

Summary

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

Print Date: 8/4/2025

Acct ID: 130425

MTL: 083W09DC02200P1

Date: 8/19/25

Appr: 02

Prop Class: 019

RMV Prop Class: 019

Situs: 5040 CUMBERLAND CT SE # 19 SALEM, OR 97306

MaSaNh: 16 05 003

Unit: 130425

Year: 2025

Last Date Appraised: 03/25/2025

Appraiser: THERESA SWEARINGEN

Retag: Y N

Tag info: XXXXX

Owner: MCBURNETT, JOSHUA Z

Roll Type: MS 25-26 per SR

Cycle Tag Sales Verification

Other: _____

Inspection level: 1 2 3 4

LCB TTO

INSP

AV: 35500

RMV Land: 0

RMV Imp: 59260

RMV Total: 59260

MAV: 35500

MSAV: 0

SAV: 0

Comment: 25-26: Cycle; L3 03.25.25 TS

Notations

No notation data available.

OSDs

No OSD data available.

Land

No land data available.

Improvements - Residence / Manufactured Structures

Bldg: 1	Code Area: 24010	Stat Class: 457	Year Blt: 1985	Eff Year Blt: 1993	Sq.Ft: 1080	% Complete: 100
Desc: MANUF STRUCT, CLASS 5, 26' THROUGH 28' WIDE DOUBLE			Dimensions: 40x27		RMV: 59260	
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
First Floor	5	Finished	1080	3	FB-2	1985	1993	SKIRT, ROOF, HVAC, KIT, BATH - 2

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception: Y N
DECK	5	174	1993	1267	0	N
ROOF EXTENSION OR PATIO COVER	5	120	1993	1392	0	N

Improvements - Accessory Buildings

No improvement data available for all other stat class types.



Fresh Paint
w/ in



Marion County
OREGON
ASSESSOR'S OFFICE

Appraiser Sales Verification From

Primary Acct: 130425

MTL: 083W09DC02200

MaSaNh/P.Class: 1605003/019

Appraiser: THERESA SWEARINGEN

MS Acct: 130425

Date Printed: 8/4/2025

Situs: 5040 CUMBERLAND CT SE # 19 SALEM, OR 97306

Grantor:

KNOLL, CRAIG PATRICK & KNOLL, JANA M

Grantee:

MCBURNETT, JOSHUA Z

Sale ID: 34487

Deed:

Accts In Sale:

Sale Date: 5/28/2025

Sale Price: 101,000

Condition Code: 00

Tax Statement RMV

Land & OSD: 0

Imp: 48,410

Total: 48,410

Ratio (Cert. Total RMV/Sale Price): 48

Attempt	Date/Time	Reason
1 st	8/14/25 9:00	LCB
2 nd		

Contact: Joshua Phone/email: 503-910-3591

1. Was the property listed on the open market? Days: _____ MLS: _____ FACEBOOK marketplace 4 sale by owner Q Y N

2. Was property other than real estate included in the sale? Describe: _____ Est. \$: _____ Y N

3. Did the seller pay closing costs or make other concessions? \$ _____ Y Q N

4. Was the sale between related parties? (business or family) Y N

5. Was this a distressed sale? E.g. foreclosure, short, court order, etc... Y N

6. Condition at time of sale: | Poor | Fair | Avg. | Good | Exc. | Y N
Describe: _____

7. Have any improvements been made since the time of sale? Y Q N
If yes, describe: _____

Comments:

Paid Fair price

Appraiser: 02 Date: 8/14/25

BUILDING DIAGRAM AND OUTBUILDINGS

ACCT NO: **M130425** MAP NO:

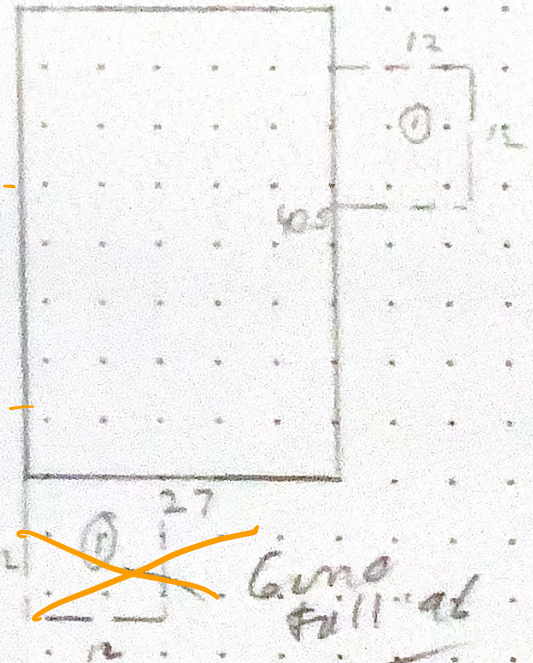
TAX LOT:

dw

20

1.6

DW
5x6



CALCULATIONS: $27 \times 40.5 = 1093.5$

SCALE: 1" = 20'

CUMBERLAND PARK 4/9

MEASUREMENT
VERIFIED

YR BLT: 85

ADDRESS:

5040 CUMBERLAND CT

SALES

Date Amt.

DATE
3-1-88

BY

KLB

REMARKS:

BUILDER:

FLEETWOOD BERKSHIRE

1-23-91

KLB

NOY

1-22-97

DTY

NV

6-20-16

DTY

NV. cycle