

Acct ID: 519847 MTL: 063W24C000600 Date: **6/3/25** Appr: **GRH** Prop Class: 551 RMV Prop Class: 551 **451**  
 Situs: 7750 RIVER RD NE SALEM OR 97303 MaSaNh: 04 06 002 Unit: 52714 Year: 2024 **1/2025**  
 Last Date Appraised: 06/10/2020 Appraiser: GERARDO RAMIREZ Retag: **N** Tag info: **2025**  
 HERNANDEZ

Owner: LANE, DEAN S & PICHARDO, TWILA J Roll Type: R  
 Cycle **Tag** Sales Verification Other: \_\_\_\_\_ Inspection level: 1 **2** **3** **4** **LCB** **TTO** INSP AV: 277843  
 RMV Land: 219120 RMV Imp: 352170 RMV Total: 571290 MAV: 195400 MSAV: 82443 SAV: 124222  
 Comment:

*Update inv*

**Notations**

RP/MS	Code	Description
RP	ZONED	FARM EFU ZONED

**OSDs**

Count	Code	Description	RMV	Code Area	Exception
1	SAA	SA OSD - AVERAGE	45000	01410	0

**Land**

*Farm use? 2 Sheeps-ok, 15-20 chickens, Orchard.*

Site: 2	Code Area: 01410	Size: 1.00 Acres	Use Code: 005	Zone: REST	SAV Use: 011	Exception: 0
Class:	Value Source: Farm Homesite	Description:			RMV: 112190	Exception: Y N
Adjustment(s):	GSOIL, IRR	Fire Patrol:		Description:		
Comments:	Liability year - 2009 / 100210					
Site: 3	Code Area: 01410	Size: 0.48 Acres	Use Code: 005	Zone: REST	SAV Use: 011	Exception: 0
Class: 2BI	Value Source: Farm Use - EFU	Description: TWO BENCH IRR			RMV: 61930	Exception: Y N
Adjustment(s):	GSOIL, IRR	Fire Patrol:		Description:		
Comments:	Liability year - 1980 / 100210					

**Improvements - Residence / Manufactured Structures**

*1992 exterior updates*

Bldg: 1	Code Area: 01410	Stat Class: 142	Year Blt: 1977	Eff Year Blt: 1982	Sq.Ft: 2643	% Complete: 100
Desc:	Multi Story above grade		Dimensions:		RMV: 347110	
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	1488	<b>X</b>	<b>HB1</b> <del>FB-1</del>	1977	1982	HVAC+, FP - 1, ROOF+, KIT+, BATH - 1	Y <b>N</b>
Second Floor	4	Finished	1155	<b>2</b> <b>3</b>	<b>FB-X</b> <del>FB-1</del>	1977	1982	HVAC+, BTH - 1, BATH - 1	Y <b>N</b>
Garage Attached	4	Finished	576	0	0	1977	1982	ROOF+	Y N

*1992*

**Accessories**

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception
YARD IMPROVEMENTS AVERAGE	4	1	1982	22320	1	Y N

**Improvements - Accessory Buildings**

Bldg: 2	Code Area: 01410	Stat Class: 351	Year Blt: 1979	Eff Year Blt: 1997	Sq.Ft: 616	% Complete: 100
Desc:	General Purpose Building (GB)		Dimensions: 28x22		RMV: 4810	
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	4	Finished	616	0	0	1979	1997	<b>FAUR</b>	Y <b>N</b>

**Accessories**

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

**Improvements - Accessory Buildings**

Bldg: 3	Code Area: 01410	Stat Class: 354	Year Blt: 1987	Eff Year Blt: 1987	Sq.Ft: 224	% Complete: 100
Desc:	Lean-to Light (LTL)		Dimensions: 8x28		RMV: 250	
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
Lean-to Light Duty	4	Finished	224	0	0	1987	1987		Y N

**Accessories**

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

# SKETCH/AREA TABLE ADDENDUM

Parcel No 063W24C 00600

File No R19847

SUBJECT

Property Address 7750 RIVER RD NE

City SALEM

County MARION

State OR

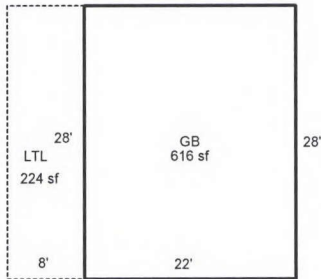
Zip 97303

Owner

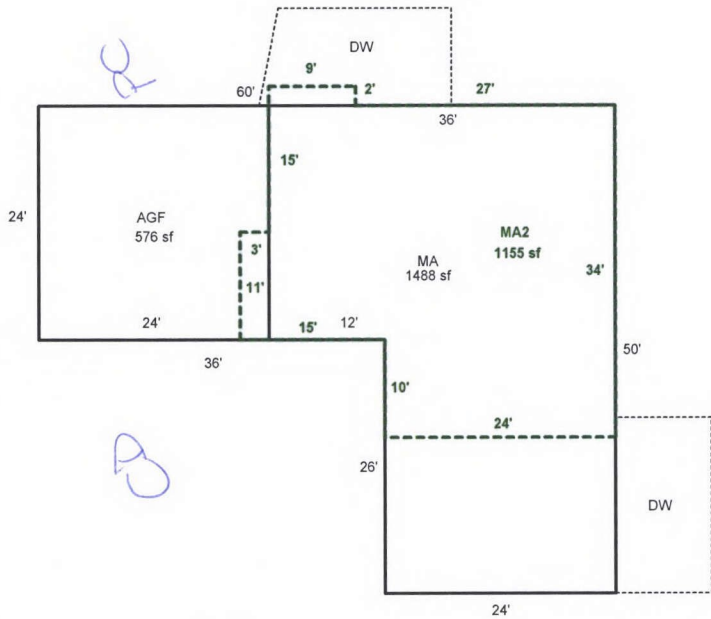
Client

Appraiser Name

IMPROVEMENTS SKETCH



R19847  
063W24C 00600  
SCALE=1:20  
N



Scale: 1" = 20'

AREA CALCULATIONS

### AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GLA1	MA	1.00	1488	172	1488
GLA2	MA2	1.00	1155	150	1155
GBA1	GB	1.00	616	100	
	LTL	1.00	224	72	840
GAR	AGF	1.00	576	96	576
Net LIVABLE Area (rounded w/ factors)					2643
Net BUILDING Area (rounded w/ factors)					840

#### Comment Table 1

DRAWN BY JRONDEMA 10/18/17

#### Comment Table 2

SPH 6/3/25 Cycle L3

#### Comment Table 3

