

Summary Lead Appr: WW Clerk: _____ Lead Clerk: _____ Appr: GRH Print Date: 9/26/2025

Acct ID: 545441 MTL: 083W320002200 Date: 10/23/25 Appr: GRH Prop Class: 401 RMV Prop Class: 401
 Situs: 2895 ETOMINA LN S SALEM OR 97306 MaSaNh: 06 06 001 Unit: 129860 Year: 2025

Last Date Appraised: 01/16/2025 Appraiser: GERARDO RAMIREZ HERNANDEZ Tag: Y N Tag info: 2026 - Tags/Permit (Completion)

Owner: SCHWARTZ LT & Last Sales Date: 03/25/2015 Roll Type: R
 Cycle Tag Sales Verification Other: _____ Inspection level: 1 2 3 4 LCB TTO INSP AV: 803730
 RMV Land: 443780 RMV Imp: 958580 RMV Total: 1402360 MAV: 803730 MSAV: 0 SAV: 0
 Comment: 25-26: L2 01.16.25 GRH
 22-23 MDL L4 06/06/22 UPDATED VIEW ADJ
 22-23: L3 09.13.21 MDL
 LEVEL 2 2.23.21 PH-T42

OSDs Add solar 100%

| Count | Code | Description | RMV | Code Area | Exception |
|-------|------|---------------|-------|-----------|-----------|
| 1 | OSD | CONVERTED OSD | 51000 | 92430 | 0 |

Land
 Site: 1 Code Area: 92430 Size: 3.49 Acres Use Code: 004 Zone: NREST SAV Use: Exception: 0
 Class: 4HD Value Source: Rural at MKT Description: FOUR HILL DRY RMV: 392780 Exception: Y N
 Adjustment(s): VIEWE, LDSCE Fire Patrol: Description:
 Comments: 99-2000; HOUSE COMPLETE, RUN AT 100%,ADD PR,PC'S & CD, PULL FROM MAINT 01-02: REAPPRAISAL

Improvements - Residence / Manufactured Structures
 Bldg: 1 Code Area: 92430 Stat Class: 153 - Year Blt: 1997 Eff Year Blt: 1998 Sq.Ft: 3268 % Complete: 100.00
 Desc: One Story with basement Dimensions: RMV: 723830
 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 |
|-----------------|-------|---------------|------------|------|-------|--------|------------|-----------------------------------|----------------|
| First Floor | 5 - | Finished | 3016 | 3 | FB-2 | 1997 | 1998 | BATH - 2, KIT, HVAC, FP - 3, ROOF | Y N |
| Basement | 5 - | Finished | 252 | 0 | 0 | 1997 | 1998 | HVAC | Y N |
| Basement | 5 - | Unfinished | 1136 | 0 | 0 | 1997 | 1998 | | Y N |
| Garage Basement | 5 - | Finished | 806 | 0 | 0 | 1997 | 1998 | | Y N |

Accessories

| Description | Class | Size SqFt | Eff Yr Blt | RMV | Quantity | Exception: Y N |
|------------------------|-------|-----------|------------|-------|----------|----------------|
| YARD IMPROVEMENTS GOOD | 4 | 0 | 1998 | 37236 | 1 | Y N |

Bldg: 2 Code Area: 92430 Stat Class: 148 Year Blt: 2020 Eff Year Blt: 2020 Sq.Ft: 1120 % Complete: 100.00
 Desc: Res other improvements Dimensions: RMV: 234750
 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 |
|---------------------------|-------|---------------|------------|------|-------|--------|------------|----------------|----------------|
| Second Floor | 4 | Finished | 1120 | 0 | FB-1 | 2020 | 2020 | BATH - 1, HVAC | Y N |
| Garage Oversized Detached | 4 | Finished | 1120 | 0 | 0 | 2020 | 2020 | ROOF | Y N |

Accessories

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

Add solar panels \$3000 Exempt 2025



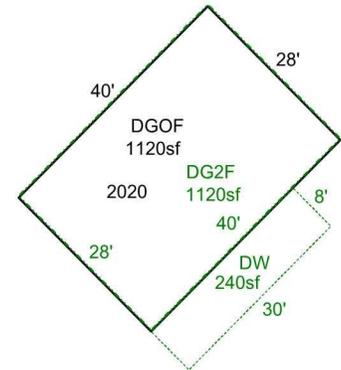
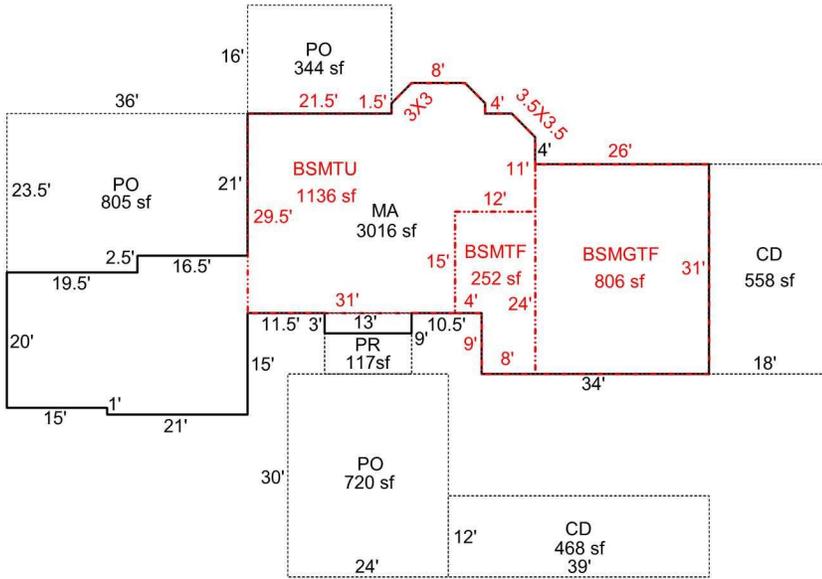
SKETCH/AREA TABLE ADDENDUM

SUBJECT INFO

File No.: R45441 Parcel No.: 083W32 02200
 Property Address: 2895 ETOMINA LN S
 City: SALEM County: MARION State: OR ZipCode: 97306
 Owner:
 Client: Client Address:
 Appraiser Name: Inspection Date:

SKETCH

R45441
083W32 02200
SCALE=1:20



Sketch by Apex Sketch

AREA CALCULATIONS SUMMARY

COMMENT TABLE 1

| Code | Description | Factor | Net Size | Perimeter | Net Totals |
|-------------|-------------|--------|-------------|-----------|------------|
| GLA1 | MA | 1.0 | 3015.6 | 326.4 | 3015.6 |
| BSMT | BSMGTF | 1.0 | 806.0 | 114.0 | |
| | BSMTU | 1.0 | 1136.4 | 148.4 | |
| | BSMTF | 1.0 | 252.0 | 72.0 | 2194.4 |
| GAR | DGOF | 1.0 | 1120.0 | 136.0 | 1120.0 |
| GAR2 | DG2F | 1.0 | 1120.0 | 136.0 | 1120.0 |
| P/P | CD | 1.0 | 558.0 | 98.0 | |
| | PO | 1.0 | 804.8 | 119.0 | |
| | PO | 1.0 | 344.0 | 75.0 | |
| | PR | 1.0 | 117.0 | 44.0 | |
| | PO | 1.0 | 720.0 | 108.0 | |
| | CD | 1.0 | 468.0 | 102.0 | |
| | DW | 1.0 | 240.0 | 76.0 | 3251.8 |
| Net LIVABLE | | cnt | 1 (rounded) | | 3,016 |

DRAWN BY JRONDEMA 5/3/18
 UPD BY PHU 12.22.20: 555-20-004686
 UPDATED BY CJURAN 07/28/2021

COMMENT TABLE 2

COMMENT TABLE 3

T42 PH 02/23/2021

TAGS L2

GPH 11/16/25

TAGS L3

Assessor Monthly Issued Permit Report

For 11/1/2024 to 11/30/2024

PERMIT#: 555-24-009179-STR STATUS: Permit Issued
 PERMIT TYPE: Residential APPLIED: 11/20/2024
 SUB-TYPE: Structural ISSUED: 11/22/2024
 CATEGORY: Comprehensive EXPIRES: 5/21/2025

OFFICE: MC

PARCEL#: 083W320002200 R45441

ACRES: 3.49

SUBDIV: PP 2020-068

LOT/BLOCK: 2 /

ADDRESS: 2895 ETOMINA LN S SALEM, OR 97306

| RELATIONSHIP | NAME | ADDRESS | PHONE |
|--------------------------------------|-----------------------|--|--------------|
| (C) ELECTRICAL CONTRACTOR | PRO STAT SERVICES LLC | 1721 NE 64TH AVE #120 VANCOUVER, WA 98661 | 3608593749 |
| (S) ELECTRICIAN, GENERAL SUPERVISING | ROBERT W KIMBRO | 14000 NE 195TH AVE BRUSH PRAIRIE, WA 98606 | 3606063372 |
| APPLICANT | BRANDON S KRUEGER | 10405 NE 144TH AVENUE VANCOUVER, WA 98682 | 503-539-7772 |
| CCB | PRO STAT SERVICES LLC | 1721 NE 64TH AVE STE 120 VANCOUVER, WA 98661 | 3608593749 |
| OWNER | SCHWARTZ LT | 2895 ETOMINA LN S SALEM, OR 97306 | |
| SITE CONTACT | BRANDON S KRUEGER | 10405 NE 144TH AVENUE VANCOUVER, WA 98682 | 503-539-7772 |

CONST CAT: Single Family Dwelling

WORK TYPE: Alteration

WORK DESC: PRESCRIPTIVE 28 SOLAR PANELS ON ROOF OF RESIDENCE.

VALUATION: \$3,000.00

STORIES: 1

BATHS:

KITCHENS:

SQUARE FEET

HABITABLE:

EXISTING: 1

NEW: 1

TOTAL SQ. FT.: