

lak 9.4.25

GM 9-9-25

Summary

Lead Appr: _____ Clerk: _____ Lead Clerk: _____ Appr: _____

Print Date: 6/30/2025

Acct ID: 130428

MTL: 071W01C002400P1

Date: 8-26-25

Appr: GM

Prop Class: 019

RMV Prop Class: 019

Situs: 1307 S WATER ST # 38 SILVERTON, OR 97381

MaSaNh: 12 05 003

Unit: 142238

Year: 2025

Last Date Appraised: 07/12/2024

Appraiser: THERESA SWEARINGEN

Retag: Y N

Tag info:

Owner: JIRICEK, CINDY J

Roll Type: MS

Cycle Tag Sales Verification Other: _____

Inspection level: 1 2 3 4

LCB TTO INSP 810872

AV: 70490

RMV Land: 0

RMV Imp: 85340

RMV Total: 85340

MAV: 70490

MSAV: 0

SAV: 0

Comment: 24-25: SV; L2 07.12.24, TS

Notations

Ad bath+

No notation data available.

OSDs

No OSD data available.

Land

No land data available.

Improvements - Residence / Manufactured Structures

Bldg: 1	Code Area: 04020	Stat Class: 467	Year Blt: 1984	Eff Year Blt: 1994	Sq.Ft: 1716	% Complete: 100
Desc: MANUF STRUCT, CLASS 6, 26' THROUGH 28' WIDE DOUBLE			Dimensions: 66x26		RMV: 85340	
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
First Floor	6	Finished	1716	3	FB-2	1984	1994	BATH - 2, FP - 1, KIT, HVAC+, ROOF+, SKIRT	Y N

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception: Y N
DECK	6	60	1994	554	0	Exception: Y N
DECK	6	301	1994	2781	0	Exception: Y N
GARDEN SHED	6	120	1994	781	0	Exception: Y N
ROOF EXTENSION OR PATIO COVER	6	144	1994	1754	0	Exception: Y N
ROOF EXTENSION OR PATIO COVER	6	301	1994	3666	0	Exception: Y N

Improvements - Accessory Buildings

No improvement data available for all other stat class types.

MCS sold \$168,000 2/2024 (pics) Bears, large windows, built ins, well maintained



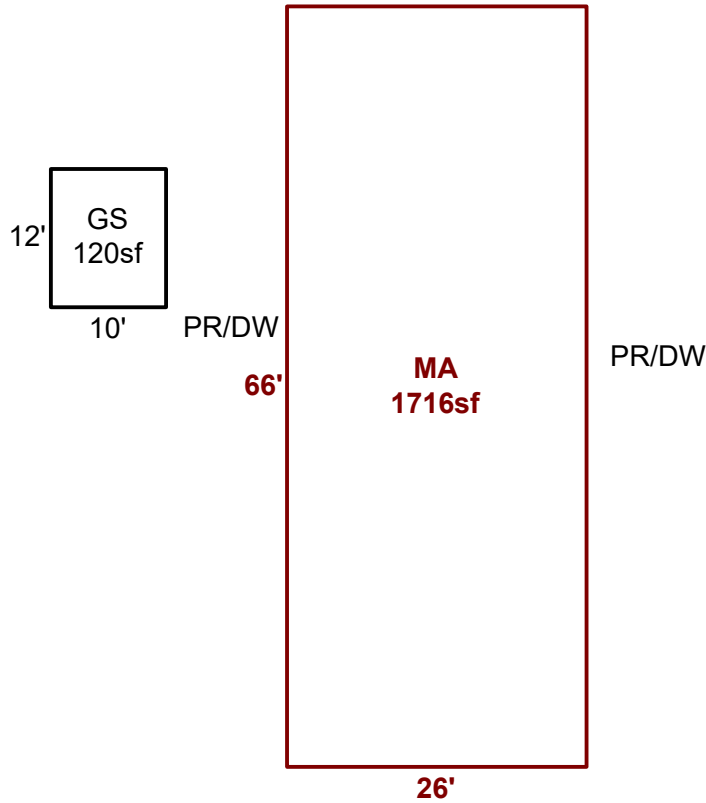
SKETCH/AREA TABLE ADDENDUM

SUBJECT INFO			
File No.: 130428	Parcel No.: 071W01C002400		
Property Address: 1307 S WATER ST #38			
City: SILVERTON	County:	State: OR	ZipCode: 97381
Owner:			
Client:	Client Address:		
Appraiser Name:	Inspection Date:		

SKETCH

130428

071W01C002400



Sketch by ApexSketch

AREA CALCULATIONS SUMMARY						COMMENT TABLE 1		
Code	Description	Factor	Net Size	Perimeter	Net Totals	APEXED BY LK 8.15.24		
GBA	GS	1.0	120.0	44.0	120.0			
MFH	MA	1.0	1716.0	184.0	1716.0			
						COMMENT TABLE 2	COMMENT TABLE 3	
						7-12-24 SV TS		
	Net LIVABLE	cnt	1	(rounded)	1,716			
	Net BUILDING	cnt	1	(rounded)	120			