

Acct ID: 540361 MTL: 091E050001700 Date: 8-15-25 Appr: Gene Prop Class: 551 RMV Prop Class: 551
 Situs: 16972 FERN RIDGE RD SE STAYTON OR 97383 MaSaNh: 01 06 000 Unit: 73581 Year: 2025
 Last Date Appraised: 07/27/2011 Appraiser: CLINT LUKE Retag: Y N Tag info: _____
 Owner: HALL FAM TR Roll Type: R
cycle Tag Sales Verification Other: _____ Inspection level: 1 2 3 1 LCB TTO INSP AV: 367157
 RMV Land: 498250 RMV Imp: 519570 RMV Total: 1017820 MAV: 327620 MSAV: 39537 SAV: 67962
 Comment: _____

IMPVT 9-8-25 Gene

Notations

RP/MS	Code	Description
RP	ZONED	FARM EFU ZONED

OSDs

Count	Code	Description	RMV	Code Area	Exception
2	SAA	SA OSD - AVERAGE	50000	29540	0

Land

GRASS SEED ON HAY

Site: 2	Code Area: 29540	Size: 1.00 Acres	Use Code: 005	Zone: REST	SAV Use: 011	Exception: 0
Class:	Value Source: Farm Homesite	Description:			RMV: 12480	Exception: Y N
Adjustment(s):	GSOIL, WASTE			Fire Patrol: SA004	Description: FIRE PATROL	
Comments:	Liability year - 2009 / 2900040					
Site: 3	Code Area: 29540	Size: 14.60 Acres	Use Code: 005	Zone: REST	SAV Use: 011	Exception: 0
Class: 2HD	Value Source: Farm Use - EFU	Description: TWO HILL DRY			RMV: 200500	Exception: Y N
Adjustment(s):	GSOIL, WASTE			Fire Patrol: SA004	Description: FIRE PATROL	
Comments:	Liability year - 1974 / 2900040					
Site: 4	Code Area: 29540	Size: 18.46 Acres	Use Code: 005	Zone: REST	SAV Use: 011	Exception: 0
Class: 4HD	Value Source: Farm Use - EFU	Description: FOUR HILL DRY			RMV: 230460	Exception: Y N
Adjustment(s):	GSOIL, WASTE			Fire Patrol: SA004	Description: FIRE PATROL	
Comments:	Liability year - 1974 / 2900040; 01-02; CHANGED SOIL CLASS FROM 3 HILL DRY TO 4 HILL DRY, COMBINED LAND SEGGS, SAME SOIL CLASS, SAME LIAB YEAR, 22.36 ACRES TOTAL					
Site: 5	Code Area: 29540	Size: 4.82 Acres	Use Code: 005	Zone: REST	SAV Use: 011	Exception: 0
Class: WST	Value Source: Farm Use - EFU	Description: Rural WASTELAND			RMV: 4810	Exception: Y N
Adjustment(s):	GSOIL, WASTE			Fire Patrol: SA004	Description: FIRE PATROL	
Comments:	Liability year - 1980 / 2900000; 01-02; UPDATED MARKET VALUE /02-03; REAPPRAISAL					

Improvements - Residence / Manufactured Structures

Bldg: 1	Code Area: 29540	Stat Class: 144	Year Blt: 1974	Eff Year Blt: 1974	Sq.Ft: 2884	% Complete: 100
Desc:	Multi Story above grade with basement			Dimensions:	RMV: 467110	
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	2082	2	FB-2	1974	1974	KIT, BATH - 2, FP - 1, HVAC, ROOF	Exception: Y N
Attic	4	Finished	802	2	FB-1	1974	1974	HVAC, BATH - 1	Exception: Y N
Basement	4	Unfinished	1404	0	0	1974	1974		Exception: Y N
Garage Attached	4	Finished	552	0	0	1974	1974	ROOF	Exception: Y N

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception
CONCRETE DRIVEWAY	4	400	1974	975	1	Exception: Y N
YARD IMPROVEMENTS AVERAGE	4	1	1974	24075	1	Exception: Y N

Improvements - Accessory Buildings

Bldg: 2	Code Area: 29540	Stat Class: 341	Year Blt: 1986	Eff Year Blt: 1986	Sq.Ft: 64	% Complete: 100
Desc:	Multi Purpose Shed (MP)			Dimensions: 8x8	RMV: 0	
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
Multi-Purpose Bldg	4	Finished	64	0	0	1986	1986	FAIR	Exception: Y N

Accessories

Description **Class** **Size SqFt** **Eff Yr Blt** **RMV** **Quantity**

No accessory data available

Bldg: 3 Code Area: 29540 Stat Class: 351 Year Blt: 1979 Eff Year Blt: 1995 Sq.Ft: 720 % Complete: 100
 Desc: General Purpose Building (GB) Dimensions: 30x24 RMV: 8630
 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
General Purpose Bldg	6	Finished	720	0	0	1979	1995	GOOD BTH

Accessories

Description **Class** **Size SqFt** **Eff Yr Blt** **RMV** **Quantity**

No accessory data available

Bldg: 4 Code Area: 29540 Stat Class: 351 Year Blt: 1999 Eff Year Blt: 1999 Sq.Ft: 936 % Complete: 100
 Desc: General Purpose Building (GB) Dimensions: 36x26 RMV: 12040
 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
General Purpose Bldg	6	Finished	936	0	0	1999	1999	GOOD

Accessories

Description **Class** **Size SqFt** **Eff Yr Blt** **RMV** **Quantity**

No accessory data available

Bldg: 5 Code Area: 29540 Stat Class: 353 Year Blt: 1971 Eff Year Blt: 1971 Sq.Ft: 1200 % Complete: 100
 Desc: Machine Shed (MS) Dimensions: 40x30 RMV: 2520
 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
Machine Shed	4	Finished	1200	0	0	1971	1971	AVG

Accessories

Description **Class** **Size SqFt** **Eff Yr Blt** **RMV** **Quantity**

No accessory data available

Bldg: 6 Code Area: 29540 Stat Class: 351 Year Blt: 1991 Eff Year Blt: 1991 Sq.Ft: 1840 % Complete: 100
 Desc: General Purpose Building (GB) Dimensions: 46x40 RMV: 13040
 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
General Purpose Bldg	5	Finished	1840	0	0	1991	1991	AVG

Accessories

Description **Class** **Size SqFt** **Eff Yr Blt** **RMV** **Quantity**

No accessory data available

Bldg: 7 Code Area: 29540 Stat Class: 311 Year Blt: 1990 Eff Year Blt: 1990 Sq.Ft: 3600 % Complete: 100
 Desc: Feeder Barn (FB) Dimensions: 60x60 RMV: 9270
 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
Feeder Barn	4	Finished	3600	0	0	1990	1990	AVG

Accessories

Description **Class** **Size SqFt** **Eff Yr Blt** **RMV** **Quantity**

No accessory data available

Bldg: 8 Code Area: 29540 Stat Class: 351 Year Blt: 1995 Eff Year Blt: 1995 Sq.Ft: 720 % Complete: 100
 Desc: General Purpose Building (GB) Dimensions: 24x30 RMV: 6960
 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
General Purpose Bldg	5	Finished	720	0	0	1995	1995	AVG

Accessories

Description **Class** **Size SqFt** **Eff Yr Blt** **RMV** **Quantity**

No accessory data available

SKETCH/AREA TABLE ADDENDUM

Parcel No 091E05 01700

File No R40361

Property Address 16972 FERN RIDGE RD SE

City STAYTON

County MARION

State OR

Zip 97383

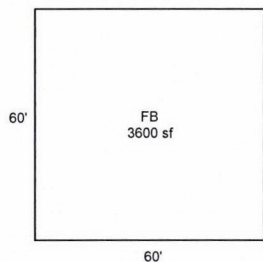
Owner

Client

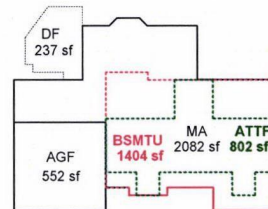
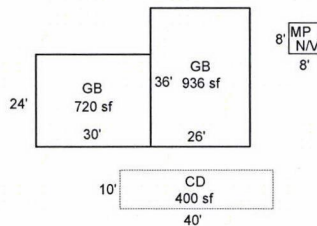
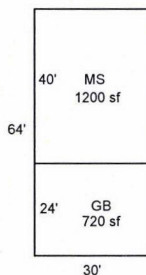
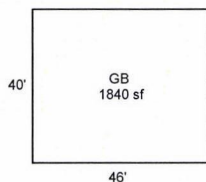
Appraiser Name

SUBJECT

IMPROVEMENTS SKETCH



R40361
091E05 01700
SCALE=1:50



Scale: 1" = 50'

AREA CALCULATIONS

AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GLA1	MA	1.00	2082	240	2082
GLA2	ATTF	1.00	802	162	802
GBA1	GB	1.00	936	124	
	GB	1.00	720	108	
	MS	1.00	1200	140	
	GB	1.00	1840	172	
	FB	1.00	3600	240	
	GB	1.00	720	108	9016
BSMT	BSMTU	1.00	1404	166	1404
GAR	AGF	1.00	552	94	552
P/P	DF	1.00	237	64	
	CD	1.00	400	100	637
Net LIVABLE Area			(rounded w/ factors)		2884
Net BUILDING Area			(rounded w/ factors)		9016

Comment Table 1

DRAWN BY JRONDEMA 8/8/18

Comment Table 2

Comment Table 3

Done 8-25-25
CYCLE 44

SKETCH/AREA TABLE ADDENDUM

Parcel No 091E05 01700

File No R40361

SUBJECT

Property Address 16972 FERN RIDGE RD SE

City STAYTON

County MARION

State OR

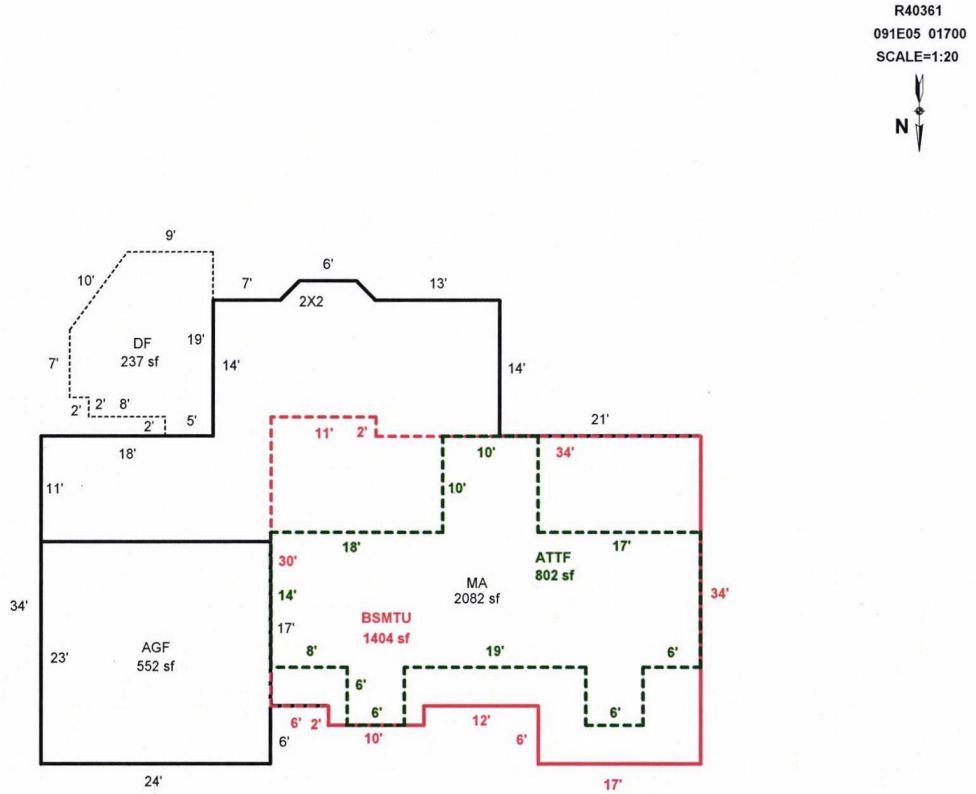
Zip 97383

Owner

Client

Appraiser Name

IMPROVEMENTS SKETCH



Scale: 1" = 50'

AREA CALCULATIONS

AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GLA1	MA	1.00	2082	240	2082
GLA2	ATTF	1.00	802	162	802
BSMT	BSMTU	1.00	1404	166	1404
GAR	AGF	1.00	552	94	552
P/P	DF	1.00	237	64	237

Comment Table 1

DRAWN BY JRONDEMA 8/8/18

Comment Table 2

Comment Table 3

ENCE 8/25/18
CMT 44

Net LIVABLE Area (rounded w/ factors) 2884