

Acct ID: 545396 MTL: 083W31A000500 Date: 10/21/25 Appr: GRH Prop Class: 401 RMV Prop Class: 401
 Situs: 3231 CONCOMLY RD S SALEM OR 97306 MaSaNh: 06 06 001 Unit: 129815 Year: 2025

Last Date Appraised: 12/11/2024 Appraiser: GERARDO RAMIREZ HERNANDEZ Tag: Y N Tag info: 2026 - Tags/Permit (Completion)

Owner: JOSEPH & KAREN DAVIES FAM TR Last Sales Date: 03/08/2022 Roll Type: R
 Cycle: Tag Sales Verification Other: _____ Inspection level: 1 2 3 4 LCB TTO INSP AV: 641430
 RMV Land: 443870 RMV Imp: 642910 RMV Total: 1086780 MAV: 641430 MSAV: 0 SAV: 0
 Comment: 25-26: L2 12.11.24 GRH
 23-24: L4 04.13.23 WW//22-23: MDL L4 06/02/23 UPDATED VIEW ADJ //

OSDs UPDATE YI AND NEW OUTSIDE BBQ

Count	Code	Description	RMV	Code Area	Exception
1	MKTG	OSD - GOOD	60000	92430	0

Land

Site: 1 Code Area: 92430 Size: 3.86 Acres Use Code: 004 Zone: NREST SAV Use: Exception: 0
 Class: 4HD Value Source: Rural at MKT Description: FOUR HILL DRY RMV: 383870 Exception: Y N
 Adjustment(s): VIEWE Fire Patrol: Description:
 Comments: 01-02; REAPP

Improvements - Residence / Manufactured Structures

Bldg: 1 Code Area: 92430 Stat Class: 144 + Year Blt: 1985 Eff Year Blt: 1995 Sq.Ft: 2822 % Complete: 100.00
 Desc: Multi Story above grade with basement Dimensions: RMV: 575170
 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	1223	1	FB-1	1985	1995	BATH - 1, FP - 1, ROOF, HVAC+	Y N
Second Floor	4 +	Finished	424	1	FB-1	1985	1995	BATH - 1, FP - 1, HVAC+	Y N
Basement	4 +	Finished	1175	2	FB-1	1985	1995	FP - 1, HVAC+, BATH - 1	Y N
Garage Attached	4	Finished	484	0	0	1985	1995	ROOF	Y N

Accessories REPLACEMENT DECK IS PART OF YI UPDATE EYB UPDATED OF NEW PAVERS AND PATIO CONCRETE

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception
YARD IMPROVEMENTS GOOD	4	0	1995 2006	36808	1	Y N

ADD OUTSIDE BBQ AS EXCEPTION

Improvements - Accessory Buildings

Bldg: 3 Code Area: 92430 Stat Class: 301 Year Blt: 1985 Eff Year Blt: 1985 Sq.Ft: 64 % Complete: 100.00
 Desc: Accessory Improvements & Misc. 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
Pump House	0	Finished	64	0	0	1985	1985		Y N

Accessories

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

Bldg: 4 Code Area: 92430 Stat Class: 351 Year Blt: 1990 Eff Year Blt: 1990 Sq.Ft: 1056 % Complete: 100.00
 Desc: General Purpose Building (GB) Dimensions: 44x24 RMV: 10020
 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
General Purpose Bldg	5	Finished	1056	0	0	1990	1990	GOOD	Y N

Accessories CHG CLASS TO 6, CONCRETE FOUNDATION

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

Bldg: 5 Code Area: 92430 Stat Class: 316 Year Blt: 1996 Eff Year Blt: 1996 Sq.Ft: 5496 % Complete: 100.00
 Desc: Arenas (HA) Dimensions: 84x50 RMV: 37900
 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	
Horse Arena	4	Finished	5496	0	0	1996	1996	AVG	Exception: Y N

Accessories

LISTING SHOWS 6 STALLS

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

Bldg: 6 Code Area: 92430 Stat Class: 341 Year Blt: 1996 Eff Year Blt: 1996 Sq.Ft: 144 % Complete: 100.00
 Desc: Multi Purpose Shed (MP) Dimensions: 12x12 RMV: 3190
 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	
Multi-Purpose Bldg	6	Finished	144	0	0	1996	1996	FAIR	Exception: Y N

Accessories

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

Bldg: 7 Code Area: 92430 Stat Class: 351 Year Blt: 2001 Eff Year Blt: 2001 Sq.Ft: 840 % Complete: 100.00
 Desc: General Purpose Building (GB) Dimensions: 30x28 RMV: 16630
 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	840	0	0	2001	2001	GOOD	Exception: Y N

Accessories

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



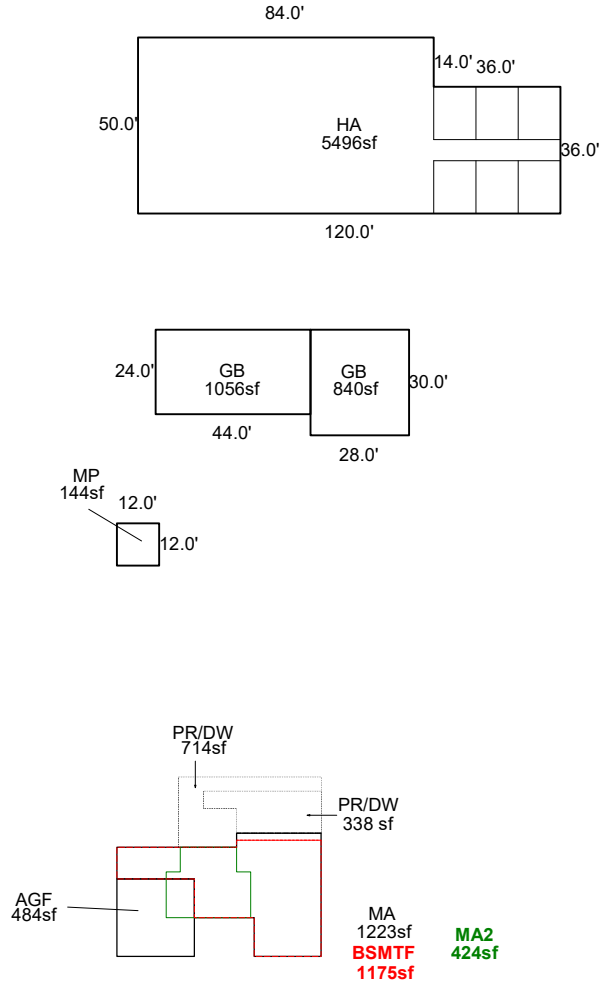
SKETCH/AREA TABLE ADDENDUM

SUBJECT INFO

File No.: 545396 Parcel No.: 083W31A 00500
 Property Address: 3231 CONCOMLY RD S
 City: Salem County: Marion State: OR ZipCode: 97306
 Owner:
 Client: Client Address:
 Appraiser Name: Inspection Date:

SKETCH

083W31A 00500
545396
 "SEE PAGE TWO FOR HOME DIMENSIONS"
 SCALE=1:65



Sketch by ApexSketch

AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GBA1	HA	1.0	5496.0	340.0	
	GB	1.0	1056.0	136.0	
	GB	1.0	840.0	116.0	
	MP	1.0	144.0	48.0	7536.0
GLA0	BSMTF	1.0	1175.0	182.0	1175.0
GLA1	MA	1.0	1223.0	186.0	1223.0
GLA2	MA2	1.0	424.0	88.0	424.0
GAR	AGF	1.0	484.0	88.0	484.0
P/P	DW	1.0	0.0	24.0	
	DW	1.0	0.0	24.0	
	PR/DW	1.0	334.9	91.0	
	PR/DW	1.0	714.0	121.0	1048.9
	Net LIVABLE	cnt	2	(rounded)	
Net BUILDING	cnt	4	(rounded)		7,536

COMMENT TABLE 1

DRAWN BY NC 12/26/2008
 UPDATED WW 04.20.23
 UPDATED BY CLOBERG 09/13/24 24-004973 ADDN DW

COMMENT TABLE 2

WW 04.13.23
 GPH 12/11/24
 GPH 10/21/25

COMMENT TABLE 3

SV L4
 TAGS L2
 TAGS L2

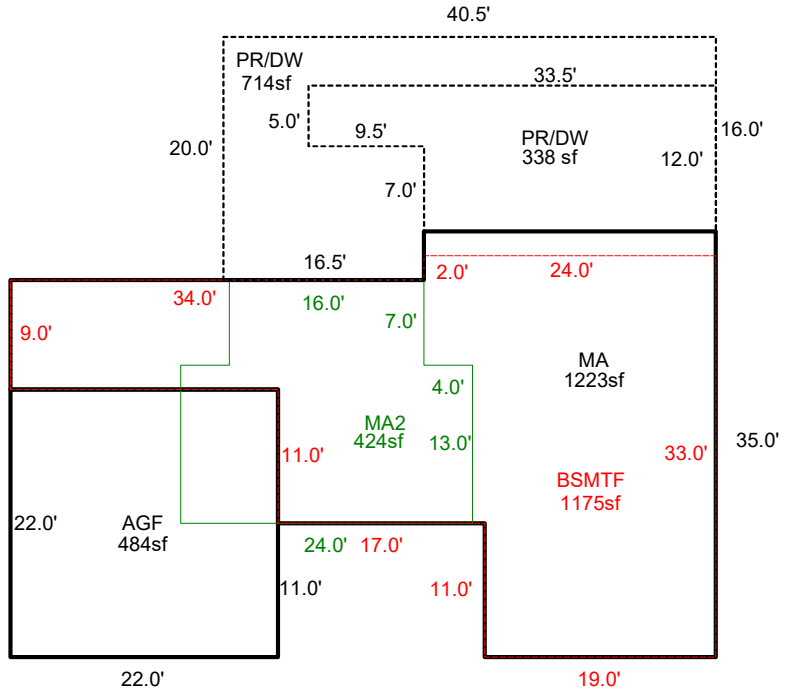
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SKETCH

083W31A 00500
545396
 "SEE PAGE ONE FOR ALL BUILDINGS"



Sketch by ApexSketch

AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GLA0	BSMTF	1.0	1175.0	182.0	1175.0
GLA1	MA	1.0	1223.0	186.0	1223.0
GLA2	MA2	1.0	424.0	88.0	424.0
GAR	AGF	1.0	484.0	88.0	484.0
P/P	PR/DW	1.0	714.0	121.0	
	PR/DW	1.0	334.9	91.0	1048.9

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WW 04.13.23
 GRH 12/11/24
 GRH 10/21/25

COMMENT TABLE 3

SV L4
 TAGS L2
 TAGS L2

Net LIVABLE cnt 2 (rounded) 2,822