

LAK 9.2.25

Summary

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

Print Date:
8/4/2025

Acct ID: 131292

MTL: 083W10DD01900P1

Date: 8/27/25

Appr: 02

Prop Class: 019

RMV Prop Class: 019

Situs: 4940 SUNNYSIDE RD SE # B-7 SALEM, OR 97302

MaSaNh: 16 05 000

Unit: 142631

Year: 2025

Last Date Appraised: 04/03/2025

Appraiser: THERESA SWEARINGEN

Retag: Y N

Tag info:

Owner: LOCK, TODD L

Roll Type: MS

Cycle Tag Sales Verification Other: _____

Inspection level: 1 2 3 4 LCB TTO INSP

AV: 29890

RMV Land: 0

RMV Imp: 57470

RMV Total: 57470

MAV: 29890

MSAV: 0

SAV: 0

Comment: 25-26: Cycle; L3 04.03.25 TS

Notations

No notation data available.

N/C

OSDs

No OSD data available.

Land

No land data available.

done in cycle

Improvements - Residence / Manufactured Structures

Bldg: 1	Code Area: 24010	Stat Class: 466	Year Blt: 1971	Eff Year Blt: 1982	Sq.Ft: 1248	% Complete: 100
Desc: MANUF STRUCT, CLASS 6, 24' WIDE DOUBLE			Dimensions: 52x24		RMV: 57470	
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	6	Finished	1248	3	FB-2	1971	1982	ROOF+, SKIRT, HVAC+, KIT-, BATH - 2
								Exception: Y N

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity
DECK	6	48	1982	348	0
ROOF EXTENSION OR PATIO COVER	6	279	1982	2670	0
					Exception: Y N

Improvements - Accessory Buildings

No improvement data available for all other stat class types.

MLS
new Floors, Appmt,
Appli
HP



Marion County
OREGON
ASSESSOR'S OFFICE

Appraiser Sales Verification From

Primary Acct: 131292

MTL: 083W10DD01900

MaSaNh/P.Class: 1605000/019

Appraiser: THERESA SWEARINGEN

MS Acct: 131292

Date Printed: 8/4/2025

Situs: 4940 SUNNYSIDE RD SE # B-7 SALEM, OR 97302

Grantor:

DAY, TRACY LYNN

Grantee:

LOCK, TODD L

Sale ID: 34185

Deed:

Accts In Sale:

Sale Date: 4/30/2025

Sale Price: 105,000

Condition Code: 33

Tax Statement RMV

Land & OSD: 0

Imp: 47,020

Total: 47,020

Ratio (Cert. Total RMV/Sale Price): 45

Attempt	Date/Time	Reason
1 st		
2 nd		

Contact: _____ Phone/email: _____

1. Was the property listed on the open market? Days: 196 MLS: 822584 Y N

2. Was property other than real estate included in the sale? Y N

Describe: _____ Est. \$: _____

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

If yes, describe: _____

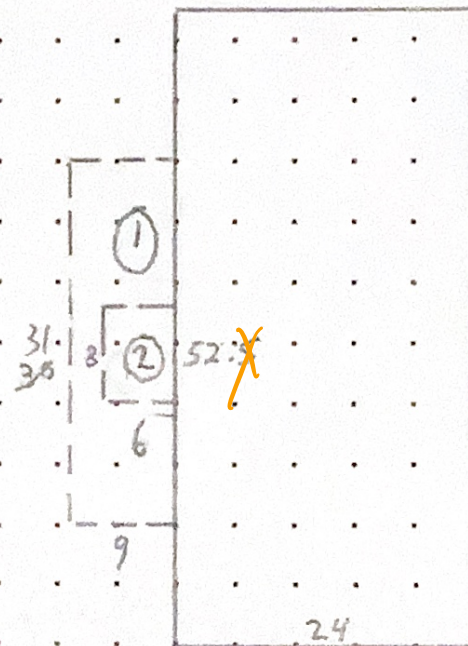
Comments:

Appraiser: _____ Date: _____

BUILDING DIAGRAM AND OUTBUILDINGS

ACCT NO: M131292 MAP NO:

TAX LOT:



CALCULATIONS: $24 \times 52 = 1248$ S.F.

SCALE: 1" = 20'

MEASUREMENT VERIFIED		YR BLT: 71	ADDRESS: SUNNYSIDE MOB. VILLA #B-7	SALES	
DATE	BY	REMARKS:	BUILDER: EL CAR DELUXE	Date	Amt.
5-24-90	K3065				
-28-97	DT4	NV			
1-6-09	DT4	NV-cycle			
5-13-16	DT4	NV-cycle			