lak 8.7.25 Summary Lead Clerk: Lead Appr:\_ Print Date: 5/13/2025

Acct ID: 597997 MTL: 041W13CA00800 Appr:\_ Prop Class: 161 RMV Prop Class: 161 Situs: 20982 FILBERT ST NE AURORA OR 97002 MaSaNh: 12 03 005 Unit: 25697 Year: 2025

Last Date Appraised: 06/14/2023 Appraiser: ALICIA GECK Retag: Y N Tag info:

Owner: PAINTER, BRAD Roll Type: R

Inspection level: 1 2 3 4 LCB TTO INSP Cycle Tag Sales Verification Other:\_\_\_\_ AV: 62780 RMV Land: 78000 RMV Imp: 28970 RMV Total: 106970 MAV: 62780 SAV: 0 MSAV: 0

Comment: 23-24: L3 06.14.23 GM

Imp: #3 VALUED WITH MH ADD REMAINING VE TO LAND ACCT 04-05:CORRECTION TO TSG BASED ON REGGIS ZONE PROJECT

Notations

No notation data available.

**OSDs** 

Count	Code	Description	RMV	Code Area	Exception
1	URBA	URBAN - AVERAGE	15000	15069	0

Land

Site: 1 Code Area: 15069 Size: 4950 Sqft Use Code: 001 SAV Use: Exception: 0

Class: Value Source: Residential Description: RMV: 63000 Exception: Y N

Adjustment(s): Fire Patrol: Description:

Comments: 07-08: RECALC SETUP; APPR. LB 52, 07/24/06.

Improvements - Residence / Manufactured Structures

Code Area: 15069 Year Blt: 1964 Eff Year Blt: 1964 Bldg: 1 Stat Class: 442 Sq.Ft: 800 % Complete: 100

Desc: MANUF STRUCT, CLASS 4 10'WIDE SINGLE Dimensions: RMV: 21370

Func Obsc: 100 Adjust RMV: 0 Econ %: 100 Other %: 100 Exception: 0 Adjust:

Floors Yr Blt Eff Yr Blt Inventory Туре Class Display Floor Beds Baths

Group

BATH - 1, FP - 1, KIT-, ROOF+, SKIRT, HVAC Exception: Y N First Floor 4 Finished 800 1964 1964 FB-1

Description

Accessories

Floors

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

Bldg: 1 Code Area: 15069 Stat Class: 107 Year Blt:

Size

Eff Year Blt: 1964 Sq.Ft: 0 % Complete: 100 Dimensions: RMV: 7600

Eff Yr Blt

**RMV** 

Desc: Yard Improvements

Func Obsc: 100 Econ %: 100 Other %: 100 Exception: 0 Adjust: Adjust RMV: 0

Beds Baths Yr Blt Eff Yr Blt Inventory Class Display Floor

Type Group Size

No floor data available

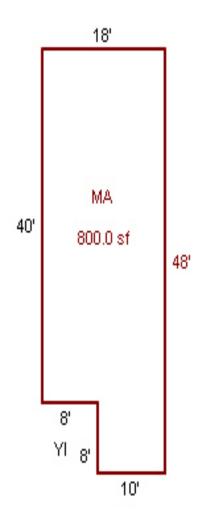
Accessories

Class

Description Size SqFt Quantity YARD IMPROVEMENTS FAIR 1964 7597 Exception: Y N



## R97997 041W13CA00800





**Date Printed:** 5/12/2025

**Appraiser Sales Verification From** 

Primary Acct: 597997

MTL: 041W13CA00800

MaSaNh/P.Class: 1203005/161
Appraiser: ALICIA GECK

**MS Acct:** 126355

Situs: 20982 FILBERT ST NE AURORA OR 97002

**Grantor:** 

20982 FILBERT ST NE LLC

**Grantee:** 

PAINTER, BRAD

**Sale ID:** 33742 Tax Statement RMV Attempt Date/Time Reason **Land & OSD:** 78,000 **Deed:** 20258590 1<sup>st</sup> Imp: 12,610+MPS=30690 Accts In Sale: 1 2<sup>nd</sup> Total: 90,610° |21,300 **Sale Date:** 03/27/2025 Sale Price: 80,000 Ratio (Cert. Total RMV/Sale Price): 113 **Condition Code: 00** 152 Contact:

ontact:	Phone/email:Phone/email:					
1.	Was the property listed on the open market? Days: MLS: Could not find listing	Υ	N			
2.	Was property other than real estate included in the sale?  Describe: Est. \$:	Υ	N			
3.	Did the seller pay closing costs or make other concessions? \$	Υ	N			
4.	Was the sale between related parties? (business or family)	Υ	N			
5.	Was this a distressed sale? E.g. foreclosure, short, court order, etc	Υ	N			
6.	Condition at time of sale:   Poor   Fair   Avg.   Good   Exc.    Describe:	Υ	N			
7.	Have any improvements been made since the time of sale?  If yes, describe:	Y	N			
ommer 	left card back, no response		_			

Appraiser: <u>A6</u> Date: <u>62525</u>