

Summary Lead Appr: Clerk: Lead Clerk: Appr: Print Date: 3/31/2025

Acct ID: 538671 MTL: 071E120000300 Date: 4/1/25 Appr: MLH Prop Class: 661 RMV Prop Class: 401 451
Situs: 20900 STRAWBERRY FLATS LN NE SCOTTS MILLS OR 97375 MaSaNh: 03 06 000 Unit: 149895 Year: 2025

Last Date Appraised: 02/15/2017 Appraiser: MATTHEW HAMILTON Retag: Y N Tag info:

Owner: DAY, JUSTIN HOWARD Roll Type: R

Cycle Tag Sales Verification Other: Inspection level: 1 2 3 4 LCB TTO INSP AV: 381692

RMV Land: 454630 RMV Imp: 500270 RMV Total: 954900 MAV: 372830 MSAV: 8862 SAV: 28344

Comment: MLS 822636
DOM 70

update inventory

Input MLH 5/9/25

Notations Sales Code 22

RP/MS	Code	Description
MS	STF	SMALL TRACT FORESTLAND
RP	STF	SMALL TRACT FORESTLAND

OSDs

Count	Code	Description	RMV	Code Area	Exception
2	SAA	SA OSD - AVERAGE	50000	04500	0

Land

Site: 1 Code Area: 04500 Size: 1.00 Acres Use Code: 005 Zone: REST SAV Use: 011 Exception: 0
 Class: 4HI Value Source: Forest Homesite Description: FOUR HILL IRR RMV: 21480 Exception: Y N
 Adjustment(s): Fire Patrol: SA004 Description: FIRE PATROL
 Comments: Liability year - 2009 / 18-19: UPDATED PART TOTALS/CW/ 04-05: CHANGING STO LAND FROM >5000 TO DESIGNATED 05-06: RECALC SETUP; APPR NO.36, 5/18/04/ 03-04: EXPIRATION OF STO PROGRAM. CONVERSION BY DOR TO DESIGNATED FOREST LAND AT 100% PROGRAM

Site: 3 Code Area: 04500 Size: 4.00 Acres Use Code: 005 Zone: REST SAV Use: 011 Exception: 0
 Class: STFD Value Source: Small Tract Forest land Description: SMALL TRACT FORESTLAND D RMV: 85910 Exception: Y N
 Adjustment(s): Fire Patrol: SA004 Description: FIRE PATROL
 Comments: Liability year - 1992, STF - 2018 / 03-04: EXPIRATION OF STO PROGRAM. CONVERSION BY DOR TO DESIGNATED FOREST LAND AT 100% PROGRAM // 04-05 CHANGING STO LAND FROM >5000 TO DESIGNATED.

Site: 4 Code Area: 04500 Size: 11.14 Acres Use Code: 005 Zone: REST SAV Use: 011 Exception: 0
 Class: STFD Value Source: Small Tract Forest land Description: SMALL TRACT FORESTLAND D RMV: 239250 Exception: Y N
 Adjustment(s): Fire Patrol: SA004 Description: FIRE PATROL
 Comments: Liability year - 1992, STF - 2018 / 18-19: UPDATED PART TOTALS/CW/ 14-15: DISQ 2.7 ACRES FOREST USE// 03-04: EXPIRATION OF STO PROGRAM. CONVERSION BY DOR TO DESIGNATED FOREST LAND AT 100% PROGRAM // 04-05 CHANGING STO LAND FROM >5000 TO DESIGNATED_ 05-06: RECALC SETUP; APPR NO.36, 5/17/04

Site: 5 Code Area: 04500 Size: 2.70 Acres Use Code: 005 Zone: REST SAV Use: Exception: 0
 Class: Value Source: Rural Restrictive Description: RMV: 57990 Exception: Y N
 Adjustment(s): Fire Patrol: SA004 Description: FIRE PATROL
 Comments: 00400008/ 03-04: EXPIRATION OF STO PROGRAM. CONVERSION BY DOR TO DESIGNATED FOREST LAND AT 100% PROGRAM // 04-05 CHANGING STO LAND FROM >5000 TO DESIGNATED_ 05-06: RECALC SETUP; APPR NO.36, 5/17/04

Improvements - Residence / Manufactured Structures

Bldg: 1 Code Area: 04500 Stat Class: 141 Year Blt: 1987 Eff Year Blt: 1996 Sq.Ft: 1292 % Complete: 100
 Desc: One Story Only Dimensions: RMV: 253090
 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
First Floor	4	Finished	1292	2	FB-2	1987	1996	ROOF, FP - 1, HVAC+, KIT+, BATH - 2	Y N
Garage Attached	4	Finished	380	0	0	1987	1996	ROOF	Y N

change to living space mfm
Add as a segment

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity
YARD IMPROVEMENTS FAIR	4	1	1996	16564	1

Bldg: 5 Code Area: 04500 Stat Class: 148 Year Blt: 2004 Eff Year Blt: 2004 Sq.Ft: 0 % Complete: 100
 Desc: Res other improvements Dimensions: RMV: 88150
 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
Garage Detached	4	Finished	952	0	0	2004	2004	ROOF	Y N

Make MAV

Accessories

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

Bldg: 11 Code Area: 04500 Stat Class: 108 Year Blt: Eff Year Blt: Sq.Ft: 0 % Complete: 100
 Desc: Residential Other Improvements Dimensions: RMV: 1500
 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
No floor data available								

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity
ROOF EXTENSION OR PATIO COVER	0	126	0	1500	1

Improvements - Accessory Buildings

Bldg: 2 Code Area: 04500 Stat Class: 301 Year Blt: Eff Year Blt: Sq.Ft: 45 % Complete: 100
 Desc: Accessory Improvements & Misc. Dimensions: 9x5 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
Pump House	0	Finished	45	0	0	0	0	

Accessories

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

Bldg: 3 Code Area: 04500 Stat Class: 351 Year Blt: 2000 Eff Year Blt: 2007 Sq.Ft: 688 % Complete: 100
 Desc: General Purpose Building (GB) Dimensions: RMV: 30390
 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	688	0	FB-1	2007	2007	AVG, BATH - 1
GP Building Attic	6	Unfinished	640	0		2000	2007	HVAC

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity
PATIO	6	660	2004	2178	1

Bldg: 4 Code Area: 04500 Stat Class: 355 Year Blt: 1996 Eff Year Blt: 1996 Sq.Ft: 384 % Complete: 100
 Desc: Lean-to Heavy (LTH) Dimensions: 32x12 RMV: 1140
 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	384	0	0	1996	1996	

Accessories

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

Bldg: 6 Code Area: 04500 Stat Class: 316 Year Blt: 2004 Eff Year Blt: 2004 Sq.Ft: 7200 % Complete: 100
 Desc: Arenas (HA) Dimensions: 120x60 RMV: 57800
 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
Horse Arena	4	Finished	7200	0	0	2004	2004	FAIR

Accessories

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

Bldg: 7 Code Area: 04500 Stat Class: 355 Year Blt: 2004 Eff Year Blt: 2004 Sq.Ft: 384 % Complete: 100
 Desc: Lean-to Heavy (LTH) Dimensions: 32x12 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
Lean-to Heavy Duty	4	Finished	384	0	0	2004	2004	

Accessories

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

Part of V/I
 MOVE MAJ

N/C

1996 I/O
 Change to 132 @ 65% comp I/O → 100% M/M

Roof I/O
 FP, K: F, HVAC M/M

1021
 1st floor
 VIE 3A I/O

Part of MA Move MAJ

I/O

Change to AC I/O
 Move MAV

Description **Class** **Size SqFt** **Eff Yr Blt** **RMV** **Quantity**

No accessory data available

Bldg: 8 Code Area: 04500 Stat Class: 353 Year Blt: 2004 Eff Year Blt: 2004 Sq.Ft: 1440 % Complete: 100
 Desc: Machine Shed (MS) Dimensions: 60x24 RMV: 9060
 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
Machine Shed	4	Finished	1440	0	0	2004	2004	FAIR

Accessories

Description **Class** **Size SqFt** **Eff Yr Blt** **RMV** **Quantity**

No accessory data available

Bldg: 9 Code Area: 04500 Stat Class: 351 Year Blt: 2004 Eff Year Blt: 2004 Sq.Ft: 2220 % Complete: 100
 Desc: General Purpose Building (GB) Dimensions: 60x37 RMV: 27190
 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
General Purpose Bldg	5	Finished	2220	0	0	2004	2004	FAIR

Accessories

Description **Class** **Size SqFt** **Eff Yr Blt** **RMV** **Quantity**

No accessory data available

Bldg: 10 Code Area: 04500 Stat Class: 355 Year Blt: 2004 Eff Year Blt: 2004 Sq.Ft: 1380 % Complete: 100
 Desc: Lean-to Heavy (LTH) Dimensions: 60x23 RMV: 5590
 Func Obsc: 100 Econ %: 100 Other %: 100 Exception: 0 Adjust: Adjust RMV: 0

Consideration Error
 2 (60x11.5) I/O

Floors

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory
Lean-to Heavy Duty	4	Finished	1380	0	0	2004	2004	FAIR

Accessories

Description **Class** **Size SqFt** **Eff Yr Blt** **RMV** **Quantity**

No accessory data available

Bldg: 12 Code Area: 04500 Stat Class: 354 Year Blt: Eff Year Blt: 1999 Sq.Ft: 80 % Complete: 100
 Desc: Lean-to Light (LTL) Dimensions: 10x8 RMV: 0
 Func Obsc: 0 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
Lean-to Light Duty	4	Finished	80	0	0	0	0	FAIR

Accessories

Description **Class** **Size SqFt** **Eff Yr Blt** **RMV** **Quantity**

No accessory data available

Bldg: 13 Code Area: 04500 Stat Class: 354 Year Blt: 2011 Eff Year Blt: 2011 Sq.Ft: 192 % Complete: 100
 Desc: Lean-to Light (LTL) Dimensions: 24x8 RMV: 580
 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
Lean-to Light Duty	4	Finished	192	0	0	2011	2011	FAIR

Accessories

Description **Class** **Size SqFt** **Eff Yr Blt** **RMV** **Quantity**

No accessory data available

Bldg: 14 Code Area: 04500 Stat Class: 321 Year Blt: 2014 Eff Year Blt: 2014 Sq.Ft: 1932 % Complete: 100
 Desc: Hay Cover (HC) Dimensions: 46x42 RMV: 12230
 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
Hay Cover	54	Finished	1932	0	0	2014	2014	FAIR

Accessories

Description **Class** **Size SqFt** **Eff Yr Blt** **RMV** **Quantity**

No accessory data available

Bldg: 15 Code Area: 04500 Stat Class: 355 Year Blt: 2011 Eff Year Blt: 2011 Sq.Ft: 2400 % Complete: 100

Desc: Lean-to Heavy (LTH)

Dimensions:

RMV: 11990

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
Lean-to Heavy Duty	4	Finished	2400	0	0	2011	2011		Y N

Part of HA make
MAJ

Accessories

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

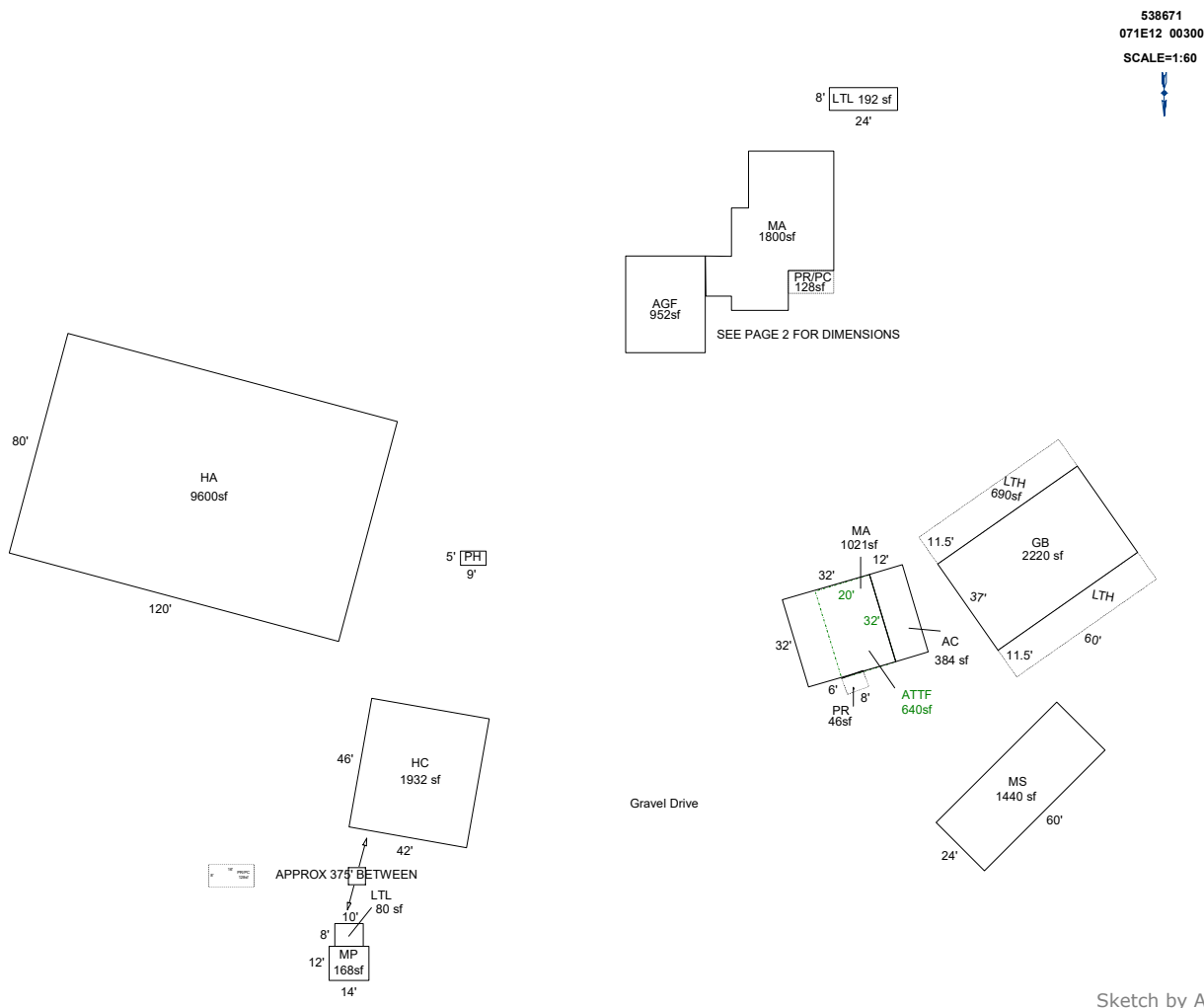
341 MP 5 14x12 1999 Fair I/O

SKETCH/AREA TABLE ADDENDUM

SUBJECT INFO

File No.: 538671 Parcel No.: 071E12 00300
 Property Address: 20900 STRAWBERRY FLATS LN NE
 City: SCOTTS MILLS County: MARION State: OR ZipCode: 97375
 Owner:
 Client: Client Address:
 Appraiser Name: Inspection Date:

SKETCH



Sketch by ApexSketch

AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GBA1	LTH	1.0	690.0	143.0	
	PH	1.0	45.0	28.0	
	AC	1.0	384.0	88.0	
	HA	1.0	9600.0	400.0	
	MS	1.0	1440.0	168.0	
	GB	1.0	2220.0	194.0	
	LTH	1.0	690.0	143.0	
	MP	1.0	168.0	52.0	
	LTL	1.0	192.0	64.0	
	LTL	1.0	80.0	36.0	
	HC	1.0	1932.0	176.0	17441.0
GLA1	MA	1.0	1799.8	202.3	1799.8
MA2	ATTF	1.0	640.0	104.0	640.0
GAR	AGF	1.0	952.0	124.0	952.0
MA	MA	1.0	1020.6	127.8	1020.6
P/P	PR/PC	1.0	128.0	48.0	
	2 addl items				
	Net LIVABLE	cnt	2 (rounded)		3,460
	Net BUILDING	cnt	11 (rounded)		17,441

COMMENT TABLE 1

Apex 10/17/2011 Jane
 UPDATED BY JRONDEMA 2/21/17
 UPDATED BY CLOBERG 04/14/25

COMMENT TABLE 2

2.15.17 SR #94 TAGS
 MLH 04/01/25

COMMENT TABLE 3

SV L4

SKETCH/AREA TABLE ADDENDUM

SUBJECT INFO

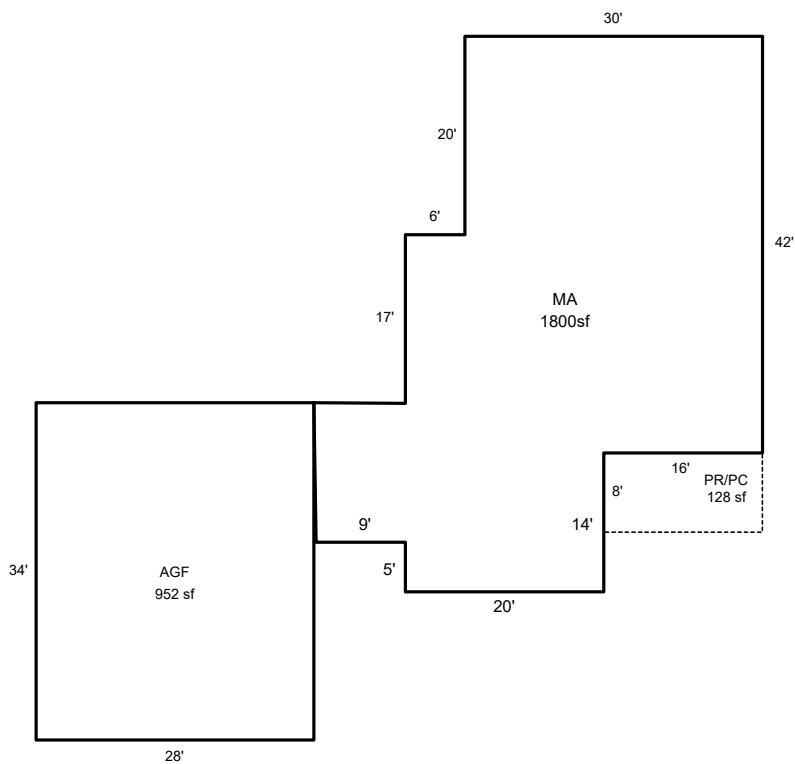
File No.: 538671 Parcel No.: 071E12 00300
 Property Address: 20900 STRAWBERRY FLATS LN NE
 City: SCOTTS MILLS County: MARION State: OR ZipCode: 97375
 Owner:
 Client: Client Address:
 Appraiser Name: Inspection Date:

SKETCH

538671
071E12 00300
SCALE=1:20



SEE PAGE 1 FOR ALL BUILDINGS



Sketch by ApexSketch

AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GLA1	MA	1.0	1799.8	202.3	1799.8
GAR	AGF	1.0	952.0	124.0	952.0
P/P	PR/PC	1.0	128.0	48.0	128.0

COMMENT TABLE 1

Apex 10/17/2011 Jane
 UPDATED BY JRONDEMA 2/21/17
 UPDATED BY CLOBERG 04/14/25

COMMENT TABLE 2

2.15.17 SR #94 TAGS
 MLH 04/01/25

COMMENT TABLE 3

SV L4

Net LIVABLE cnt 0 (rounded) 1,800

SKETCH/AREA TABLE ADDENDUM

Parcel No R38671

File No 071E12 00300

SUBJECT

Property Address 20900 Strawberry Flats Ln NE

City Scotts Mills

State OR

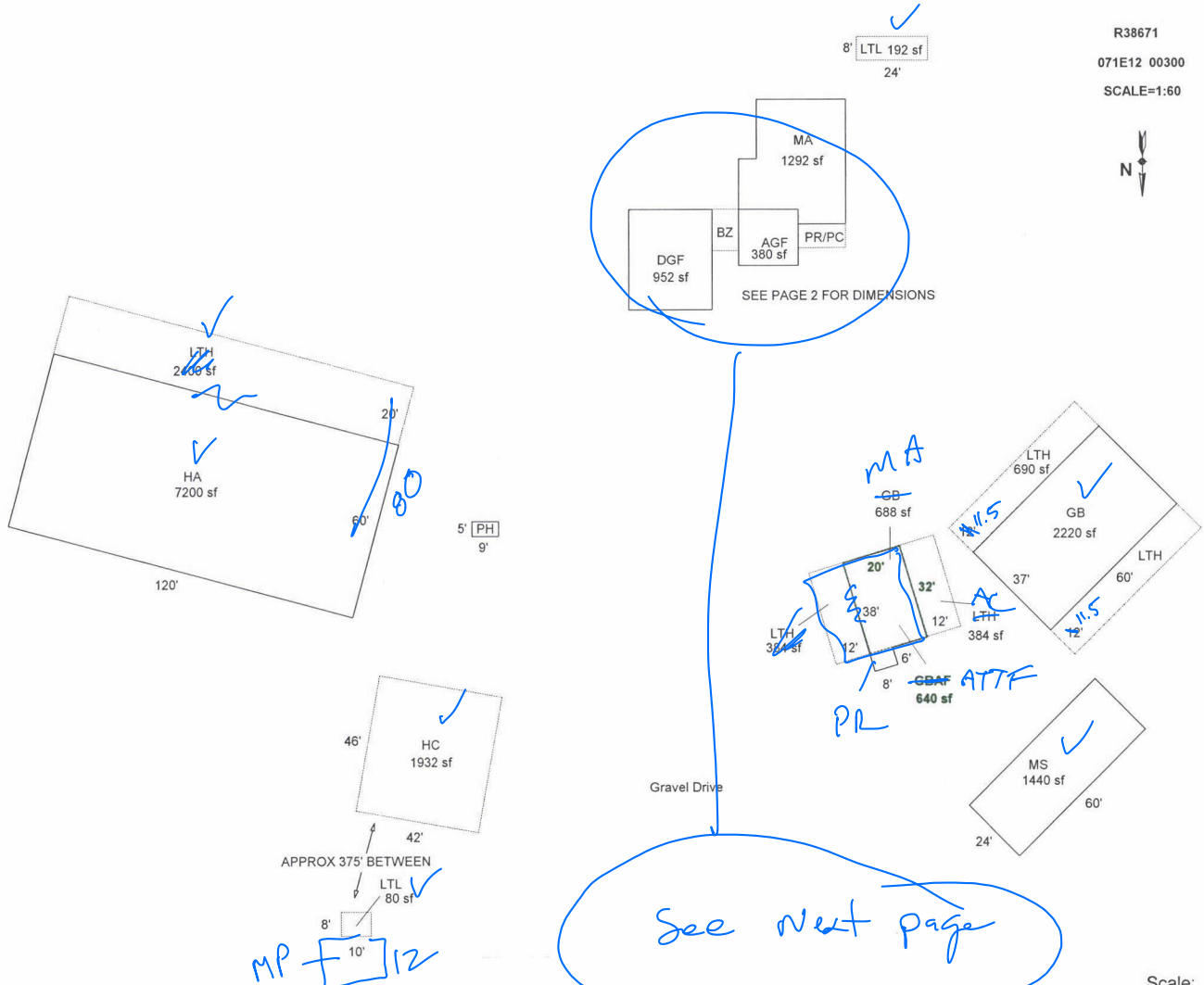
Zip 97375

Owner

Client

Appraiser Name

IMPROVEMENTS SKETCH



AREA CALCULATIONS

AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GLA1	MA	1.00	1292	156	1292
GBA1	PH	1.00	45	28	
	GB	1.00	688	116	
	LTH	1.00	384	88	
	LTH	1.00	384	88	
	HA	1.00	7200	360	
	MS	1.00	1440	168	
	GB	1.00	2220	194	
	GBAF	1.00	640	104	
	LTH	1.00	690	143	
	LTH	1.00	690	143	
	LTL	1.00	192	64	
	LTL	1.00	80	36	
	LTH	1.00	2400	280	
	HC	1.00	1932	176	18985
GAR	AGF	1.00	380	78	
	DGF	1.00	952	124	1332
P/P	PR/PC	1.00	128	48	
	BZ	1.00	126	46	254
Net LIVABLE Area		(rounded w/ factors)	1292		
Net BUILDING Area		(rounded w/ factors)	18985		

Comment Table 1

Apex 10/17/2011 Jane
UPDATED BY JRONDEMA 2/21/17

Comment Table 2

2.15.17 SR #94 TAGS

4/1/25 MLH

Comment Table 3

SV LY

SKETCH/AREA TABLE ADDENDUM

Parcel No R38671

File No 071E12 00300

SUBJECT

Property Address 20900 Strawberry Flats Ln NE

City **Scotts Mills**

State **OR**

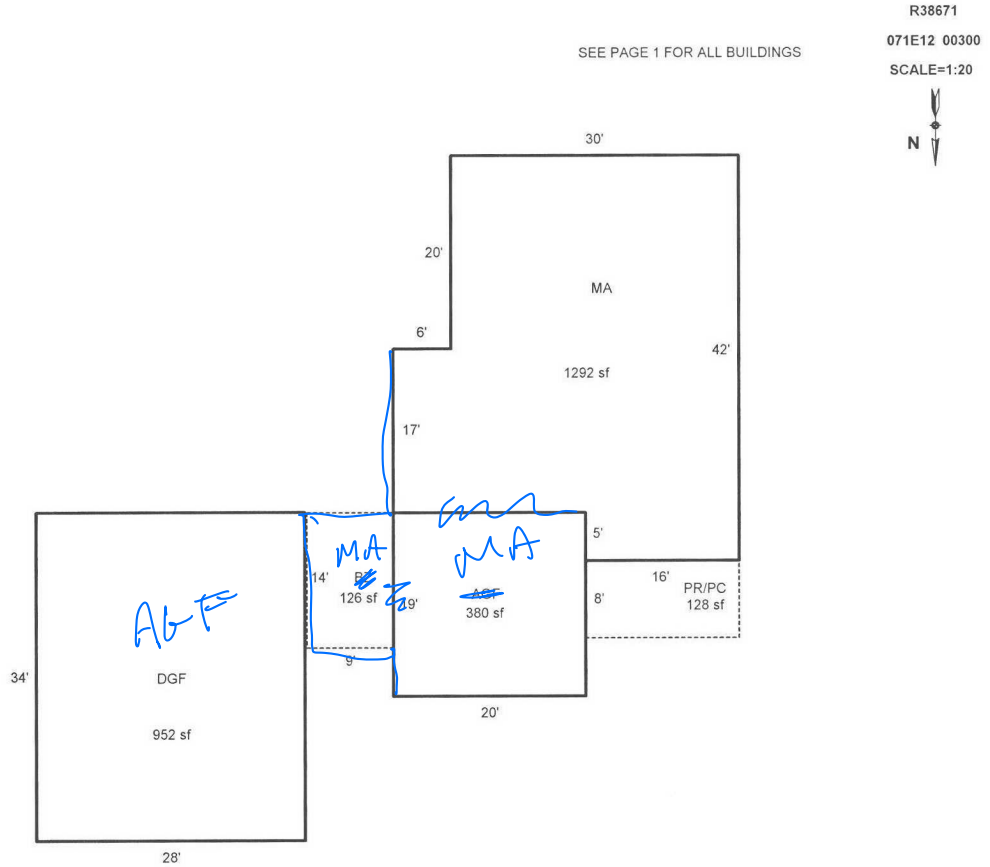
Zip **97375**

Owner

Client

Appraiser Name

IMPROVEMENTS SKETCH



Scale: 1" = 60'

AREA CALCULATIONS

AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GLA1	MA	1.00	1292	156	1292
GAR	AGF	1.00	380	78	
	DGF	1.00	952	124	1332
P/P	PR/PC	1.00	128	48	
	BZ	1.00	126	46	254
Net LIVABLE Area (rounded w/ factors)					1292

Comment Table 1	
Apex 10/17/2011 Jane UPDATED BY JRONDEMA 2/21/17	
Comment Table 2	Comment Table 3
2.15.17 SR #94 TAGS	



R38671

GB & 2 LTH'S

2/15/17



R38671

MA, AGF & DGF

N.SIDE

2/15/17



R38671

MS 60X24

2/15/17



R38671

GB 60X37

2 LTH'S

2/15/17























APPDX. PROP LINE = █ = NAD - FORESTED AREA



071E-12-00300 file 004



601

M34649S

MA

12/10/09











NOTICE

THIS IS AN EQUINE FACILITY

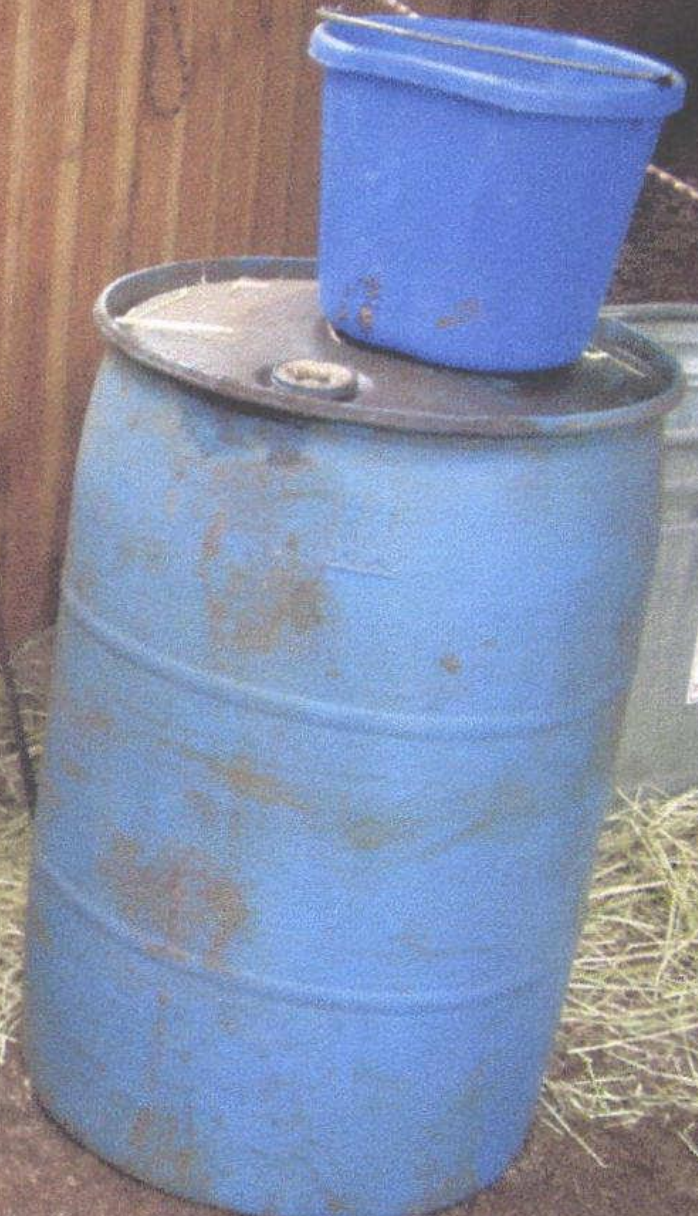
ALL VISITORS MUST WEAR HELMETS AND SAFETY VESTS AT ALL TIMES

NO ALCOHOLIC BEVERAGES OR DRUGS ARE ALLOWED ON THE PREMISES

THIS IS NOT A SPECTATING AREA

ALL VISITORS MUST BE ACCOMPANIED BY AN ADULT AT ALL TIMES

FOR MORE INFORMATION CONTACT THE FACILITY MANAGER





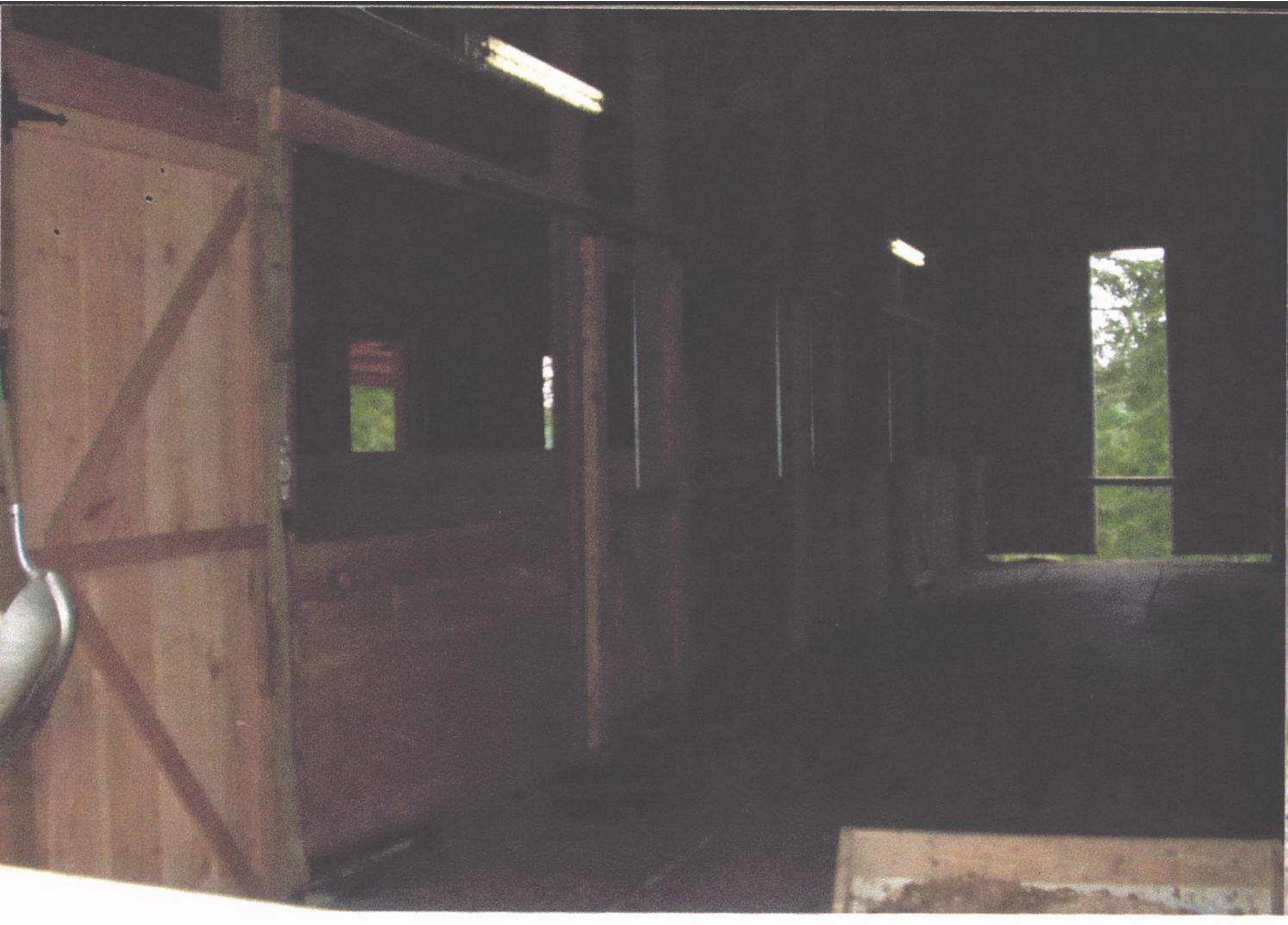


















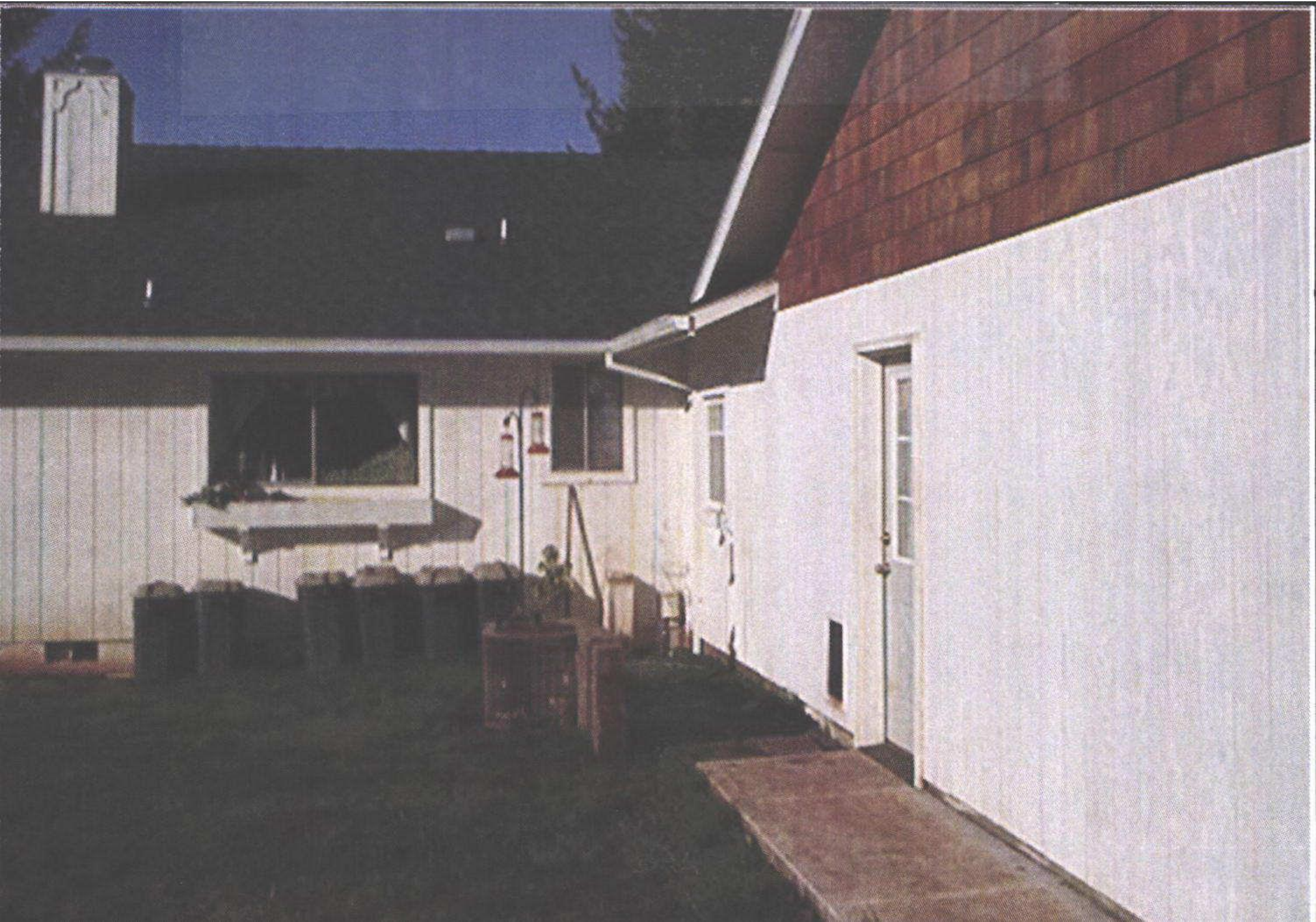
















R38671

MS 60X24

2/15/17

A photograph of a dirt road in a wooded area. The road is unpaved and leads towards a large, dark-colored building with a gabled roof. The building has two small, bright lights on its facade. The surrounding area is filled with tall, thin trees, likely evergreens. The sky is overcast and grey. The overall scene is somewhat dimly lit, suggesting an overcast day.

R38671

GB 60X37

2 LTH'S

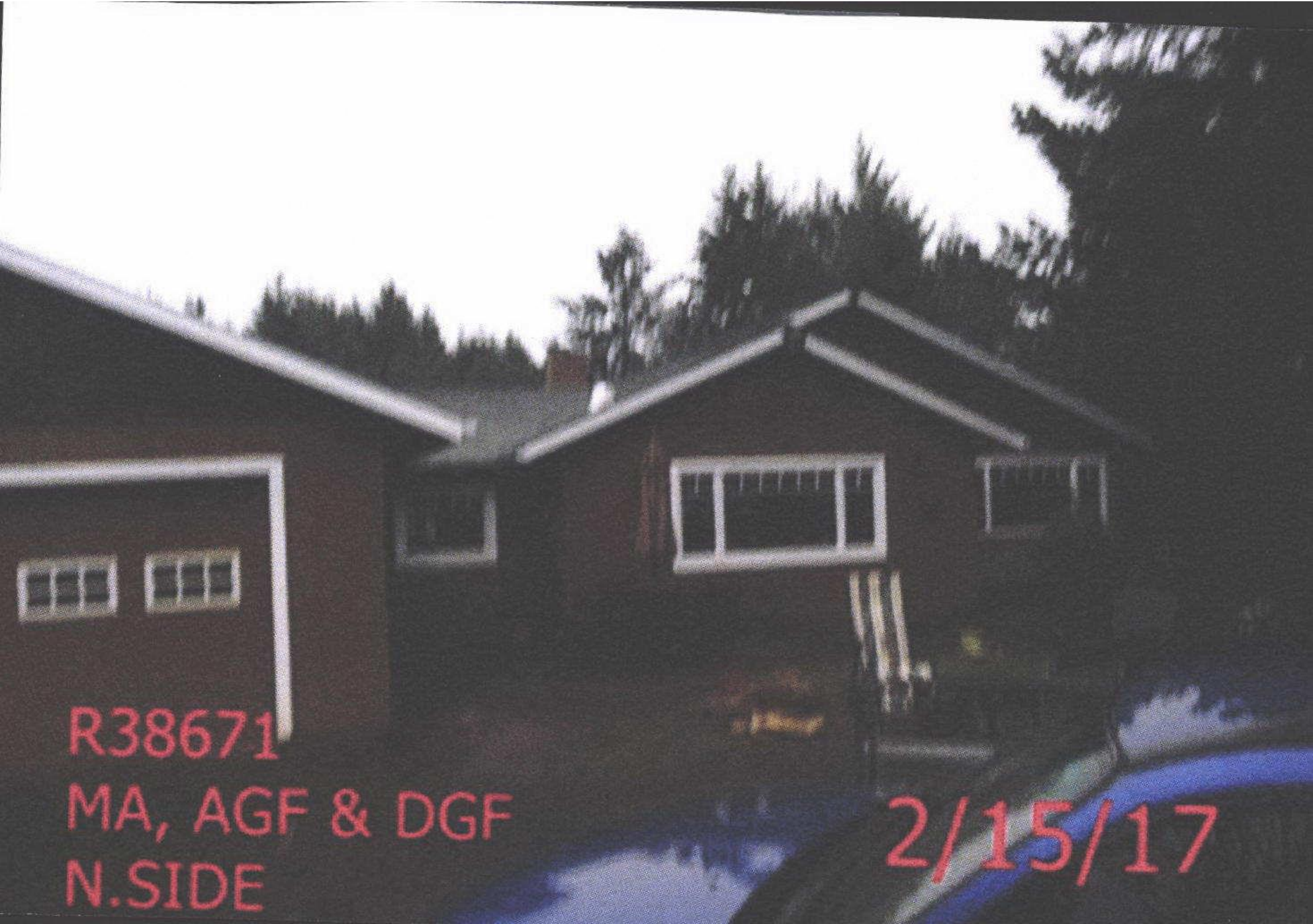
2/15/17



R38671

GB & 2 LTH'S

2/15/17



R38671

MA, AGF & DGF

N.SIDE

2/15/17









