

Acct ID: 539164 MTL: 071E35B000300 Date: 5/23/25 Appr: MLH Prop Class: 551 RMV Prop Class: 551 501
 Situs: 541 SILVER FALLS DR SE SILVERTON OR 97381 MaSaNh: 03 06 000 Unit: 44149 Year: 2025

Last Date Appraised: 10/12/2011 Appraiser: MATTHEW HAMILTON Retag: Y N Tag info:
 Owner: KENAGY, DAVID K Roll Type: R
 Cycle Tag Sales Verification Other: Clean up Inspection level: 1 2 3 4 LCB TTO INSP AV: 264583
 RMV Land: 611530 RMV Imp: 318580 RMV Total: 930110 MAV: 208340 MSAV: 56243 SAV: 95140
 Comment:

update inventory

Input MLH 5/29/25

Notations

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

Farm Christmas trees

OSDs

| Count | Code | Description | RMV | Code Area | Exception |
|-------|------|------------------|-------|-----------|-----------|
| 1 | SAA | SA OSD - AVERAGE | 50000 | 04480 | 0 |

Land

| | | | | | | |
|--|------------------------------|--|---------------|--------------|--------------|----------------|
| Site: 2 | Code Area: 04480 | Size: 1.00 Acres | Use Code: 005 | Zone: REST | SAV Use: 011 | Exception: 0 |
| Class: | Value Source: Farm Homesite | Description: | | | RMV: 10150 | Exception: Y N |
| Adjustment(s): | GSOIL | | Fire Patrol: | Description: | | |
| Comments: Liability year - 2009 / 00400088 | | | | | | |
| Site: 3 | Code Area: 04480 | Size: 48.12 Acres | Use Code: 005 | Zone: REST | SAV Use: 011 | Exception: 0 |
| Class: 2HD | Value Source: Farm Use - EFU | Description: TWO HILL DRY | | | RMV: 537170 | Exception: Y N |
| Adjustment(s): | GSOIL | | Fire Patrol: | Description: | | |
| Comments: Liability year - 1995 / 00400088 //05-06: PER #17, MOVE 1.4 ACRES FROM 2HILL TO POND | | | | | | |
| Site: 4 | Code Area: 04480 | Size: 1.40 Acres | Use Code: 005 | Zone: REST | SAV Use: 011 | Exception: 0 |
| Class: Water | Value Source: Pond | Description: Ponds, rivers, creeks, streams, lakes | | | RMV: 14210 | Exception: Y N |
| Adjustment(s): | GSOIL | | Fire Patrol: | Description: | | |
| Comments: Liability year - 1995 / //05-06: PER #17, MOVE 1.4 ACRES FROM 2HILL TO POND_ | | | | | | |

Improvements - Residence / Manufactured Structures

| | | | | | | |
|-------------------------------|------------------|-----------------|----------------|--------------------|---------------|-----------------|
| Bldg: 1 | Code Area: 04480 | Stat Class: 143 | Year Blt: 1956 | Eff Year Blt: 1956 | Sq.Ft: 1404 | % Complete: 100 |
| Desc: One Story with basement | | | Dimensions: | RMV: 299130 | | |
| 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 | Exception |
|-----------------|-------|---------------|------------|------|-------|--------|------------|------------------------------------|-----------|
| First Floor | 4 | Finished | 1404 | 3 | FB-1 | 1956 | 1956 | ROOF, FP - 2, KIT-, BATH - 1, HVAC | Y N |
| Basement | 4 | Unfinished | 1340 | 0 | FB-1 | 1956 | 1956 | BATH - 1 | Y N |
| Garage Attached | 4 | Unfinished | 720 | 0 | 0 | 1956 | 1956 | ROOF | Y N |

Accessories

| Description | Class | Size SqFt | Eff Yr Blt | RMV | Quantity | Exception |
|------------------------|-------|-----------|------------|-------|----------|-----------|
| YARD IMPROVEMENTS FAIR | 4 | 1 | 1956 | 13097 | 1 | Y N |

EP

192

Improvements - Accessory Buildings

| | | | | | | |
|-------------------------------------|------------------|-----------------|-------------------|---------------------------|---------------|-----------------|
| Bldg: 2 | Code Area: 04480 | Stat Class: 351 | Year Blt: 1990 | Eff Year Blt: <u>1990</u> | Sq.Ft: 1600 | % Complete: 100 |
| Desc: General Purpose Building (GB) | | | Dimensions: 40x40 | RMV: 8670 | | |
| Func Obsc: <u>80</u> | Econ %: 100 | Other %: 100 | Exception: 0 | Adjust: | Adjust RMV: 0 | |

1999

I/O

Floors

| Type | Class | Display Group | Floor Size | Beds | Baths | Yr Blt | Eff Yr Blt | Inventory | Exception |
|----------------------|-----------|---------------|------------|------|-------|--------|------------|-----------------|-----------|
| General Purpose Bldg | <u>45</u> | Finished | 1600 | 0 | 0 | 1990 | 1990 | <u>FAIR AJQ</u> | Y N |

Accessories

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

| | | | | | | |
|-------------------------------------|------------------|-----------------|-------------------|--------------------|---------------|-----------------|
| Bldg: 3 | Code Area: 04480 | Stat Class: 351 | Year Blt: 1984 | Eff Year Blt: 1984 | Sq.Ft: 1056 | % Complete: 100 |
| Desc: General Purpose Building (GB) | | | Dimensions: 48x22 | RMV: 4550 | | |
| Func Obsc: 100 | Econ %: 100 | Other %: 100 | Exception: 0 | Adjust: | Adjust RMV: 0 | |

N/C

| Type | Class | Display Group | Floor Size | Beds | Baths | Yr Blt | Eff Yr Blt | Inventory | |
|----------------------|-------|---------------|------------|------|-------|--------|------------|-----------|----------------|
| General Purpose Bldg | 5 | Finished | 1056 | 0 | 0 | 1984 | 1984 | FAIR | Exception: Y N |

Accessories

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

Bldg: 4 Code Area: 04480 Stat Class: 351 Year Blt: 1982 Eff Year Blt: 1982 Sq.Ft: 576 % Complete: 100
 Desc: General Purpose Building (GB) Dimensions: 24x22 RMV: 2650
 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 | 5 | Finished | 576 | 0 | 0 | 1982 | 1982 | FAIR | Exception: Y N |

Accessories

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

Bldg: 5 Code Area: 04480 Stat Class: 353 Year Blt: 1975 Eff Year Blt: 1975 Sq.Ft: 2024 % Complete: 100
 Desc: Machine Shed (MS) Dimensions: 92x22 RMV: 3420
 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 | 2024 | 0 | 0 | 1975 | 1975 | FAIR | Exception: Y N |

Accessories

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

Bldg: 6 Code Area: 04480 Stat Class: 301 Year Blt: Eff Year Blt: Sq.Ft: 0 % Complete: 100
 Desc: Accessory Improvements & Misc. Dimensions: 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 | |
|--------------------|-------|---------------|------------|------|-------|--------|------------|-----------|----------------|
| Building Structure | 0 | Finished | 0 | 0 | 0 | 0 | 0 | | Exception: Y N |

Accessories

| Description | Class | Size SqFt | Eff Yr Blt | RMV | Quantity |
|-----------------------------|-------|-----------|------------|-----|----------|
| No accessory data available | | 100 | 1984 | | |

Bldg: 7 Code Area: 04480 Stat Class: 354 Year Blt: 1992 Eff Year Blt: 1992 Sq.Ft: 112 % Complete: 100
 Desc: Lean-to Light (LTL) Dimensions: 14x8 RMV: 160
 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 | 112 | 0 | 0 | 1992 | 1992 | | Exception: Y N |

Accessories

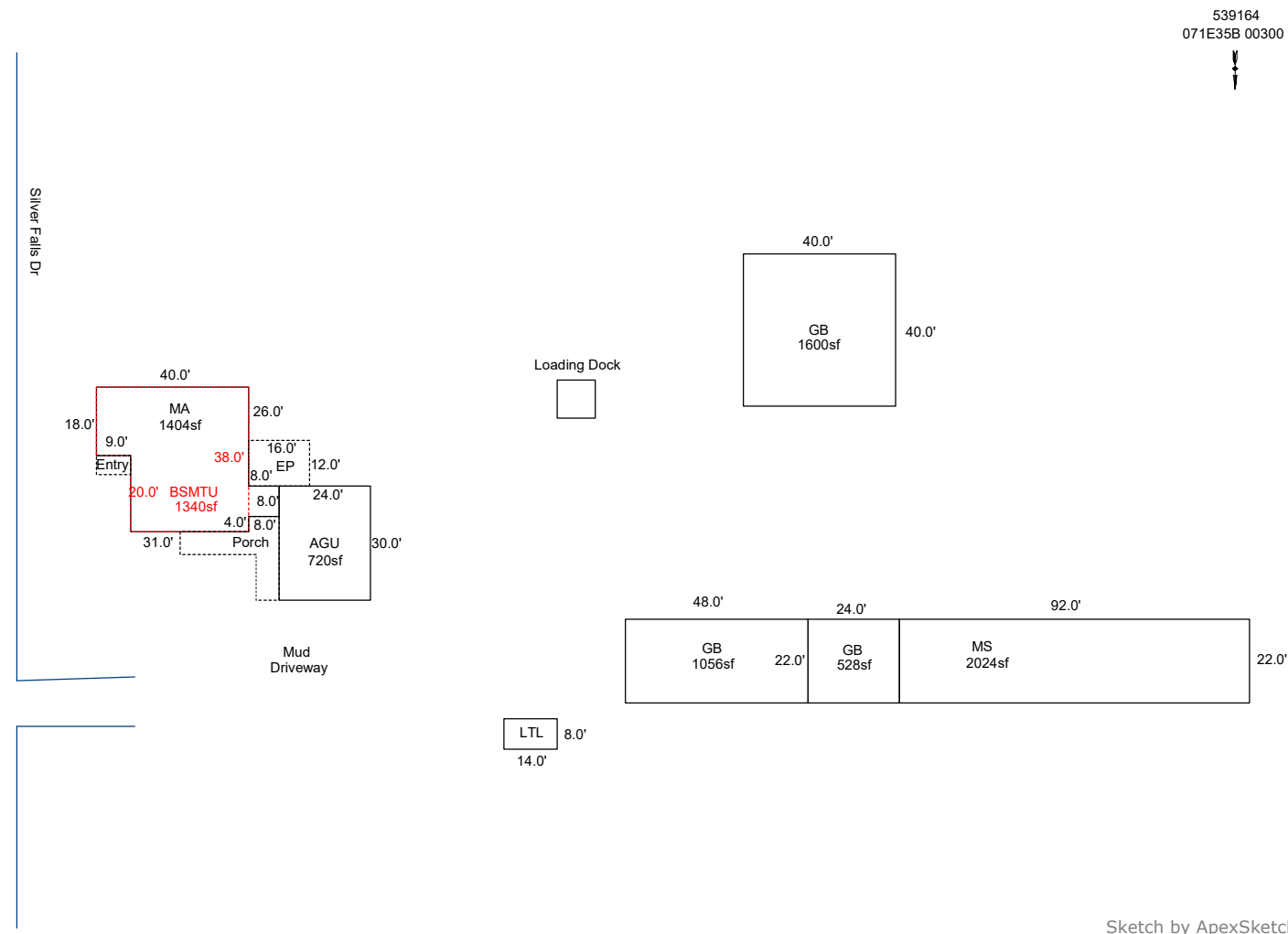
| Description | Class | Size SqFt | Eff Yr Blt | RMV | Quantity |
|-----------------------------|-------|-----------|------------|-----|----------|
| No accessory data available | | | | | |

SKETCH/AREA TABLE ADDENDUM

SUBJECT INFO

File No.: 539164 Parcel No.: 071E35B 00300
 Property Address: 541 Silver Falls Dr Se
 City: Silverton County: State: OR ZipCode: 97381
 Owner:
 Client: Client Address:
 Appraiser Name: Inspection Date:

SKETCH



AREA CALCULATIONS SUMMARY

| Code | Description | Factor | Net Size | Perimeter | Net Totals |
|------|--------------|--------|-------------|-----------|------------|
| GBA1 | GB | 1.0 | 1600.0 | 160.0 | |
| | GB | 1.0 | 1056.0 | 140.0 | |
| | GB | 1.0 | 528.0 | 92.0 | |
| | MS | 1.0 | 2024.0 | 228.0 | |
| | LTL | 1.0 | 112.0 | 44.0 | |
| | Loading Dock | 1.0 | 100.0 | 40.0 | 5420.0 |
| GLA1 | MA | 1.0 | 1404.0 | 172.0 | 1404.0 |
| BSMT | BSMTU | 1.0 | 1340.0 | 156.0 | 1340.0 |
| GAR | AGU | 1.0 | 720.0 | 108.0 | 720.0 |
| P/P | Entry | 1.0 | 45.0 | 28.0 | |
| | Porch | 1.0 | 260.0 | 96.0 | |
| | EP | 1.0 | 192.0 | 56.0 | 497.0 |
| | Net LIVABLE | cnt | 0 (rounded) | | 1,404 |
| | Net BUILDING | cnt | 6 (rounded) | | 5,420 |

COMMENT TABLE 1

Apex 11/16/2011 Jane
 UPDATED BY CLOBERG 05/29/25

COMMENT TABLE 2

MLH 05/23/25

COMMENT TABLE 3

CLEAN UP L4

R39164
071E35B 00300
N

Silver Falls Dr

