

Acct ID: 558583 MTL: 084E32BD02000 Date: 8-27-25 Appr: Cence Prop Class: 017 RMV Prop Class: 401
 Situs: 35324 FRANCIS ST SE LYONS OR 97358 MaSaNh: 01 06 001 Unit: 117420 Year: 2025
 Last Date Appraised: 12/06/2021 Appraiser: CLINT LUKE Retag: Y Tag info: **INPUT 9-4-25 CENCE**
 Owner: MITCHELL, STEVE GEORGE Roll Type: R
 Cycle Tag Sales Verification Other: _____ Inspection level: 1 2 3 4 LCB TTO INSP AV: 257000
 RMV Land: 284380 RMV Imp: 550650 RMV Total: 835030 MAV: 173450 MSAV: 83550 SAV: 162640
 Comment: 22-23: LEVEL 2 CL 12.6.21
 LEVEL 4 11.04.20 CL10//

Notations

No notation data available.

OSDs

Count	Code	Description	RMV	Code Area	Exception
1	MKTA	OSD - AVERAGE	50000	56540	0

Land

Site: 1 Code Area: 56540 Size: 1.28 Acres Use Code: 004 Zone: NREST SAV Use: Exception: 0
 Class: 6B Value Source: Rural at MKT Description: SIX BENCH RMV: 234380 Exception: Y N
 Adjustment(s): H2OGR, FSOIL Fire Patrol: SA004 Description: FIRE PATROL
 Comments: 21-22: PER #10 DEL ALL IMPS, OSD// 2003-04 REAPPRAISAL.

Improvements - Residence / Manufactured Structures

Bldg: 1 Code Area: 56540 Stat Class: 151 Year Blt: 2021 Eff Year Blt: 2021 Sq.Ft: 1642 % Complete: 100
 Desc: One Story Only Dimensions: RMV: 389970
 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	5	Finished	1642	3	FB-2	2021	2021	BATH - 2, ROOF, HVAC, BATH+, KIT+	Y N

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception
DECK	5	886	2021	17542	0	Y N
ROOF EXTENSION OR PATIO COVER	5	66	2021	1895	0	Y N

Bldg: 4 Code Area: 56540 Stat Class: 158 Year Blt: 2021 Eff Year Blt: 2021 Sq.Ft: 0 % Complete: 100
 Desc: Res other improvements Dimensions: RMV: 146160
 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
Garage Oversized Detached	5	Finished	1324	0	FB-1	2021	2021	ROOF, BATH - 1	Y N

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception
CONCRETE DRIVEWAY	5	1000	2021	3218	0	Y N

Bldg: 5 Code Area: 56540 Stat Class: RBH Year Blt: Eff Year Blt: Sq.Ft: 0 % Complete: 100
 Desc: Rebuilt Homestead Residence Dimensions: 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
No floor data available									

Accessories

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

Improvements - Accessory Buildings

Bldg: 3 Code Area: 56540 Stat Class: 341 Year Blt: 2021 Eff Year Blt: 2021 Sq.Ft: 192 % Complete: 100
 Desc: Multi Purpose Shed (MP) Dimensions: 16x12 RMV: 14520
 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
Multi-Purpose Bldg	6	Finished	192	0	0	2021	2021	AVG	

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception: Y N
FINISHED OFFICE IN A FARM BUILDING	6	192	2021	6091	0	

Bldg: 6 Code Area: 56540 Stat Class: RBO Year Blt: Eff Year Blt: Sq.Ft: 0 % Complete: 100
 Desc: Rebuilt Homestead Outbuilding Dimensions: 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
No floor data available								

Accessories

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

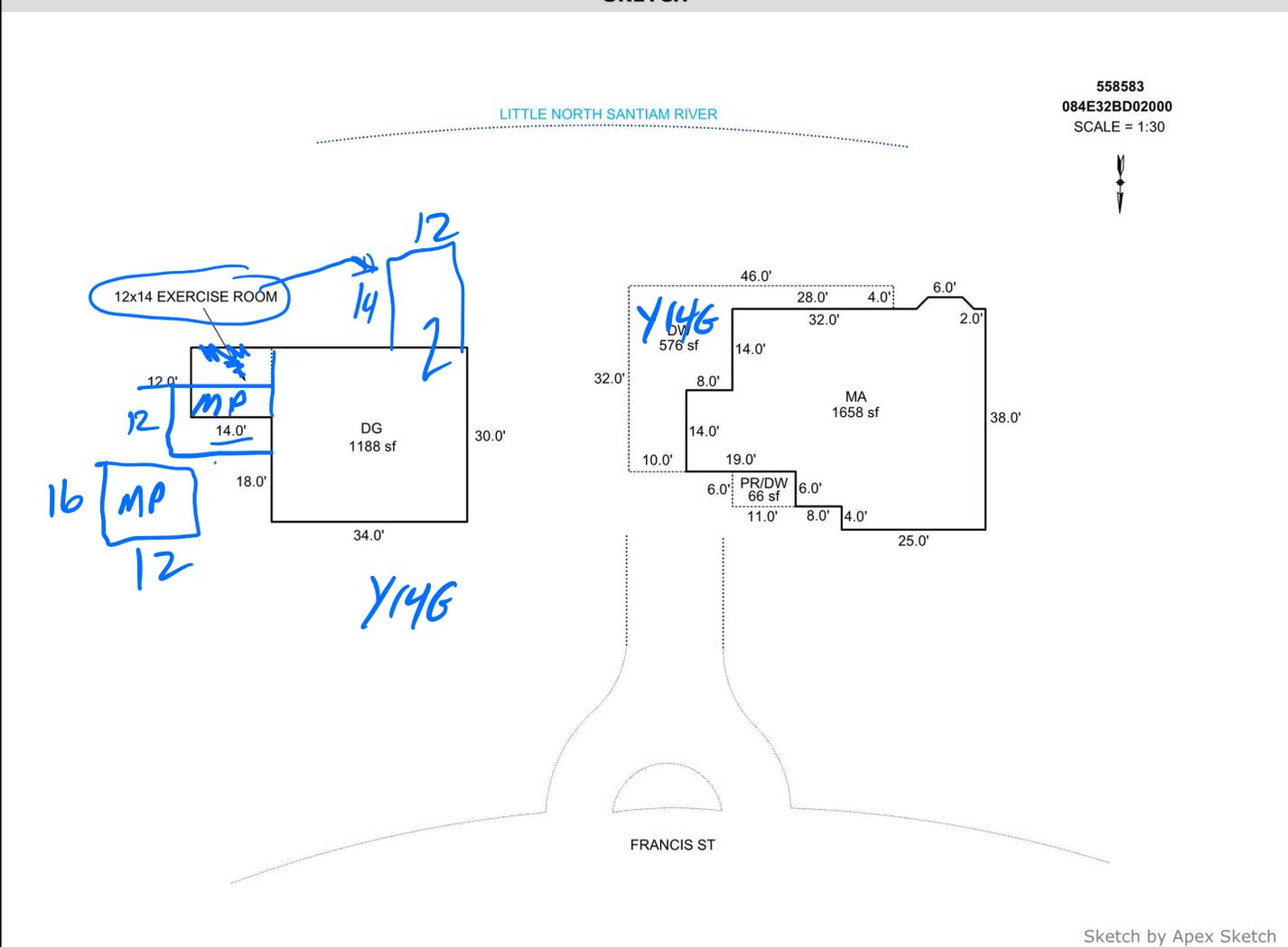
MP 6 12x14 AVG 2024 NEW

SKETCH/AREA TABLE ADDENDUM

SUBJECT INFO

File No.: 558583 Parcel No.: 084E32BD02000
 Property Address: 35324 FRANCIS STREET SE
 City: LYONS County: MARION State: OR ZipCode: 97358
 Owner:
 Client: Client Address:
 Appraiser Name: Inspection Date:

SKETCH



AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GBA1	DG	1.0	1188.0	156.0	1188.0
GLA1	MA	1.0	1658.0	181.7	1658.0
P/P	DW	1.0	576.0	156.0	
	PR/DW	1.0	66.0	34.0	642.0

COMMENT TABLE 1

Apex by RW 07/24/08
 UPDATED BY CJURAN 01/06/2021
 UPDATED BY CJURAN 03/18/2021 555-21-000221
 UPDATED BY CJURAN 04/19/2021 555-21-001745

COMMENT TABLE 2

CL #10 11/04/2020 AOG

COMMENT TABLE 3

Net LIVABLE cnt 1 (rounded) 1,658
 Net BUILDING cnt 1 (rounded) 1,188