

Acct ID: 536252 MTL: 093W10D003000 Date: 12/4/25 Appr: GRH Prop Class: 641 RMV Prop Class: 401
 Situs: 10813 SOUTH VIEW LOOP SE JEFFERSON OR 97352 MaSaNh: 06 06 005 Unit: 149924 Year: 2025

Last Date Appraised: 01/09/2025 Appraiser: GERARDO RAMIREZ HERNANDEZ Tag: Y N Tag info: 2026 - NEW CONSTRUCTION (Garage/Carport)

Owner: RYAN RASMUSSEN RLT Last Sales Date: 08/26/2020 Roll Type: R
 Cycle Tag Sales Verification Other: _____ Inspection level: 1 2 3 4 LCB TTO INSP AV: 301367
 RMV Land: 319690 RMV Imp: 499530 RMV Total: 819220 MAV: 0 MSAV: 467 SAV: 907
 Comment: 25-26: 01.09.25 GRH LEVEL 4 7.7.21 CL10

MA 1 AND BASEMENT GARAGE AND DETACHED GARAGE

Add New Addn. DFL OK

Notations

RP/MS	Code	Description
RP	DFL	DESIGNATED FORESTLAND

CWO 3/12/26

OSDs

Count	Code	Description	RMV	Code Area	Exception
1	MKTA	OSD - AVERAGE	50000	14530	23860

Land

Site: 1 Code Area: 14530 Size: 0.86 Acres Use Code: 004 Zone: NREST SAV Use: Exception: 38700
 Class: 6H Value Source: Market Homesite Description: SIX HILL RMV: 81100 Exception: Y N
 Adjustment(s): FSOIL Fire Patrol: Description:
 Comments: 25-26: Updated land class
 03-04: REAPPRAISAL
 04-05: LAND ADJUSTMENT FOR RECALCULATION DONE BY #29 ON 5-4-04

Site: 3 Code Area: 14530 Size: 2.00 Acres Use Code: 004 Zone: NREST SAV Use: 011 Exception: 0
 Class: FTLF Value Source: Designated Forest Land Description: DFL Class F RMV: 188590 Exception: Y N
 Adjustment(s): FSOIL Fire Patrol: Description:
 Comments: Liability year - 1985

Improvements - Residence / Manufactured Structures

Bldg: 1 Code Area: 14530 Stat Class: 143 Year Blt: 1970 Eff Year Blt: 1994 Sq.Ft: 2755 % Complete: 100.00
 Desc: One Story with basement Dimensions: RMV: 495130
 Func Obsc: 100 Econ %: 100 Other %: 100 Exception: 236240 Adjust: Adjust RMV: 0

Floors

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory	Exception
First Floor	4	Finished	1760	3	FB-1/ HB-1	1970	1994	KIT-, FP - 1, HVAC+, ROOF, BTH - 1, BATH - 1	Y N
Basement	4	Finished	995	1	FB-1	1970	1994	FP - 1, HVAC+, BATH - 1	Y N
Garage Basement	4	Finished	765	0	0	1970	1994		Y N

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception
YARD IMPROVEMENTS AVERAGE	4	0	1994	27285	1	Y N

Improvements - Accessory Buildings

Bldg: 2 Code Area: 14530 Stat Class: 341 Year Blt: 2007 Eff Year Blt: 2007 Sq.Ft: 120 % Complete: 100.00
 Desc: Multi Purpose Shed (MP) Dimensions: 12x10 RMV: 3980
 Func Obsc: 100 Econ %: 100 Other %: 100 Exception: 1900 Adjust: Adjust RMV: 0

Floors

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory	Exception
Multi-Purpose Bldg	6	Finished	120	0	0	2007	2007	FAIR	Y N

Accessories

No accessory data available

Bldg: 4 Code Area: 14530 Stat Class: 354 Year Blt: 2010 Eff Year Blt: 2010 Sq.Ft: 144 % Complete: 100.00
 Desc: Lean-to Light (LTL) Dimensions: 12x12 RMV: 420
 Func Obsc: 100 Econ %: 100 Other %: 100 Exception: 200 Adjust: Adjust RMV: 0

Floors

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory	Exception
Lean-to Light Duty	4	Finished	144	0	0	2010	2010		Y N

Percent Complete Form

Account # 536252

Additions

~~New Homes~~ **DGO**

shop
loop

No Basement

Basement

% Item		% Sum	% Item		% Sum	% Item		% Sum
3%			Plans/Survey	3%		3%		
2%	0%		Excavation	2%	0%	4%	0%	
3%			Foundation	3%		10%		
35%		45%	Framing	14%		20%		16%
8%	50%		Trusses	7%	30%	7%	40%	
7%	60%		Roofing	7%	35%	7%	45%	
7%	65%		Windows/Ext Doors	7%	45%	6%	55%	
5%	70%		Siding	5%	50%	5%	60%	
4%	75%		Plumbing Rough-In	4%		3%		
3%			Electrical Rough-In	3%	2%	65%		
2%			Heating Rough-In	2%	1%			
	80%		Heating Unit	1%	60%		1%	
3%			Insulation	3%		2%		
5%	85%		Drywall (Finished)	5%	65%	4%	70%	
2%	90%		Paint Interior	2%	70%	2%	75%	
2%			Paint Exterior	2%		2%		
			Cabinets	6%	75%	5%	80%	
2%	95%		Electrical Fixtures	3%	80%	2%	85%	
2%			Plumbing Fixtures	4%	85%	3%		
3%			Floor Coverings & Countertops	7%	90%	6%		90%
2%	100%		Interior Trim Carpentry	7%	95%	6%	95%	
			Porch/Entry/Stoop	2%		2%		
			Finish Grade	1%		100%		1%

APPR GRH Date 12/4/25 YR For 26-27 % COMP 45 + 80
 APPR _____ Date _____ YR For _____ % COMP _____
 APPR _____ Date _____ YR For _____ % COMP _____
 APPR _____ Date _____ YR For _____ % COMP _____

Percent Complete Form

Account # _____

Gut & Remodels

Interior Trim Carpentry	7%	90%
Floor Coverings & Countertops	7%	85%
Plumbing Fixtures	4%	80%
Electrical Fixtures	3%	80%
Cabinets	6%	75%
Drywall (Finished)	5%	70%
Insulation	3%	65%

APPR _____ Date _____ YR For _____ % COMP _____
 APPR _____ Date _____ YR For _____ % COMP _____
 APPR _____ Date _____ YR For _____ % COMP _____
 APPR _____ Date _____ YR For _____ % COMP _____

Outbuilding Type: _____

	% Item	% Sum
Excavation/Foundation	10%	40%
Floor - Concrete/Wood	30%	
Walls - Framing	10%	65%
Walls - Covering/Siding	15%	
Roof - Framing/Trusses	15%	
Roof - Sheathing	5%	95%
Roof - Cover	10%	
Doors & Windows	5%	100%

40

25

30

1 FULL BATH AND
2 ROOMS INTERIOR

APPR GRH Date 12/4/25 YR For 26-27 % COMP 90
 APPR _____ Date _____ YR For _____ % COMP _____
 APPR _____ Date _____ YR For _____ % COMP _____
 APPR _____ Date _____ YR For _____ % COMP _____



10.14.25 L2 LCB



10.14.25 L2



10.14.25



10.14.25



10.14.25



10.14.25



12.04.25



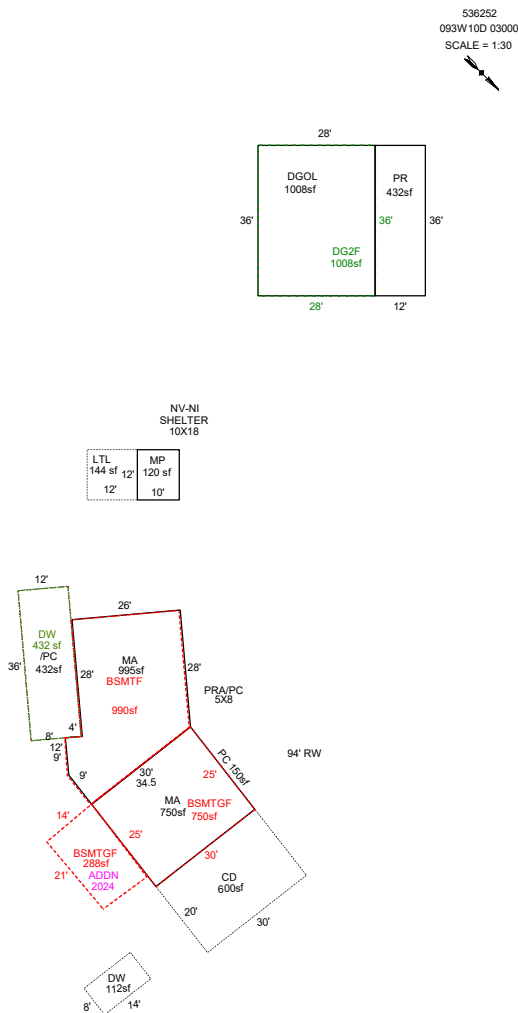
12.04.25

SKETCH/AREA TABLE ADDENDUM

SUBJECT INFO

File No.: 536252 Parcel No.: 093W10D 03000
 Property Address: 10813 SOUTH VIEW LOOP SE
 City: Salem County: Marion State: OR ZipCode: 97352
 Owner:
 Client: Client Address:
 Appraiser Name: Inspection Date:

SKETCH



Sketch by ApexSketch

AREA CALCULATIONS SUMMARY						COMMENT TABLE 1	
Code	Description	Factor	Net Size	Perimeter	Net Totals		
GBA1	PR	1.0	432.0	96.0		APEX 1/21/2010 Jane UPDATED BY JRONDEMA 3/14/18 UPDATED BY CJURAN 02/15/2022 UPDATED BY CLOBERG 10/14/24 24-004938 DGOL UPDATED BY CLOBERG 01/08/25 24-009082 ADDN UPDATED BY CLOBERG 11/19/25 24-004938 DGOL REV UPDATED BY WWILLIAMS 3.9.26	
	LTL	1.0	144.0	48.0	576.0		
GBA2	DG2F	1.0	1008.0	128.0	1008.0		
BSMTF	BSMTF	1.0	0.0	0.3			
	BSMTF	1.0	989.5	133.6			
	BSMTF	1.0	0.0	0.2			
	BSMTF	1.0	0.0	0.0	989.5		
BSMTGF	BSMTGF	1.0	288.4	69.8			
	BSMTGF	1.0	750.0	110.0	1038.4		
GAR	DGOL	1.0	1008.0	128.0			
	MA	1.0	750.0	110.0	1758.0		
MA	MA	1.0	994.9	133.8	994.9	COMMENT TABLE 2 #10 CL 07/07/2021 12.04.25 GLH	COMMENT TABLE 3 SV L4 TAG L3
OTH	MP	1.0	120.0	44.0	120.0		
P/P	DW	1.0	432.0	96.0			
	DW	1.0	112.0	44.0			
	/PC	1.0	432.0	96.0			
	1 addl items						
	Net LIVABLE	cnt	5	(rounded)	1,984		
	Net BUILDING	cnt	4	(rounded)	4,380		

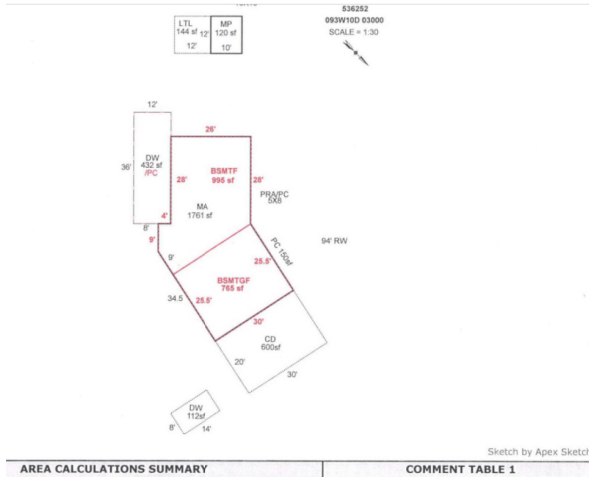
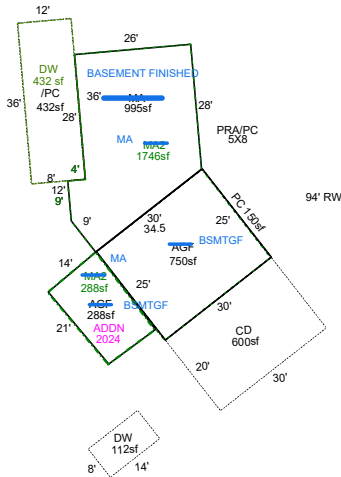
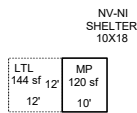
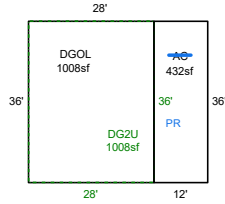
SKETCH/AREA TABLE ADDENDUM

SUBJECT INFO

File No.: 536252 Parcel No.: 093W10D 03000
 Property Address: 10813 SOUTH VIEW LOOP SE
 City: Salem County: Marion State: OR ZipCode: 97352
 Owner:
 Client: Client Address:
 Appraiser Name: Inspection Date:

SKETCH

536252
093W10D 03000
SCALE = 1:30



MA 1746 + 288 (NEW ADDN) = 2034

Sketch by ApexSketch

AREA CALCULATIONS SUMMARY						COMMENT TABLE 1	
Code	Description	Factor	Net Size	Perimeter	Net Totals		
GBA1	LTL	1.0	144.0	48.0		APEX 1/21/2010 Jane UPDATED BY JRONDEMA 3/14/18 UPDATED BY CJURAN 02/15/2022 UPDATED BY CLOBERG 10/14/24 24-004938 GAR UPDATED BY CLOBERG 01/08/25 24-009082 ADDN	
	AC	1.0	432.0	96.0	576.0		
GBA2	DG2U	1.0	1008.0	128.0			
	MA2	1.0	288.4	69.8	1296.4		
MA2	MA2	1.0	1745.7	183.8	1745.7		
GAR	AGF	1.0	750.0	110.0			
	DGOL	1.0	1008.0	128.0			
	BSMTGF	1.0	750.0	110.0			
	AGF	1.0	288.4	69.8	2796.4		
MA	MA	1.0	994.9	133.8	994.9		
OTH	MP	1.0	120.0	44.0	120.0	COMMENT TABLE 2	COMMENT TABLE 3
P/P	CD	1.0	600.0	100.0		#10 CL 07/07/2021 GRH 12/4/25	SV L4 TABS L3
	/PC	1.0	432.0	96.0			
	DW	1.0	432.0	96.0			
	DW	1.0	112.0	44.0	1576.0		
	Net LIVABLE	cnt	2 (rounded)		2,741		
	Net BUILDING	cnt	4 (rounded)		1,872		

Assessor Monthly Issued Permit Report

For 12/1/2024 to 12/31/2024

PERMIT#: 555-24-009082-STR STATUS: Permit Issued
 PERMIT TYPE: Residential APPLIED: 11/18/2024
 SUB-TYPE: Structural ISSUED: 12/30/2024
 CATEGORY: Comprehensive EXPIRES: 6/28/2025

OFFICE: MC

PARCEL#: 093W10D003000 R36266 - 536252 is correct

ACRES: 2.86

SUBDIV: PP 2024-034

LOT/BLOCK: 1 /

ADDRESS: 10813 SOUTH VIEW LOOP SE JEFFERSON, OR 97352

RELATIONSHIP	NAME	ADDRESS	PHONE
(QP) QUALIFIED PERSON	MUSTANG TRUSS	2525 HYACINTH ST. NE SALEM, OR 97301	503 399-1432
APPLICANT	JOE TALMAGE	4676 COMMERCIAL ST. S. # 280 SALEM, OR 97302	5039323975
CCB	TALMAGE CONSTRUCTION INC	4676 COMMERCIAL ST SOUTH 280 SALEM, OR 97302	5039323975
ENGINEER	WILLAMETTE ENGINEERING, INC.	PO BOX 9032 SALEM, OR. 97305	503 304-0905
ENGINEER	MUSTANG TRUSS	2525 HYACINTH ST. NE SALEM, OR	
OWNER	RYAN & RONI RASMUSSEN RLT	10813 SOUTH VIEW LOOP SE JEFFERSON, OR 97352	503 428-3275
SITE CONTACT	JOE TALMAGE	4676 COMMERCIAL ST. S. # 280 SALEM, OR 97302	5039323975

CONST CAT: Single Family Dwelling

WORK TYPE: Addition

WORK DESC: 300 SF, 2 STORY ADDITION OF 1 GARAGE BAY WITH NEW MASTER BATH AND DECK ABOVE

VALUATION: \$73,867.77

STORIES: 2

BATHS:

KITCHENS:

SQUARE FEET

HABITABLE: 0

EXISTING: 2755

NEW: 300

TOTAL SQ. FT.: 3055

OCCUPANCY	CONSTRUCTION TYPE	SQ FT or # OF SPACES
R-3 1 & 2 family	VB	300 Sq Ft
U Utility, misc.	VB	300 Sq Ft
U Utility, misc. - half rate	VB	153 Sq Ft

Assessor Monthly Issued Permit Report

For 9/1/2024 to 9/30/2024

PERMIT#: 555-24-004938-STR STATUS: Permit Issued
 PERMIT TYPE: Residential APPLIED: 6/26/2024
 SUB-TYPE: Structural ISSUED: 9/17/2024
 CATEGORY: Comprehensive EXPIRES: 3/16/2025

OFFICE: MC

PARCEL#: 093W10D003000 R36266 CORRECT ACCT - 536252

ACRES: 7.37

SUBDIV:

LOT/BLOCK: /

ADDRESS: 10813 SOUTH VIEW LOOP SE JEFFERSON, OR 97352

RELATIONSHIP	NAME	ADDRESS	PHONE
APPLICANT	JOE TALMAGE	4676 COMMERCIAL ST. S. # 280 SALEM, OR 97302	5039323975
CCB	TALMAGE CONSTRUCTION INC	4676 COMMERCIAL ST SOUTH 280 SALEM, OR 97302	5039323975
OWNER	RYAN & RONI RASMUSSEN FAM TR	10813 SOUTH VIEW LOOP SE JEFFERSON, OR 97352	
SITE CONTACT	JOE TALMAGE	4676 COMMERCIAL ST. S. # 280 SALEM, OR 97302	5039323975

CONST CAT: Detached Accessory Structure

WORK TYPE: New

WORK DESC: 36 X 40 GARAGE W/ UNFINISHED 2ND FLOOR SHOP, NO PLUMBING

VALUATION: \$143,269.92

STORIES: 2

BATHS:

KITCHENS:

SQUARE FEET

HABITABLE:

EXISTING: 0

NEW: 2016

TOTAL SQ. FT.:

OCCUPANCY	CONSTRUCTION TYPE	SQ FT or # OF SPACES
U Utility, misc.	VB	2016 Sq Ft
U Utility, misc. - half rate	VB	432 Sq Ft