

Summary WW 5.12.25 Lead Appr: Clerk: Lead Clerk: Appr: MDL Input Print Date: 5/8/2025

Acct ID: 528756 MTL: 081W32B002600 Date: 5/9/25 Appr: MDL Prop Class: 551 RMV Prop Class: 501
 Situs: 10876 MILL CREEK RD SE AUMSVILLE OR 97325 MaSaNh: 07 06 000 Unit: 95538 Year: 2025

Last Date Appraised: 01/10/2024 Appraiser: MATT LORD Retag: Y N Tag info: 2024 - Tags/Permit (Outbuilding)
 Owner: KIELING, COLE NELSON Roll Type: R
 Cycle Tag Sales Verification Other: Inspection level: 1 2 3 4 LCB TTO INSP AV: 164579
 RMV Land: 418220 RMV Imp: 347390 RMV Total: 765610 MAV: 130160 MSAV: 34419 SAV: 60913
 Comment: 24-25: L2 MDL 1.10.24
 23-24: 1.1.23 MDL
 LEVEL 4 05.06.21 CL10//

Notations 25-26 sales CH6 OSD Final to AOB

RP/MS	Code	Description
RP	ZONED	FARM EFU ZONED

OSDs

Count	Code	Description	RMV	Code Area	Exception
1	SAF	SA OSD - FAIR AVP	40000	29555	0

Land

Site: 2 Code Area: 29555 Size: 1.00 Acres Use Code: 005 Zone: REST SAV Use: 011 Exception: 0
 Class: 4BDS Value Source: Farm Homesite Description: FOUR BENCH DRY SPECIAL SOUTH RMV: 16940 Exception: Y N
 S
 Adjustment(s): GSOIL, WASTE Fire Patrol: Description:
 Comments: Liability year - 2009
 24-25: Updated land classes
 21-22: PER 10 REMOVE WATER ADJ//14-15: CYCLE WORK PER #36 ADD WATER ADJ// 00- 01; UPDATED MARKET VALUE, 2950050

Site: 3 Code Area: 29555 Size: 3.00 Acres Use Code: 005 Zone: REST SAV Use: 011 Exception: 0
 Class: 2BDS Value Source: Farm Use - EFU Description: TWO BENCH DRY SOUTH SPECIAL RMV: 55890 Exception: Y N
 S
 Adjustment(s): GSOIL, WASTE Fire Patrol: Description:
 Comments: Liability year - 1980 / 00-01; UPDATED MARKET VALUE, 2950050

Site: 4 Code Area: 29555 Size: 10.80 Acres Use Code: 005 Zone: REST SAV Use: 011 Exception: 0
 Class: 4BDS Value Source: Farm Use - EFU Description: FOUR BENCH DRY SPECIAL SOUTH RMV: 182930 Exception: Y N
 S
 Adjustment(s): GSOIL, WASTE Fire Patrol: Description:
 Comments: Liability year - 1980 / 00-01; UPDATED MARKET VALUE, 2950050 /01-02; CHANGED SOIL CLASS FROM 3 BENCH IRR TO 4 BENCH IRR

Site: 5 Code Area: 29555 Size: 4.20 Acres Use Code: 005 Zone: REST SAV Use: 011 Exception: 0
 Class: 4BDS Value Source: Farm Use - EFU Description: FOUR BENCH DRY SPECIAL SOUTH RMV: 71140 Exception: Y N
 S
 Adjustment(s): GSOIL, WASTE Fire Patrol: Description:
 Comments: Liability year - 1980 / 00-01; UPDATED MARKET VALUE, 2950050 /01-02; CHANGED SOIL CLASS FROM 3 BENCH DRY TO 4 BENCH DRY

Site: 6 Code Area: 29555 Size: 3.00 Acres Use Code: 005 Zone: REST SAV Use: 011 Exception: 0
 Class: 4BDS Value Source: Woodlot Description: FOUR BENCH DRY SPECIAL SOUTH RMV: 50810 Exception: Y N
 S
 Adjustment(s): GSOIL, WASTE Fire Patrol: Description:
 Comments: Liability year - 1980 / //08-09: Market woodlot study by GW39 - change from woodlot to woodlot-M// 00-01; UPDATED MARKET VALUE, 2950050

Site: 7 Code Area: 29555 Size: 1.00 Acres Use Code: 005 Zone: REST SAV Use: 011 Exception: 0
 Class: WST Value Source: WASTE RURAL Description: Rural WASTELAND RMV: 510 Exception: Y N
 Adjustment(s): GSOIL, WASTE Fire Patrol: Description:
 Comments: Liability year - 1980 / //08-09: Market woodlot study by GW39 - change from wasteland to wasteland-M// 00-01; UPDATED MARKET VALUE, 2950050

Improvements - Residence / Manufactured Structures

Bldg: 1 Code Area: 29555 Stat Class: 134 Year Blt: 1915 Eff Year Blt: 1960 Sq.Ft: 1916 % Complete: 100
 Desc: Multi Story above grade with basement Dimensions: RMV: 253040
 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	3	Finished	988	2	FB-1	1915	1960	FP - 1, HVAC, ROOF, KIT-, BATH - 1	Exception: Y N
Attic	3	Finished	364	1	0	1915	1960	HVAC	Exception: Y N
Basement	3	Finished	564	0	FB-1	1915	1960	HVAC, BATH - 1	Exception: Y N
Basement	3	Unfinished	424	0	0	1915	1960		Exception: Y N
Garage Detached	3	Unfinished	572	0	0	1915	1960	ROOF	Exception: Y N

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	
YARD IMPROVEMENTS AVERAGE	3	0	1960	13482	1	Exception: Y N

Improvements - Accessory Buildings

Bldg: 3	Code Area: 29555	Stat Class: 353	Year Blt: 1992	Eff Year Blt: 1992	Sq.Ft: 800	% Complete: 100
Desc: Machine Shed (MS)					Dimensions: 40x20	RMV: 3270
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	
Machine Shed	4	Finished	800	0	0	1992	1992	FAIR	Exception: Y N

Accessories

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

Bldg: 4	Code Area: 29555	Stat Class: 353	Year Blt: 1992	Eff Year Blt: 1992	Sq.Ft: 680	% Complete: 100
Desc: Machine Shed (MS)					Dimensions: 20x34	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	
Machine Shed	4	Finished	680	0	0	1992	1992	FAIR	Exception: Y N

Accessories

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

Bldg: 5	Code Area: 29555	Stat Class: 355	Year Blt: 2008	Eff Year Blt: 2008	Sq.Ft: 360	% Complete: 100
Desc: Lean-to Heavy (LTH)					Dimensions: 12x30	RMV: 1650
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 Heavy Duty	4	Finished	360	0	0	2008	2008		Exception: Y N

Accessories

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

Bldg: 6	Code Area: 29555	Stat Class: 355	Year Blt: 2008	Eff Year Blt: 2008	Sq.Ft: 240	% Complete: 100
Desc: Lean-to Heavy (LTH)					Dimensions: 12x20	RMV: 1100
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 Heavy Duty	4	Finished	240	0	0	2008	2008		Exception: Y N

Accessories

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

Bldg: 7	Code Area: 29555	Stat Class: 351	Year Blt: 2023	Eff Year Blt: 2023	Sq.Ft: 2496	% Complete: 100
Desc: General Purpose Building (GB)					Dimensions: 48x52	RMV: 80180
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	
General Purpose Bldg	6	Finished	2496	0	0	2023	2023	AVG, AVG	Exception: Y N

Accessories

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

Bldg: 8 Code Area: 29555 Stat Class: 355 Year Blt: 2023 Eff Year Blt: 2023 Sq.Ft: 576 % Complete: 100
 Desc: Lean-to Heavy (LTH) Dimensions: 48x12 RMV: 3810
 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 Heavy Duty	5	Finished	576	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

Bldg: 9 Code Area: 29555 Stat Class: 341 Year Blt: 2000 Eff Year Blt: 2000 Sq.Ft: 119 % Complete: 100
 Desc: Multi Purpose Shed (MP) Dimensions: 17x7 RMV: 1560
 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
Multi-Purpose Bldg	4	Finished	119	0	0	2000	2000	FAIR Exception: Y N

Accessories

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

Bldg: 10 Code Area: 29555 Stat Class: 341 Year Blt: 1992 Eff Year Blt: 1992 Sq.Ft: 0 % Complete: 100
 Desc: Multi Purpose Shed (MP) Dimensions: 12x10 RMV: 0
 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
Multi-Purpose Bldg	4	Finished	0	0	0	1992	1992	Exception: Y N

Accessories

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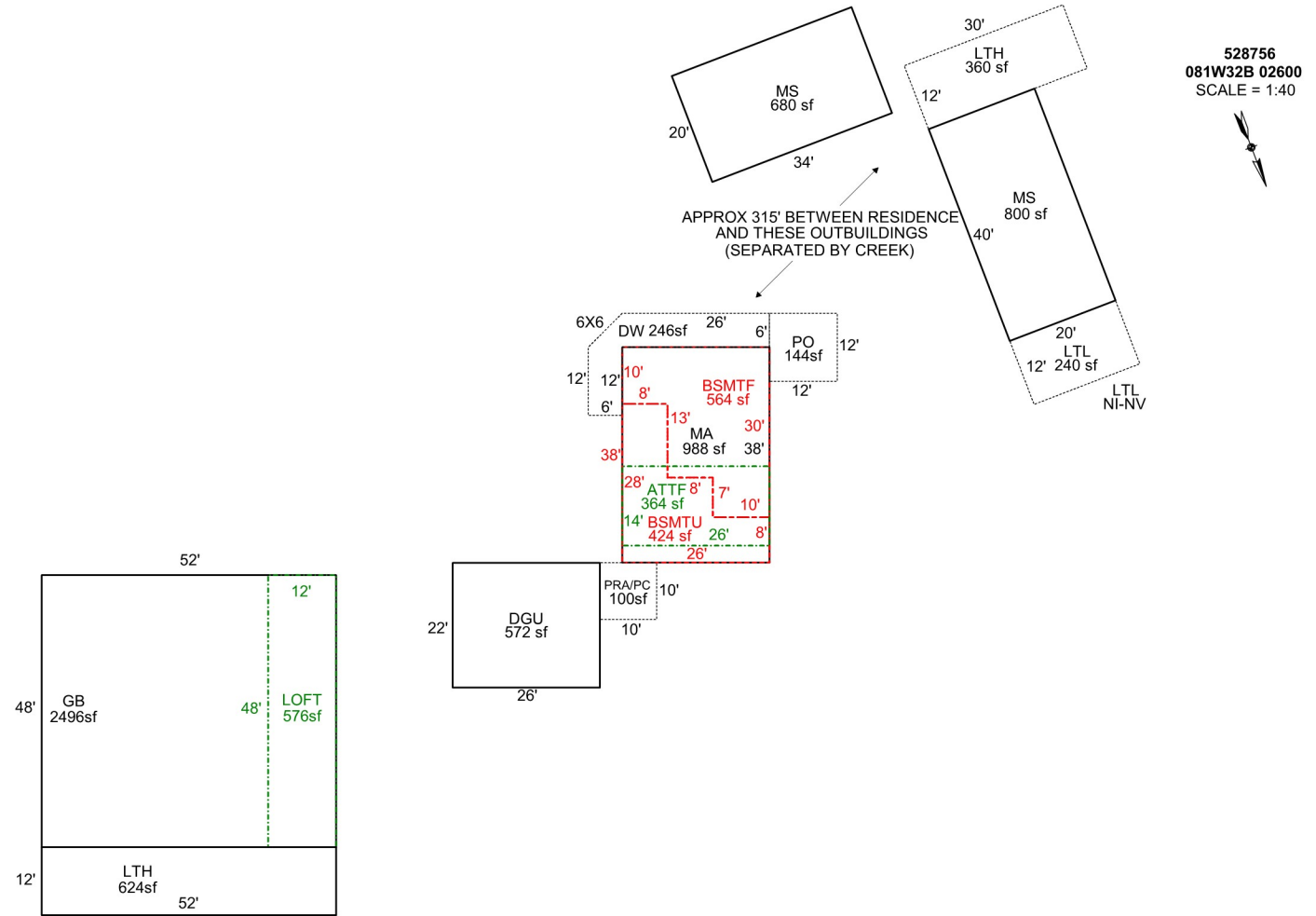
No accessory data available

SKETCH/AREA TABLE ADDENDUM

SUBJECT INFO

File No.: 528756 Parcel No.: 081W32B 02600
 Property Address: 10876 MILL CREEK RD SE
 City: AUMSVILLE County: MARION State: OR ZipCode: 97325
 Owner:
 Client: Client Address:
 Appraiser Name: Inspection Date:

SKETCH



Sketch by Apex Sketch

AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GBA1	GB	1.0	2496.0	200.0	
	MS	1.0	680.0	108.0	
	LTH	1.0	360.0	84.0	
	MS	1.0	800.0	120.0	
	LTL	1.0	240.0	64.0	
	LOFT	1.0	576.0	120.0	
	LTH	1.0	624.0	128.0	5776.0
GLA0	BSMTF	1.0	564.0	112.0	564.0
GLA1	MA	1.0	988.0	128.0	988.0
GLA2	ATTF	1.0	364.0	80.0	364.0
BSMT	BSMTU	1.0	424.0	108.0	424.0
GAR	DGU	1.0	572.0	96.0	572.0
P/P	PRA/PC	1.0	100.0	40.0	
	DW	1.0	246.0	96.5	
	PO	1.0	144.0	48.0	490.0
	Net LIVABLE	cnt	2 (rounded)		1,916
	Net BUILDING	cnt	7 (rounded)		5,776

COMMENT TABLE 1

DRAWN BY JRONDEMA 12/10/15
 UPDATED BY CJURAN 10/13/2021
 UPDATED BY CJURAN 03/05/2024

COMMENT TABLE 2

CL #10 05/06/2021
 MDL 01/10/2024

COMMENT TABLE 3

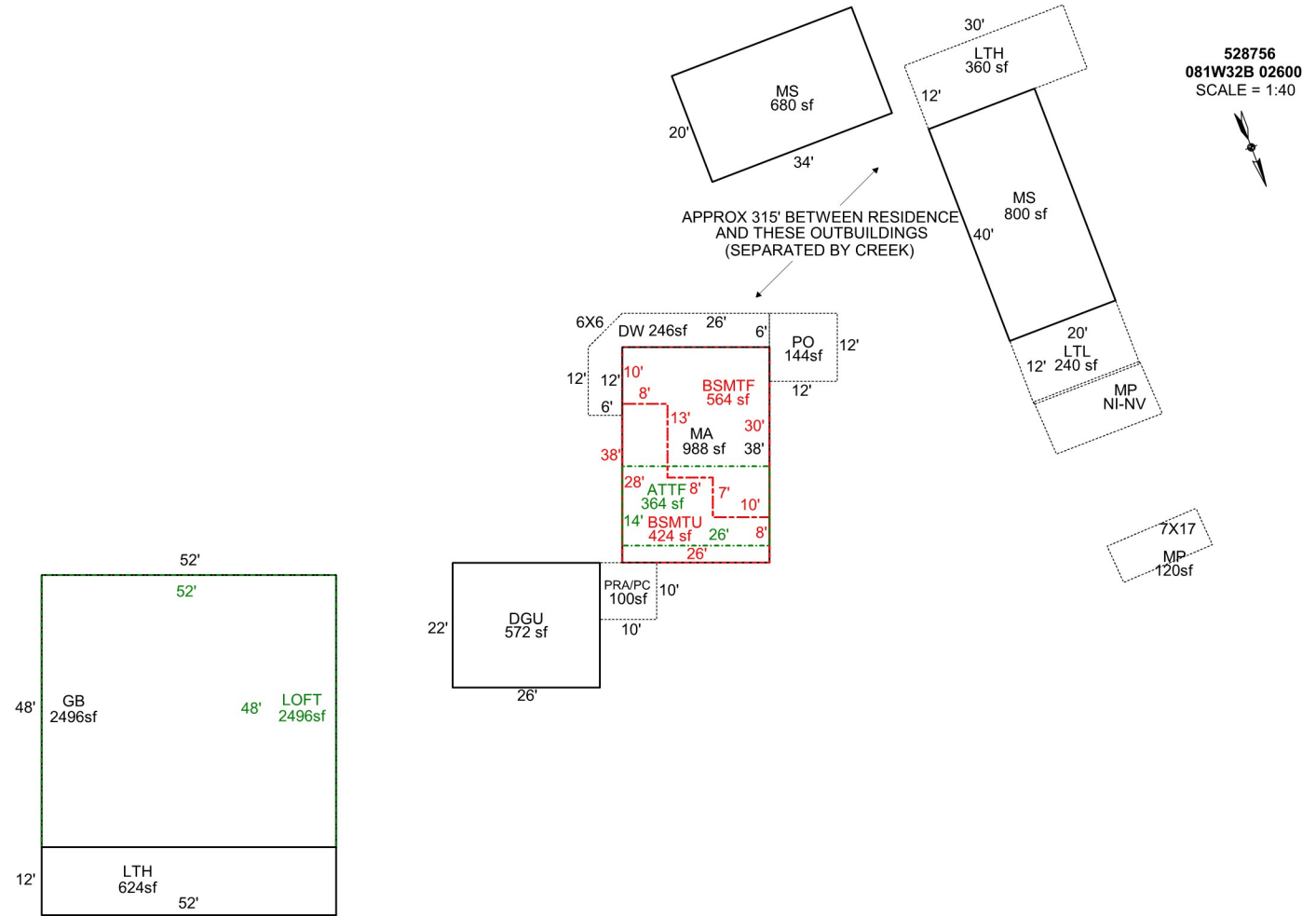
SV L4
 TAGS L2

SKETCH/AREA TABLE ADDENDUM

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SKETCH



Sketch by ApexSketch

AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GBA1	MS	1.0	800.0	120.0	
	LTH	1.0	624.0	128.0	
	LOFT	1.0	2496.0	200.0	
	LTL	1.0	240.0	64.0	
	LTL	1.0	200.5	60.1	
	LTH	1.0	360.0	84.0	
	MP	1.0	119.7	48.1	
	GB	1.0	2496.0	200.0	
	MS	1.0	680.0	108.0	8016.2
GLA0	BSMTF	1.0	564.0	112.0	564.0
GLA1	MA	1.0	988.0	128.0	988.0
GLA2	ATTF	1.0	364.0	80.0	364.0
BSMT	BSMTU	1.0	424.0	108.0	424.0
GAR	DGU	1.0	572.0	96.0	572.0
P/P	PRA/PC	1.0	100.0	40.0	
	DW	1.0	246.0	96.5	
	1 addl items				
	Net LIVABLE	cnt	2 (rounded)		1,916
	Net BUILDING	cnt	9 (rounded)		8,016

COMMENT TABLE 1

DRAWN BY JRONDEMA 12/10/15
 UPDATED BY CJURAN 10/13/2021
 UPDATED BY CJURAN 03/05/2024
 UPD BY WW 4/2/24

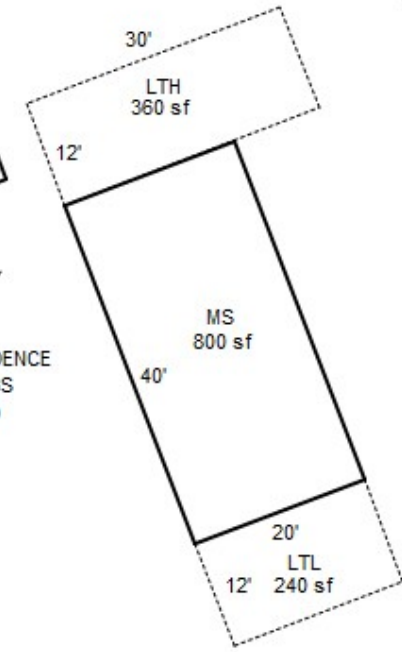
COMMENT TABLE 2

CL #10 05/06/2021
 MDL 01/10/2024

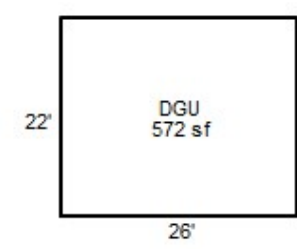
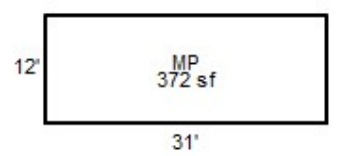
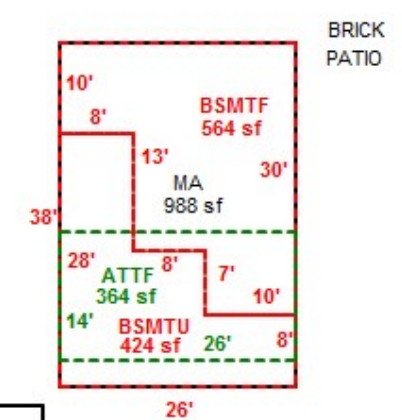
COMMENT TABLE 3

SV L4
 TAGS L2

R28756
081W32B 02600
SCALE=1:30



APPROX 315' BETWEEN RESIDENCE
AND THESE OUTBUILDINGS
(SEPARATED BY CREEK)

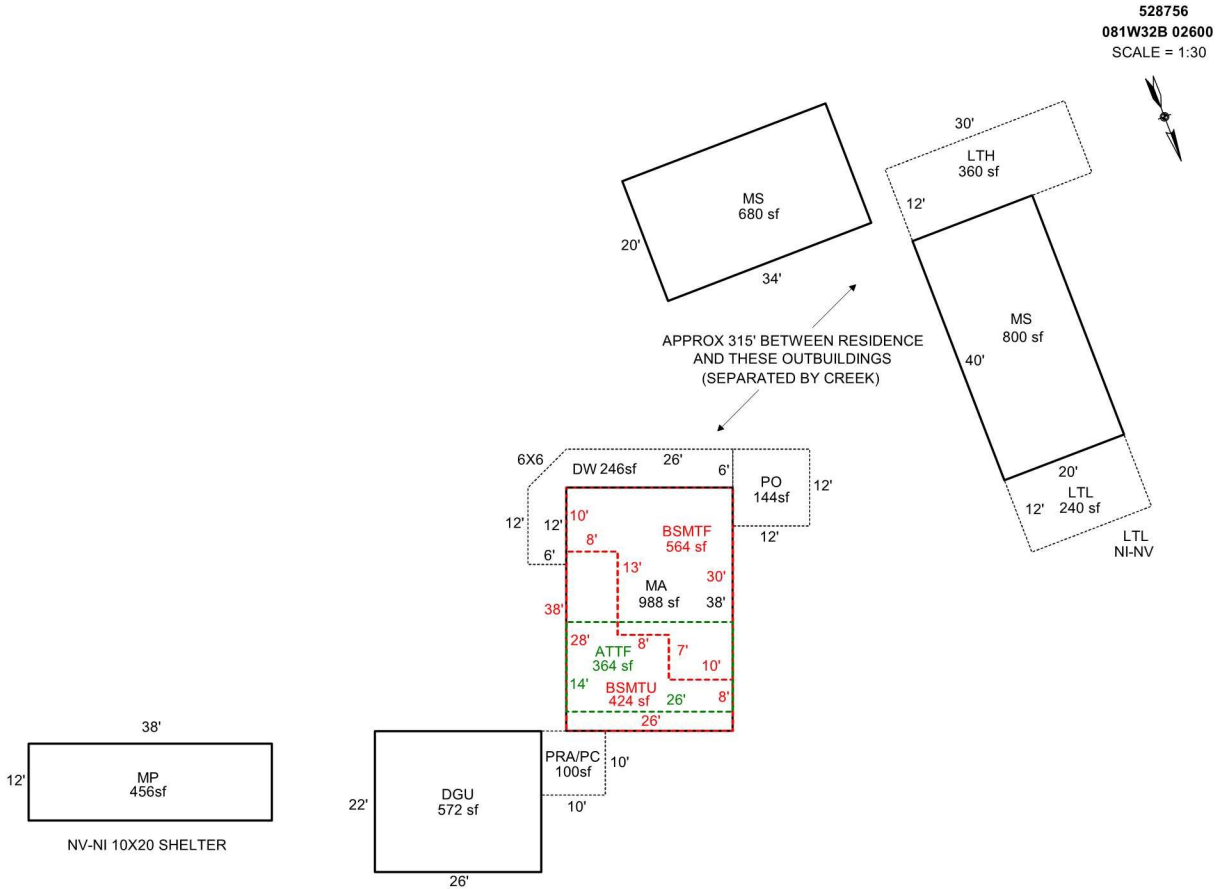


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	LTL	1.0	240.0	64.0	2536.0
GLA0	BSMTF	1.0	564.0	112.0	564.0
GLA1	MA	1.0	988.0	128.0	988.0
GLA2	ATTF	1.0	364.0	80.0	364.0
BSMT	BSMTU	1.0	424.0	108.0	424.0
GAR	DGU	1.0	572.0	96.0	572.0
P/P	PRA/PC	1.0	100.0	40.0	
	DW	1.0	246.0	96.5	
	PO	1.0	144.0	48.0	490.0
	Net LIVABLE	cnt	2 (rounded)		1,916
	Net BUILDING	cnt	5 (rounded)		2,536

COMMENT TABLE 1

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 UPDATED BY CJURAN 10/13/2021

COMMENT TABLE 2

CL #10 05/06/2021

COMMENT TABLE 3

SV L4

