

Acct ID: 515779 MTL: 061W09AA00400 Date: **4.11.25** Appr: **JJS** Prop Class: 551 RMV Prop Class: 551
 Situs: 12494 MT ANGEL GERVAIS RD NE MOUNT ANGEL OR 97362 MaSaNh: 02 06 000 Unit: 68755 Year: 2024

Last Date Appraised: 02/13/2009 Appraiser: JORDAN SCHULTZ Retag: **N** Tag info:

Owner: SMITH, LARRY J & SMITH, JULIE M Roll Type: R

Cycle Tag Sales Verification Other: _____ Inspection level: 1 **2** **3** 4 LCB TTO INSP AV: 154963

RMV Land: 405180 RMV Imp: 159890 RMV Total: 565070 MAV: 90110 MSAV: 64853 SAV: 103887

Comment:

Notations

upl Inv

Farm Use OK: Christmas Trees

RP/MS	Code	Description
RP	ZONED	FARM EFU ZONED

OSDs

Count	Code	Description	RMV	Code Area	Exception
2	SAA	SA OSD - AVERAGE	45000	91470	0

Land

Site: 1 Code Area: 91150 Size: 1.54 Acres Use Code: 005 Zone: NREST SAV Use: Exception: 0
 Class: **481** Value Source: Rural at MKT Description: RMV: 144460 Exception: Y N
 Adjustment(s): GSOIL, IRR Fire Patrol: Description:
 Comments: 9115000 /00-01; UPDATED LAND VALUES 06-07: RECALC SETUP;#19 6-30-05

Site: 3 Code Area: 91470 Size: 1.00 Acres Use Code: 005 Zone: UT SAV Use: 011 Exception: 0
 Class: **287** Value Source: Farm Homesite Description: RMV: 85280 Exception: Y N
 Adjustment(s): GSOIL, IRR Fire Patrol: Description:
 Comments: Liability year - 2009 / 09100150

Site: 4 Code Area: 91470 Size: 1.33 Acres Use Code: 005 Zone: UT SAV Use: 011 Exception: 0
 Class: 281 Value Source: Farm Use - EFU Description: TWO BENCH IRR RMV: 130440 Exception: Y N
 Adjustment(s): GSOIL, IRR Fire Patrol: Description:
 Comments: Liability year - 1980 / 09100150

Improvements - Residence / Manufactured Structures

Bldg: 1 Code Area: 91470 Stat Class: 132 Year Blt: 1901 Eff Year Blt: 1947 Sq.Ft: 1232 % Complete: 100
 Desc: Multi Story above grade Dimensions: RMV: 113000
 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	3	Finished	816	0	0	1901	1947	BATH - 1, KIT-, ROOF, HVAC	Y N
Second Floor	3	Finished	416	0	0	1901	1947	HVAC	Y N

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception
YARD IMPROVEMENTS AVERAGE	3	1	1947	11048	1	Y N

Bldg: 2 Code Area: 91470 Stat Class: 138 Year Blt: 1930 Eff Year Blt: 1930 Sq.Ft: 0 % Complete: 100
 Desc: Res other improvements Dimensions: RMV: 23840
 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	3	Unfinished	576	0	0	1930	1930	ROOF	Y N

Accessories

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

Improvements - Accessory Buildings

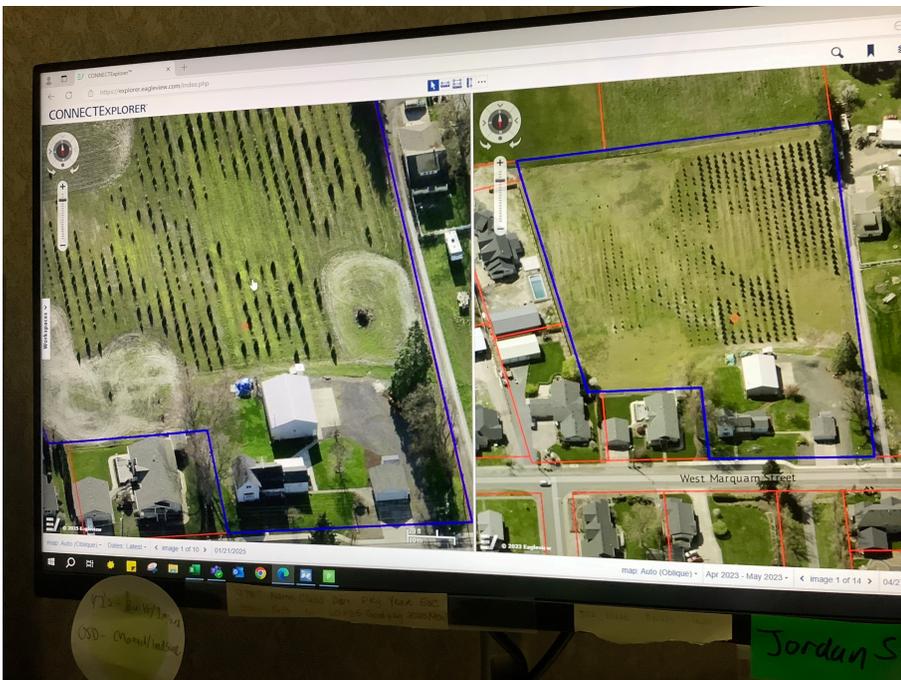
Bldg: 3 Code Area: 91470 Stat Class: 351 Year Blt: 2005 Eff Year Blt: 2005 Sq.Ft: 1728 % Complete: 100
 Desc: General Purpose Building (GB) Dimensions: 36x48 RMV: 23050
 Func Obsc: 100 Econ %: 100 Other %: 100 Exception: 0 Adjust: Adjust RMV: 0

Floors

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory	Exception
General Purpose Bldg	5	Finished	1728	0	0	2005	2005	FAIR	Y N

Accessories

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



SKETCH/AREA TABLE ADDENDUM

Parcel No 061W09AA00400

File No R15778

Property Address 12494 MT ANGEL GERVAIS RD NE

City MT ANGEL

County MARION

State OR

Zip 97362

Owner

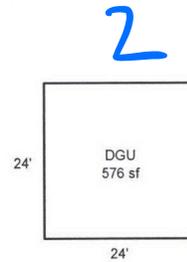
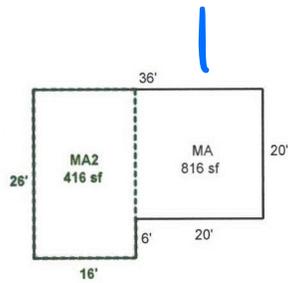
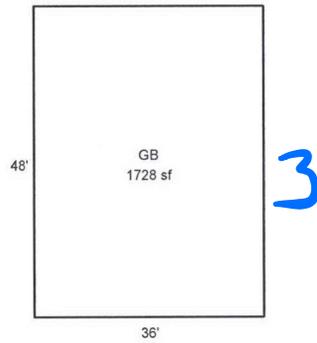
Client

Appraiser Name

SUBJECT

IMPROVEMENTS SKETCH

R15778
061W09AA00400
SCALE=1:30



Scale: 1" = 30'

AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GLA1	MA	1.00	816	124	816
GLA2	MA2	1.00	416	84	416
GBA1	GB	1.00	1728	168	1728
GAR	DGU	1.00	576	96	576
Net LIVABLE Area (rounded w/ factors)					1232
Net BUILDING Area (rounded w/ factors)					1728

Comment Table 1

DRAWN BY JRONDEMA 8/30/17

Comment Table 2

JSS 4.10.25

Comment Table 3

cycle L3

AREA CALCULATIONS