

Summary

Lead Appr: <sup>WW</sup> 3-18-26 <sup>npst</sup> Clerk: \_\_\_\_\_ Lead Clerk: \_\_\_\_\_ Appr: \_\_\_\_\_

Print Date: 12/26/2025

Acct ID: 560468 MTL: 093W24A000500 Date: <sup>1-13-26</sup> Appr: <sup>WW</sup> Prop Class: 401 RMV Prop Class: 401  
Situs: 12312 CENTERWOOD RD SE JEFFERSON OR 97352 MaSaNh: 07 06 003 Unit: 102726 Year: 2026  
Last Date Appraised: 08/07/2025 Appraiser: MATT LORD Tag: <sup>Y</sup> N Tag info: <sup>Solar</sup>  
Owner: <sup>SAMAI, BOBAC A</sup> Last Sales Date: 06/14/2024 Roll Type: R  
Cycle: <sup>Tag</sup> Sales Verification Other: \_\_\_\_\_ Inspection level: 1 2 <sup>3</sup> 4 LCB TTO INSP AV: 395160  
RMV Land: 291690 RMV Imp: 440870 RMV Total: 732560 MAV: 395160 MSAV: 0 SAV: 0  
Comment: 25-26: L3 MDL 8.7.25 CYCLE  
22-23: MDL L4 06/03/22 UPDATED VIEW ADJ //

<sup>Conn class of MA</sup>

Notations

RP/MS	Code	Description
RP	411	SEE ACCOUNT NOTES - 411

OSDs

Count	Code	Description	RMV	Code Area	Exception
1	MKTF	OSD - FAIR	45000	14530	0

Land

Site: 1	Code Area: 14530	Size: 0.53 Acres	Use Code: 004	Zone: NREST	SAV Use:	Exception: 0
Class: 4HD	Value Source: Rural at MKT	Description: FOUR HILL DRY	RMV: 127420	Exception: Y	N	
Adjustment(s):	VWGR, FSOIL	Fire Patrol:	Description:			
Comments:	08-09: 44 CYCLE WORK, CORRECTED VIEW ADJ // 99-2000; HOUSE & GARAGE 100% COMPL, PULL FROM MAINT /03-04: REAPPRAISAL					
Site: 2	Code Area: 14530	Size: 0.72 Acres	Use Code: 004	Zone: NREST	SAV Use:	Exception: 0
Class: 6H	Value Source: Rural at MKT	Description: SIX HILL	RMV: 119270	Exception: Y	N	
Adjustment(s):	VWGR, FSOIL	Fire Patrol:	Description:			
Comments:						

Improvements - Residence / Manufactured Structures

Bldg: 1	Code Area: 14530	Stat Class: 142 +	Year Blt: 1998	Eff Year Blt: 2008	Sq.Ft: 2736	% Complete: 100.00
Desc:	Multi Story above grade		Dimensions:	RMV: 440870		
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	966	2	FB-1	1998	2008	KIT, FP - 2, HVAC+, ROOF, BATH - 1	Y N
Second Floor	4 +	Finished	1770	2	FB-2	1998	2008	HVAC+, BATH - 2	Y N
Garage Attached	4	Finished	804	0	0	1998	2008	ROOF	Y N

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception
YARD IMPROVEMENTS GOOD	4	1	2008	33304	1	Y N

Permits

Permit Number	Permit ID	Origin	Category	Type	Estimate Value	% Complete	Roll Type	Description
25-008578	85592	MARION COUNTY	TAGS/PERMITS	ALT ENERGY SYSTEM	13500	0	R	SOLAR ARRAY 10.8kW ON ROOF @ \$13,500

<sup>not yet per accla</sup>

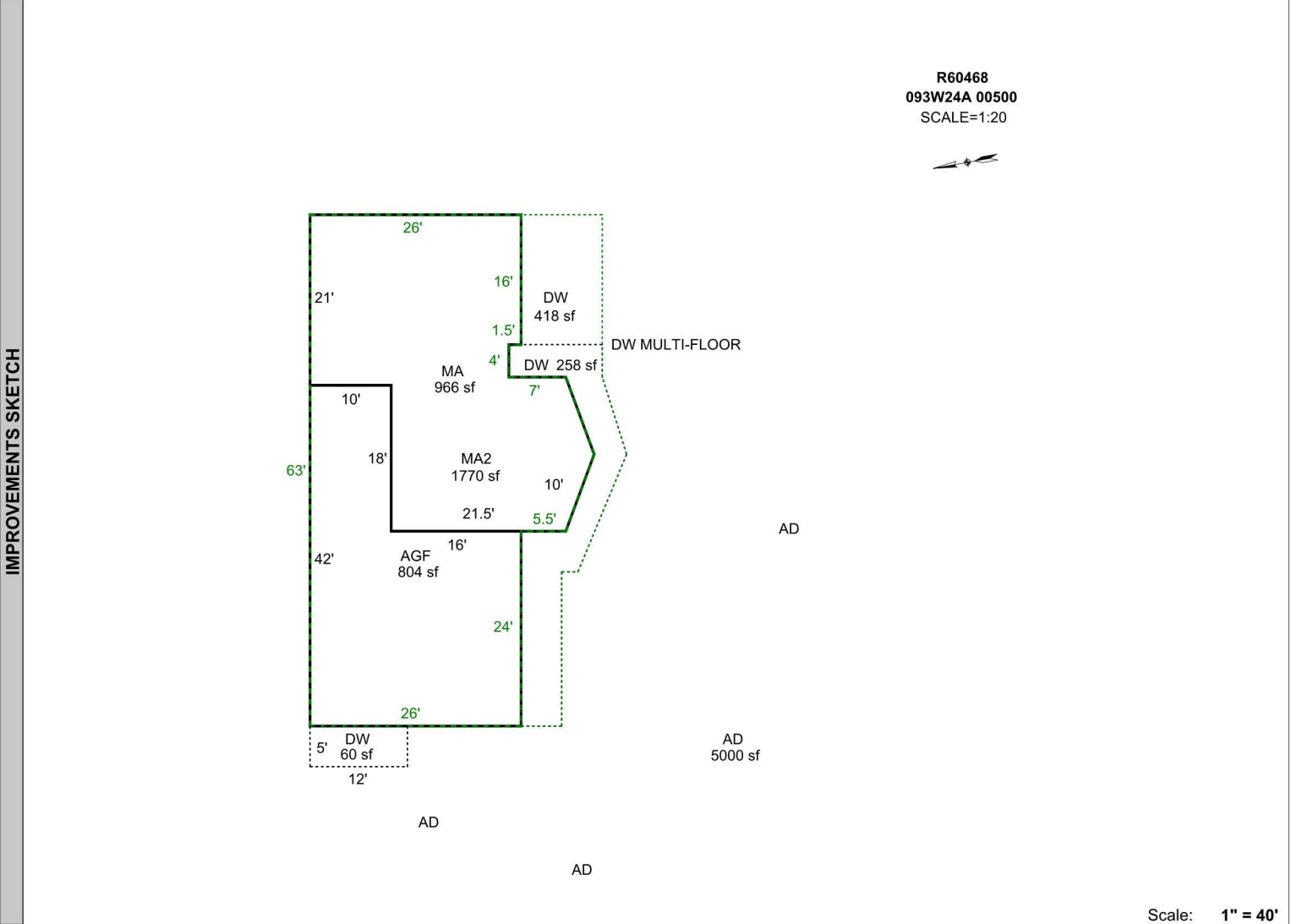


# SKETCH/AREA TABLE ADDENDUM

Parcel No **093W24A 00500**

File No **R60468**

SUBJECT	Property Address <b>12312 CENTERWOOD RD SE</b>			
	City <b>JEFFERSON</b>	County <b>MARION</b>	State <b>OR</b>	Zip <b>97352</b>
	Owner			
	Client			
	Appraiser Name			



AREA CALCULATIONS	AREA CALCULATIONS SUMMARY					
	Code	Description	Factor	Net Size	Perimeter	Net Totals
	GLA1	MA	1.00	966	145	966
	GLA2	MA2	1.00	1770	193	1770
	GAR	AGF	1.00	804	136	804
Net LIVABLE Area (rounded w/ factors)					2736	

Comment Table 1	
DRAWN BY JRONDEMA 3/8/19 UPD BY PH 04.16.20	
Comment Table 2	Comment Table 3
05.09.19 NM #35	CYCLE:PICTO