

Summary Lead Appr: **WW** Clerk: _____ Lead Clerk: _____ Appr: **GPH** Print Date: 1/25/2024

Acct ID: 550604 MTL: 063W24AC02000 Date: **5/1/25** Appr: **GPH** Prop Class: 401 RMV Prop Class: 401
 Situs: 2652 QUARTZ ST NE KEIZER OR 97303 MaSaNh: 04 06 002 Unit: 104588 Year: 2024

Last Date Appraised: 11/05/2015 Appraiser: GERARDO RAMIREZ HERNANDEZ Retag: **Y N** Tag info:

Owner: VALDEZ, MANUEL H & VALDEZ, CHRISTINE M Roll Type: R

Cycle Tag Sales Verification Other: _____ Inspection level: 1 2 **3** 4 LCB TTO INSP AV: 231910

RMV Land: 125370 RMV Imp: 252590 RMV Total: 377960 MAV: 231910 MSAV: 0 SAV: 0

Comment:

Notations **13.9.9.24** **Add HC 100%**

No notation data available.

OSDs

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

Land

Site: 1 Code Area: 01410 Size: 10890 Sqft Use Code: 004 Zone: NREST SAV Use: Exception: 0
 Class: Value Source: Rural at MKT Description: RMV: 80370 Exception: Y N
 Adjustment(s): Fire Patrol: Description:
 Comments: 16-17: 11/09/15 SV PER KH 90, CHANGED LAND SCH FROM 030 TO 009C; NICE NEIGHBORHOOD. // 06-07: RECALC SETUP, APPR NO 10, 10/17/05

Improvements - Residence / Manufactured Structures

Bldg: 1 Code Area: 01410 Stat Class: 141 Year Blt: 1971 Eff Year Blt: 1988 Sq.Ft: 1508 % Complete: 100
 Desc: One Story Only Dimensions: RMV: 252590
 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	1508	3	FB-1/ HB-1	1971	1988	BATH - 1, KIT+, ROOF, FP - 1, HVAC, BTH - 1	Y N
Garage Attached	4	Finished	656	0	0	1971	1988	ROOF	Y N

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception
YARD IMPROVEMENTS AVERAGE	4	1	1988	23157	1	Y N

Improvements - Accessory Buildings

No improvement data available for all other stat class types.



ACCOUNT # _____ DATE: _____ RMV CLASS _____ PROP CLASS _____
 MTL _____ APPR _____ TAG Y N _____
 COMMENTS: _____

RESIDENCE / MANUFACTURED STRUCTURES

ACCESSORY IMPROVEMENTS / OUTBUILDINGS

STAT _____ QLTY + - FLOOR _____
 AREA _____ EFF AREA _____ BED _____
 ROOF + HVAC +
 BATH PKG: _____ BATH _____ BATH + _____ 1/2 BTH
 FIREPLACE: _____
 KITCHEN - +
 YR BLT _____ EFF YR _____ ECON _____
 % COMP _____ % GOOD _____ FUNC _____
 EXCEPT Y N LUMP SUM: _____
 MISC: _____
 YI CLASS _____ F G A E
 SKIRT + LIN FT _____
 COMMENT: _____

TYPE _____
 STAT / CLASS _____
 SIZE _____
 FAIR
 AVERAGE
 GOOD
 EXCELLENT
 BATH _____
 YR BLT _____
 EFF YR _____
 % COMP _____
 EXCEPT Y N
 MISC: _____
 COMMENT: _____

TYPE _____
 STAT / CLASS _____
 SIZE _____
 FAIR
 AVERAGE
 GOOD
 EXCELLENT
 BATH _____
 YR BLT _____
 EFF YR _____
 % COMP _____
 EXCEPT Y N
 MISC: _____
 COMMENT: _____

STAT _____ QLTY + - FLOOR _____
 AREA _____ EFF AREA _____ BED _____
 ROOF + HVAC +
 BATH PKG: _____ BATH _____ BATH + _____ 1/2 BTH
 FIREPLACE: _____
 KITCHEN - +
 YR BLT _____ EFF YR _____ ECON _____
 % COMP _____ % GOOD _____ FUNC _____
 EXCEPT Y N LUMP SUM: _____
 MISC: _____
 YI CLASS _____ F G A E
 SKIRT + LIN FT _____
 COMMENT: _____

TYPE _____
 STAT / CLASS _____
 SIZE _____
 FAIR
 AVERAGE
 GOOD
 EXCELLENT
 BATH _____
 YR BLT _____
 EFF YR _____
 % COMP _____
 EXCEPT Y N
 MISC: _____
 COMMENT: _____

TYPE _____
 STAT / CLASS _____
 SIZE _____
 FAIR
 AVERAGE
 GOOD
 EXCELLENT
 BATH _____
 YR BLT _____
 EFF YR _____
 % COMP _____
 EXCEPT Y N
 MISC: _____
 COMMENT: _____

STAT _____ QLTY + - FLOOR _____
 AREA _____ EFF AREA _____ BED _____
 ROOF + HVAC +
 BATH PKG: _____ BATH _____ BATH + _____ 1/2 BTH
 FIREPLACE: _____
 KITCHEN - +
 YR BLT _____ EFF YR _____ ECON _____
 % COMP _____ % GOOD _____ FUNC _____
 EXCEPT Y N LUMP SUM: _____
 MISC: _____
 YI CLASS _____ F G A E
 SKIRT + LIN FT _____
 COMMENT: _____

TYPE _____
 STAT / CLASS _____
 SIZE _____
 FAIR
 AVERAGE
 GOOD
 EXCELLENT
 BATH _____
 YR BLT _____
 EFF YR _____
 % COMP _____
 EXCEPT Y N
 MISC: _____
 COMMENT: _____

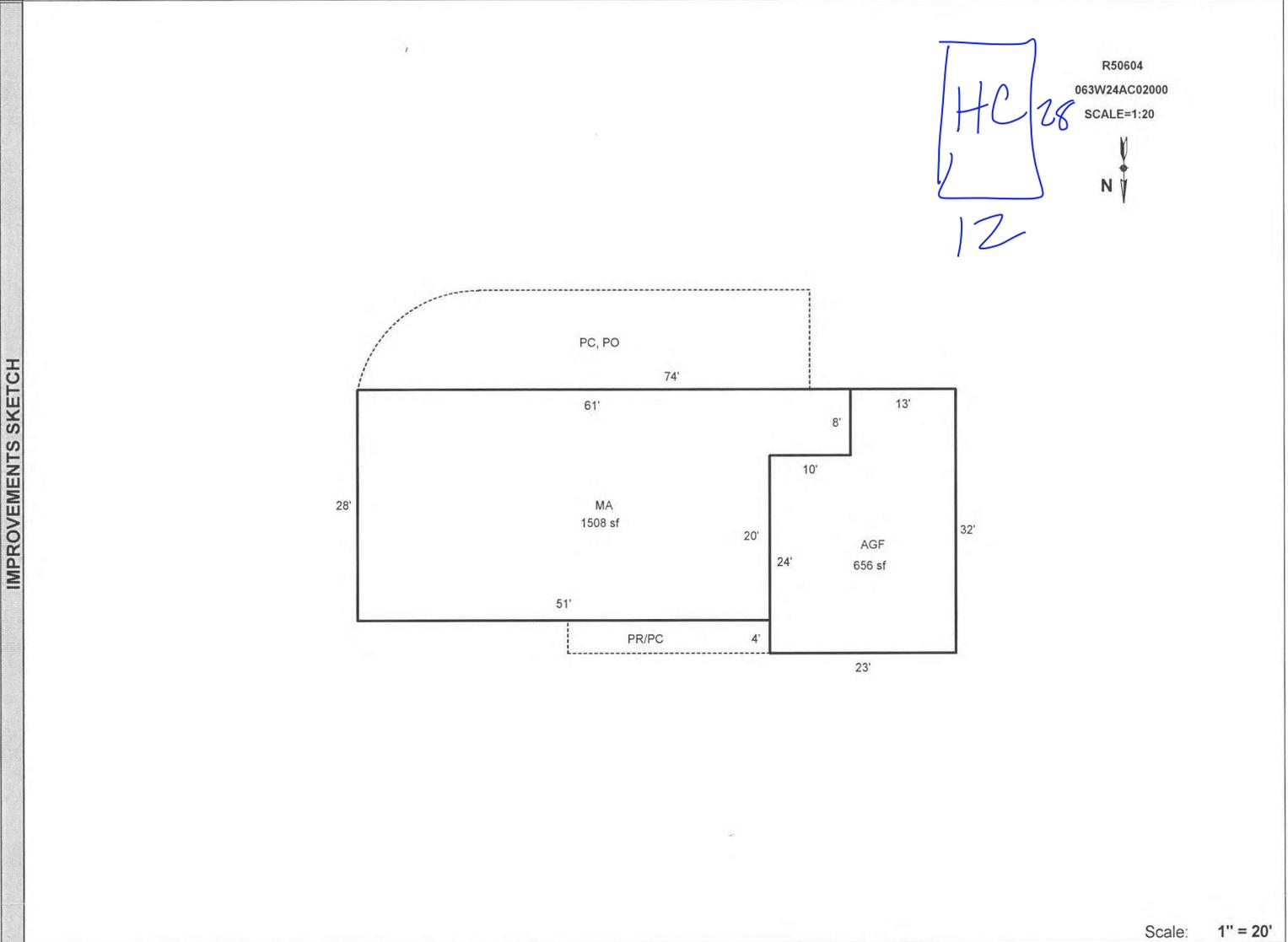
TYPE _____
 STAT / CLASS _____
 SIZE _____
 FAIR
 AVERAGE
 GOOD
 EXCELLENT
 BATH _____
 YR BLT _____
 EFF YR _____
 % COMP _____
 EXCEPT Y N
 MISC: _____
 COMMENT: _____

SKETCH/AREA TABLE ADDENDUM

Parcel No * 063W24AC02000

File No R50604

SUBJECT	Property Address 2652 QUARTZ ST NE		
	City KEIZER	County MARION	State OR Zip 97303
	Owner		
	Client		
Appraiser Name			



Scale: 1" = 20'

AREA CALCULATIONS	AREA CALCULATIONS SUMMARY						Comment Table 1	
	Code	Description	Factor	Net Size	Perimeter	Net Totals	DRAWN BY JRONDEMA 10/18/17	
	GLA1	MA	1.00	1508	178	1508		
	GAR	AGF	1.00	656	110	656		
Net LIVABLE Area (rounded w/ factors)						1508	Comment Table 2	Comment Table 3
							<i>GAT 5/1/25</i>	<i>cycle 13</i>