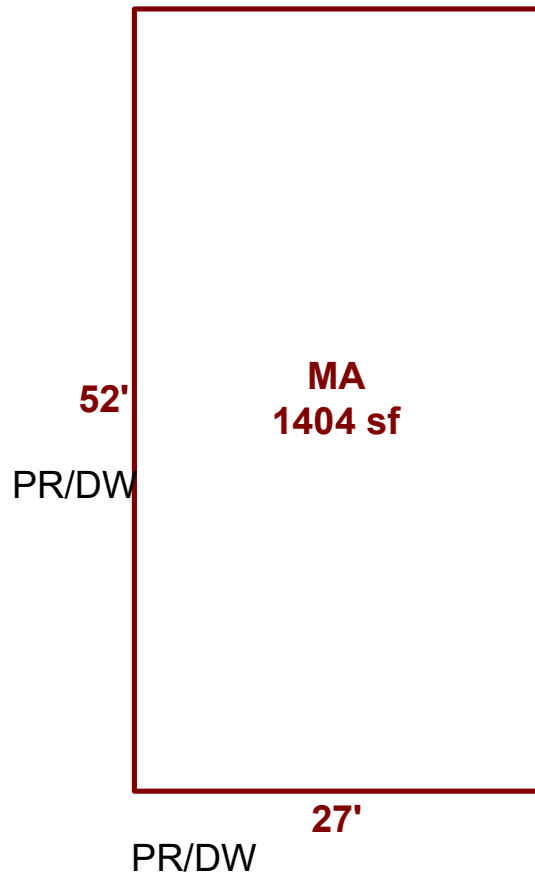
SKETCH/AREA TABLE ADDENDUM

SUBJECT INFO			
File No.: 348552		Parcel No.: 062W17AD00200	
Property Address: 9195 PORTLAND RD NE #40			
City: SALEM	County:	State: OR	ZipCode: 97305
Owner:			
Client:		Client Address:	
Appraiser Name:		Inspection Date:	

SKETCH

348552

062W17AD00200



Sketch by ApexSketch

AREA CALCULATIONS SUMMARY						COMMENT TABLE 1	
Code	Description	Factor	Net Size	Perimeter	Net Totals	APEXED BY LK 8.14.24	
MFH	MA	1.0	1404.0	158.0	1404.0		
						COMMENT TABLE 2	COMMENT TABLE 3
						6-14-24 CYCLE ZH	
	Net LIVABLE	cnt	1	(rounded)	1,404		

APEXED BY LK 8.14.24lak 7.26.24

Summary

Lead Appr: Clerk: Lead Clerk: Appr: ZH 8/7/24

Print Date: 6/10/2024

Acct ID: 348552

MTL: 062W17AD00200P1

Date: 6/14/24

Appr: ZH

Prop Class: 019

RMV Prop Class: 019

Situs: 9195 PORTLAND RD NE # 40 SALEM, OR 97305

MaSaNh: 13 05 002

Unit: 348552

Year: 2024

Last Date Appraised: 04/02/2012

Appraiser: THERESA SWEARINGEN

Retag: Y N

Tag info:

Owner: LOWERY, RUSSELL R & MOGI, E JOYCE

Roll Type: MS

Cycle Tag Sales Verification Other: Inspection level: 1 2 3 4 LCB TTO INSP

AV: 31840

RMV Land: 0

RMV Imp: 31840

RMV Total: 31840

MAV: 32900

MSAV: 0

SAV: 0

Comment: GREEN OAKS MOBILE PARK, SPACE #40, MS SERIAL # 06910108XAB, Home ID 357850, PERSONAL MS

Update Inv. & EYB w/o Exception

No notation data available.

No OSD data available.

No land data available.

Improvements - Residence / Manufactured Structures

Bldg: 1

Code Area: 02410

Stat Class: 457

Year Blt: 1987

Eff Year Blt: 1987

Sq.Ft: 1404

% Complete: 100

Desc: MANUF STRUCT, CLASS 5, 26' THROUGH 28' WIDE DOUBLE

Dimensions: 52x27

RMV: 31840

Func Obsc: 100

Econ %: 100

Other %: 100

Exception: 0

Adjust:

Adjust RMV: 0

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory	Exception
First Floor	5	Finished	1404	3	FB-2	1987	1987	BATH - 2, KIT-, HVAC, ROOF, SKIRT	Y N

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception
DECK	5	64	1987	282	0	Y N
DECK	5	270	1987	1188	0	Y N
ROOF EXTENSION OR PATIO COVER	5	760	1987	4408	0	Y N

No improvement data available for all other stat class types.

- CHECK HVAC - NONE
- NEWER ROOF, VINYL WINDOWS & EXT. PAINT (ARCH COMP)

Green Oaks

M348552 062W17AD00200 Appr #: 014 Date: 4-2-12 Prop Class 049 Prop Code T57

Situs Address 9195 PORTLAND RD NE, #40 Franchise Code 04 Year For: 2012-2013

Owner LOWERY, RUSSELL R &

Notes: Add M45K, DE, PA & DF- PULL TAG

RMV Imp: 11,900 RMV Total: 11,900 M50 Total: 0

Seg. Type MA	Seg. # 1.1	Method M04	Class 5D	Area 1404	Eff Area 1404	Length 52	Width 27
Make: SKYLINE	Model: OAKMANOR	Intfinish: GYPSUM	Roof Cover COMP	Bedrooms 3			
Plumbing BATH2	Heat FAHP	Fireplace	Inter. Comp: DW:H&F				
Year Built 1987	Eff. Year Built 1987	Cond. P F A G E	% Comp 100	Func Econ	RMV 11,900		
Adj Codes COMPL:MSLCMD	Qty 5						
Lump Sum	Except Code/Year MIP	Comments					

Accessory Improvements

MA now 100% complete.

Out Buildings and Skirting

Spoke to owner - Brought up to AVG - after making repairs. Floor covering - Now sliding glass door. Floors were repaired due to pet damage.

BUILDING DIAGRAM AND OUTBUILDINGS

ACCT NO: M348552 MAP NO: 062W17AD TAX LOT: 00200

27 x 52 = 1404 SF

CALCULATIONS: 27 x 52 = 1404

SCALE: 1" = 20'

MEASUREMENT VERIFIED	YR BLT: '87	ADDRESS: Green Oaks (40)	SALES Date	Amt.
DATE 3-4-11 BY 014	REMARKS: model: oak manor	BUILDER: SKYLINE		



6/14/2024