

Summary

Lead Appr: WW Clerk: _____ Lead Clerk: _____ Appr: CJ 2/17/26

Print Date: 12/26/2025

Acct ID: 345064 MTL: 041W19B001501 Date: 2/5/26 Appr: CJ Prop Class: 451 RMV Prop Class: 451
Situs: 9691 HIGUERA LN NE AURORA OR 97002 MaSaNh: 02 06 004 Unit: 77952 Year: 2026

Last Date Appraised: 12/16/2015 Appraiser: JORDAN SCHULTZ Tag: Y (N) Tag info: SO
Owner: EBERLY FAM LT & Last Sales Date: 08/25/2014
Cycle (Tag) Sales Verification Other: _____ Inspection level: 1 (2) 3 4 LCB TTO INSP
RMV Land: 300010 RMV Imp: 365510 RMV Total: 665520 MAV: 415930 MSAV: 0

INPUT C5
2/9/26
Roll Type: R
AV: 415930
SAV: 0

Comment:
NEW MP, SOLAR

Notations

RP/MS	Code	Description
MS	PERM	PERMANENTLY DISQUALIFIED FROM FARM/FOREST

OSDs

Count	Code	Description	RMV	Code Area	Exception
1	MKTA	OSD - AVERAGE	55000	15600	0

Land

Site: 1 Code Area: 15600 Size: 1.37 Acres Use Code: 005 Zone: REST SAV Use: Exception: 0
Class: 2BD Value Source: Rural Restrictive Description: TWO BENCH DRY RMV: 245010 Exception: Y N
Adjustment(s): GSOIL Fire Patrol: Description:
Comments: //2010-11: MFS AND OSD MOVED FROM R61185 01500030

Improvements - Residence / Manufactured Structures

Bldg: 1 Code Area: 15600 Stat Class: 141 Year Blt: 2015 Eff Year Blt: 2015 Sq.Ft: 2024 % Complete: 100.00
Desc: One Story Only Dimensions: RMV: 316150
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	2024	3	FB-2/ HB-1	2015	2015	ROOF, BTH - 1, KIT-, BATH - 2, HVAC+	Y N
Garage Attached	4	Finished	495	0	0	2015	2015	ROOF	Y N

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception
YARD IMPROVEMENTS AVERAGE	4	1	2015	25793	1	Y N

Improvements - Accessory Buildings

Bldg: 2 Code Area: 15600 Stat Class: 351 Year Blt: 2015 Eff Year Blt: 2015 Sq.Ft: 2800 % Complete: 100.00
Desc: General Purpose Building (GB) Dimensions: 70x40 RMV: 49360
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	2800	0	0	2015	2015	FAIR	Y N

Accessories

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

Permits

Permit Number	Permit ID	Origin	Category	Type	Estimate Value	% Complete	Roll Type	Description
25-008150	85462	MARION COUNTY	TAGS/PERMITS	ALT ENERGY SYSTEM	52600	0	R	SOLAR ARRAY 15.9KW ON ROOF @ \$52,600

341 MP 2018 14X22 Added in 2017

907 SOLAR 2025 20K EXEMPT

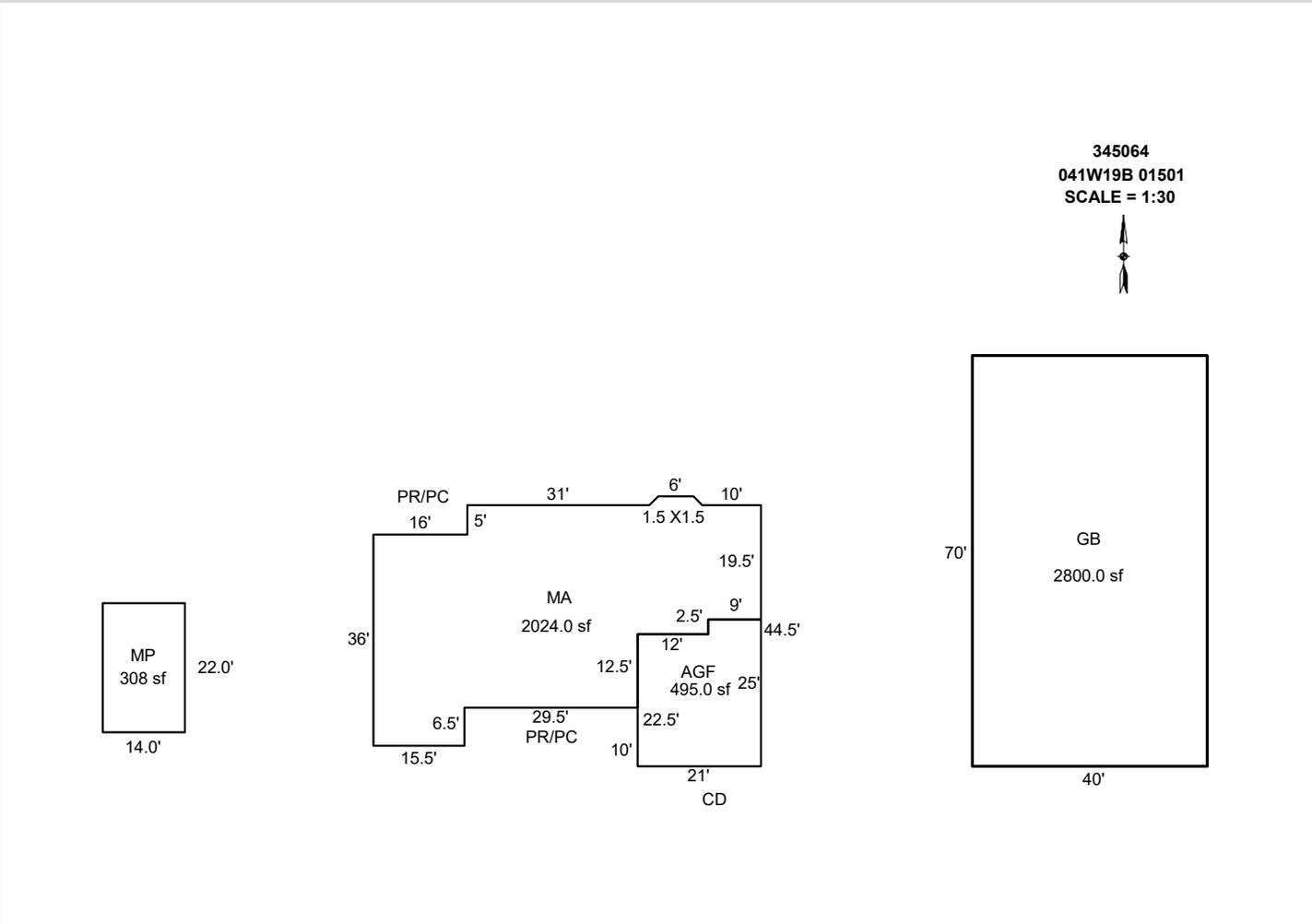


SKETCH/AREA TABLE ADDENDUM

SUBJECT INFO

File No.: 345064 Parcel No.: 041W19B 10501
 Property Address: 9691 HIGUERA LN NE
 City: AURORA County: MARION State: OR ZipCode: 97002
 Owner:
 Client: Client Address:
 Appraiser Name: Inspection Date:

SKETCH



Sketch by Apex Sketch

AREA CALCULATIONS SUMMARY						COMMENT TABLE 1	
Code	Description	Factor	Net Size	Perimeter	Net Totals		
GBA1	GB	1.0	2800.0	220.0		DRAWN BY SRAGSDALE 1/9/15 UPDATED BY SRAGSDALE 4/10/15 UPDATED BY CLOBERG 02/17/26	
	MP	1.0	308.0	72.0	3108.0		
GLA1	MA	1.0	2024.0	215.2	2024.0		
GAR	AGF	1.0	495.0	92.0	495.0		
						COMMENT TABLE 2	COMMENT TABLE 3
						CJ 02/05/26	TAGS L3
		Net LIVABLE	cnt	1 (rounded)	2,024		
		Net BUILDING	cnt	2 (rounded)	3,108		



MP 22X14

R345064
041W19B 01501
SCALE = 1:20

