

Acct ID: 547030 MTL: 081W29D003400 Date: 10-7-25 Appr: Luke Prop Class: 401 RMV Prop Class: 401  
 Situs: 7928 SHERMAN RD SE AUMSVILLE OR 97325 MaSaNh: 01 06 008 Unit: 103428 Year: 2025  
 Last Date Appraised: 01/09/2025 Appraiser: CLINT LUKE Tag: Y 0 Tag info: 2026 - Tags/Permit (Completion)  
 Owner: RONALD & KELLY BROWN TR Last Sales Date: 08/05/2022 Roll Type: R  
 Cycle 1 Sales Verification Other: \_\_\_\_\_ Inspection level: 1 2 3 0 LCB TTO INSP AV: 273540  
 RMV Land: 321100 RMV Imp: 393530 RMV Total: 714630 MAV: 252420 MSAV: 0 SAV: 0  
 Comment: 25-26 L2 1/9/25 CLUKE  
 23-24: L4 MDL 4.10.23

OSDs

GB 100% Pm

Count	Code	Description	RMV	Code Area	Exception
1	MKTA	OSD - AVERAGE	50000	29558	0

Land

Site: 1	Code Area: 29558	Size: 1.44 Acres	Use Code: 004	Zone: NREST	SAV Use:	Exception: 0
Class: 2BDSS	Value Source: Residential	Description: TWO BENCH DRY SOUTH SPECIAL	RMV: 192220	Exception: Y	N	
Adjustment(s): GSOIL	Fire Patrol:	Description:				
Comments: 2002-03 REAPPRAISAL.						
Site: 2	Code Area: 29558	Size: 0.65 Acres	Use Code: 004	Zone: NREST	SAV Use:	Exception: 0
Class: 4BDSS	Value Source: Residential	Description: FOUR BENCH DRY SPECIAL SOUTH	RMV: 78880	Exception: Y	N	
Adjustment(s): GSOIL	Fire Patrol:	Description:				
Comments: 2002-03 REAPPRAISAL.						

Improvements - Residence / Manufactured Structures

Bldg: 1	Code Area: 29558	Stat Class: 141	Year Blt: 1973	Eff Year Blt: 1983	Sq.Ft: 1886	% Complete: 100.00
Desc: One Story Only	Dimensions:	RMV: 327330				
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	1886	3	FB-2/ HB-1	1973	1983	ROOF, FP - 2, HVAC, KIT, BTH - 1, BATH - 2	Y N
Garage Attached	4	Finished	484	0	0	1973	1983	ROOF	Y N

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception
YARD IMPROVEMENTS AVERAGE	4	1	1983	25680	1	Y N

Bldg: 4	Code Area: 29558	Stat Class: 108	Year Blt: 1973	Eff Year Blt: 1973	Sq.Ft: 0	% Complete: 100.00
Desc: Residential Other Improvements	Dimensions:	RMV: 3580				
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									

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Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception
ASPHALT DRIVEWAY	1	1500	1973	3375	1	Y N

Improvements - Accessory Buildings

Bldg: 2	Code Area: 29558	Stat Class: 351	Year Blt: 1986	Eff Year Blt: 2004	Sq.Ft: 936	% Complete: 100.00
Desc: General Purpose Building (GB)	Dimensions: 36x26	RMV: 9140				
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	4	Finished	936	0	0	1986	2004	FAIR	Y N

Accessories

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

Bldg: 5	Code Area: 29558	Stat Class: 341	Year Blt: 1989	Eff Year Blt: 2009	Sq.Ft: 224	% Complete: 100.00
Desc: Multi Purpose Shed (MP)	Dimensions: 14x16	RMV: 7610				
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	224	0	0	1989	2009	AVG	Exception: Y N

**Accessories**

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

Bldg: 6 Code Area: 29558 Stat Class: 355 Year Blt: 2003 Eff Year Blt: 2004 Sq.Ft: 312 % Complete: 100.00  
 Desc: Lean-to Heavy (LTH) Dimensions: 26x12 RMV: 1260  
 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
Lean-to Heavy Duty	5	Finished	312	0	0	2003	2004		Exception: Y N

**Accessories**

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

Bldg: 7 Code Area: 29558 Stat Class: 354 Year Blt: 1996 Eff Year Blt: 2004 Sq.Ft: 144 % Complete: 100.00  
 Desc: Lean-to Light (LTL) Dimensions: 18x8 RMV: 350  
 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
Lean-to Light Duty	5	Finished	144	0	0	1996	2004		Exception: Y N

**Accessories**

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

Bldg: 8 Code Area: 29558 Stat Class: 351 Year Blt: 2024 Eff Year Blt: 2024 Sq.Ft: 2016 % Complete: 95.00  
 Desc: General Purpose Building (GB) Dimensions: 48x42 RMV: 44260  
 Func Obsc: 100 Econ %: 100 Other %: 100 Exception: 21120 Adjust: Adjust RMV: 0

**Floors**

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory	Exception: Y N
General Purpose Bldg	5	Finished	2016	0	0	2024	2024	AVG	Exception: Y N

**Accessories**

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

100  
 0


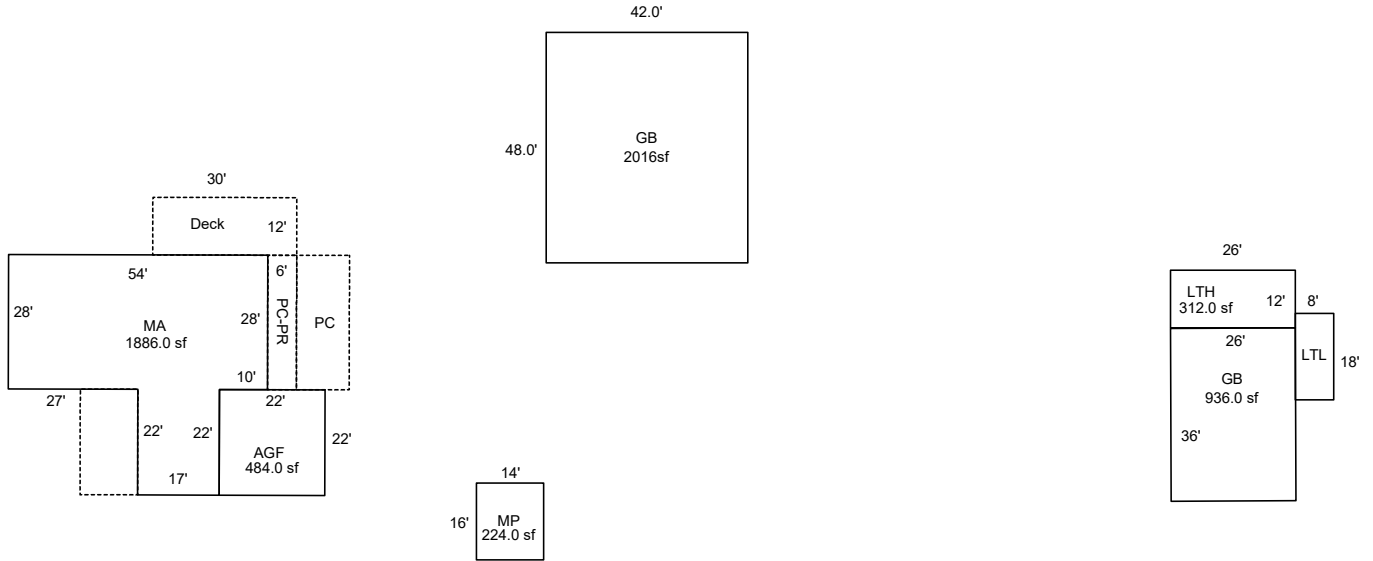
# SKETCH/AREA TABLE ADDENDUM

## SUBJECT INFO

File No.: 547030 Parcel No.: 081W29D 03400  
 Property Address: 7928 Sherman Rd SE  
 City: Aumsville County: State: OR ZipCode: 97325  
 Owner:  
 Client: Client Address:  
 Appraiser Name: Inspection Date:

## SKETCH

547030  
081W29D 03400

Sketch by ApexSketch

### AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals	
GBA1	GB	1.0	936.0	124.0		
	MP	1.0	224.0	60.0		
	LTH	1.0	312.0	76.0		
	LTL	1.0	144.0	52.0		
	GB	1.0	2016.0	180.0	3632.0	
	GLA1	MA	1.0	1886.0	208.0	1886.0
	GAR	AGF	1.0	484.0	88.0	484.0
P/P	Deck	1.0	360.0	84.0		
	PC-PR	1.0	168.0	68.0		
	PC	1.0	308.0	78.0		
	Porch	1.0	264.0	68.0	1100.0	
	Net LIVABLE	cnt	0 (rounded)		1,886	
	Net BUILDING	cnt	5 (rounded)		3,632	

### COMMENT TABLE 1

8/05/13 Jane  
 UPDATED BY CLOBERG 10/18/24 24-006248 GB  
 UPDATED BY CLOBERG 01/14/25

### COMMENT TABLE 2

CLUKE 01/09/25

### COMMENT TABLE 3

TAGS L2

CLUKE 10-7-25  
TAGS L4