

lak 11.12.25

Summary

Lead Appr: _____ Clerk: _____ Lead Clerk: MBH 11/13/25 Appr: _____

Print Date: 9/22/2025

Acct ID: 606914

MTL: 082W06AC02600P309

Date: 10/8/25

Appr: 02

Prop Class: 019

RMV Prop Class: 019

Situs: 2232 42ND AVE SE # 900A SALEM, OR 97317

MaSaNh: 17 05 003

Unit: 147498

Year: 2025

Last Date Appraised: 01/14/2025

Appraiser: THERESA SWEARINGEN

Tag: Y N

Tag info: 2026 - NEW CONSTRUCTION (Garage/Carport)

Owner: CPI SUNDIAL OWNER LLC

Last Sales Date: 01/22/2025

Roll Type: MS

Cycle Tag

Sales Verification

Other: _____

Inspection level: 2 3 4

LCB

TTO

INSP

AV: 100490

RMV Land: 0

RMV Imp: 186470

RMV Total: 186470

MAV: 0

MSAV: 0

SAV: 0

Comment: 25-26: Tag; L2 01.14.25 TS

24-25: Tag; L2 12.29.23 TS

10627

Improvements - Residence / Manufactured Structures

Add PR - new

Bldg: 1

Code Area: 24010

Stat Class: 457 +

Year Blt: 2024

Eff Year Blt: 2024

Sq.Ft: 1382

% Complete: 100

Desc: MANUF STRUCT, CLASS 5, 26' THROUGH 28' WIDE DOUBLE

Dimensions:

RMV: 186470

Func Obsc: 100

Econ %: 100

Other %: 100

Exception: 100490

Adjust:

Adjust RMV: 0

Subtype: P

Floors

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory
First Floor	5 +	Finished	1382	3	FB-2	2024	2024	ROOF+, HVAC, BATH - 2, KIT
								Exception: Y N

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity
DECK	5	238	2024	5236	0
ROOF EXTENSION OR PATIO COVER	5	238	2024	6902	0

Exception: Y N

Appraiser Comments

PR

Segment

Class

Dimensions/Size

Foundation

Exterior Wall

Interior Finish

Roof Cover

Roof Style

Flooring

Plumbing

Heat

Electric

Misc.

Year Built

Eff. Year

Condition

% Complete

Lump Sum

Exception Code

AGF

504

2024

New



SKETCH/AREA TABLE ADDENDUM

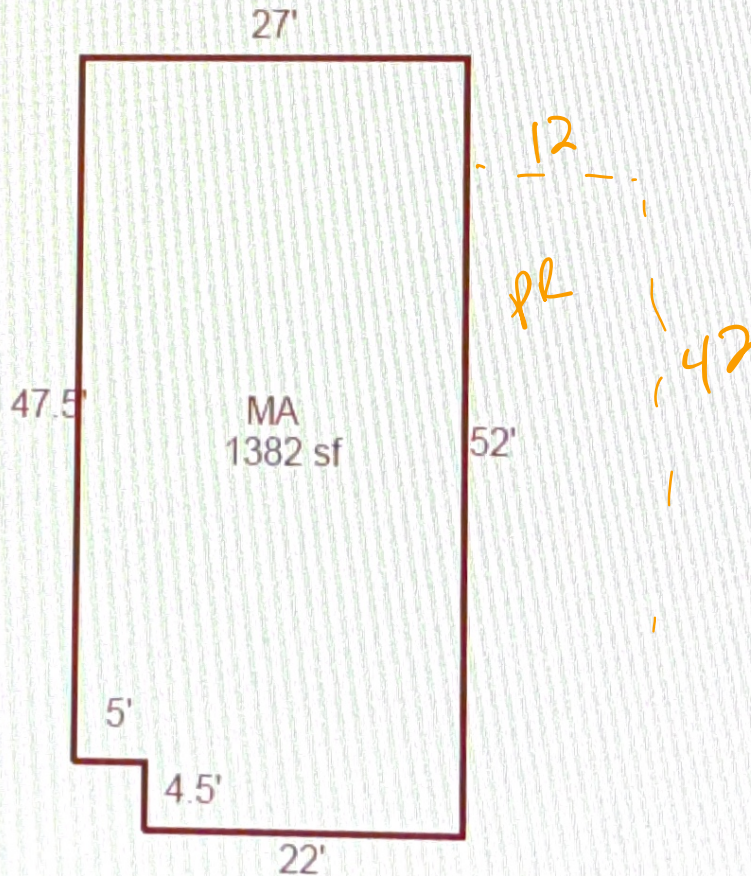
SUBJECT INFO

File No.: 606914 Parcel No.: 082W06AC02600P309
 Property Address: 2232 42nd Ave SE Space# 900A
 City: Salem County: Marion State: OR ZipCode: 97317
 Owner:
 Client: Client Address:
 Appraiser Name: Inspection Date:

SKETCH

606914

082W06AC02600P309



Sketch by ApexSketch

AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
MFH	MA	1.0	1381.5	158.0	1381.5

COMMENT TABLE 1

Drawn by AE 2.10.25
 UPDATED BY LK 9.30.25

COMMENT TABLE 2

1.14.25 TAG TS

COMMENT TABLE 3

Net LIVABLE cnt 1 (rounded) 1,382