

**Summary**

Lead Appr: WW Clerk: \_\_\_\_\_ Lead Clerk: \_\_\_\_\_ Appr: MLH 3/19/26

Print Date: 9/29/2025

Acct ID: 537818 MTL: 061E29A001700 Date: 2/17/25 Appr: MLH Prop Class: 401 RMV Prop Class: 401  
 Situs: 17205 SOUTH ABIQUA RD NE SILVERTON OR 97381 MaSaNh: 03 06 002 Unit: 43729 Year: 2025

2026

Last Date Appraised: 02/22/2013 Appraiser: MATTHEW HAMILTON Tag: Y N Tag info:

Owner: CHERNISHOV, DAMIEN S Last Sales Date: 03/07/2025 Roll Type: R

Cycle Tag Sales Verification Other: \_\_\_\_\_ Inspection level: 1 2 3 4 LCB TTO INSP AV: 363120

RMV Land: 294430 RMV Imp: 299850 RMV Total: 594280 MAV: 363120 MSAV: 0 SAV: 0

Comment: MLS 822314 expired

DOM 263

**OSDs**

Sales Code 21

update Inv

Input MLH

Count	Code	Description	RMV	Code Area	Exception
1	MKTA	OSD - AVERAGE	50000	04500	0

3/12/26

**Land**

Site: 1 Code Area: 04500 Size: 1.74 Acres Use Code: 004 Zone: NREST SAV Use: Exception: 0

Class: Value Source: Rural at MKT Description: RMV: 244430 Exception: Y N

Adjustment(s): IR Fire Patrol: Description:

Comments: 06-07: RECALC SETUP;#36 07-06-05

4BD 1.05  
4BI 0.69

EVB calc 1992 I/O - 2004 M/M

**Improvements - Residence / Manufactured Structures**

Bldg: 1 Code Area: 04500 Stat Class: 141 Year Blt: 1960 Eff Year Blt: 1960 Sq.Ft: 1842 % Complete: 100.00

Desc: One Story Only

Dimensions: RMV: 293340

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	1842	3	FB-1/ HB-1	1960	1960	<u>2</u> FP - 1, HVAC, ROOF, KIT-, BTH - 1, BATH - 1 <u>I/O</u>	Y N
Garage Attached	4	Finished	529	0	0	1960	1960	ROOF	Y N

**Accessories**

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception
YARD IMPROVEMENTS GOOD	4	1	1960	29960	1	Y N

**Improvements - Accessory Buildings**

Bldg: 2 Code Area: 04500 Stat Class: 351 Year Blt: 1993 Eff Year Blt: 2010 Sq.Ft: 600 % Complete: 100.00

Desc: General Purpose Building (GB)

Dimensions: 40 x 20 RMV: 6510

Func Obsc: 100 Econ %: 100 Other %: 100 Exception: 0 Adjust: 44 Adjust RMV: 0 I/O

**Floors**

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory	Exception
General Purpose Bldg	6	Finished	600	0	0	1993	1993	<u>FAIR</u> <u>AJR</u>	Y N

**Accessories**

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

353 MS 4 2025 14x40 Fair NEW



# SKETCH/AREA TABLE ADDENDUM

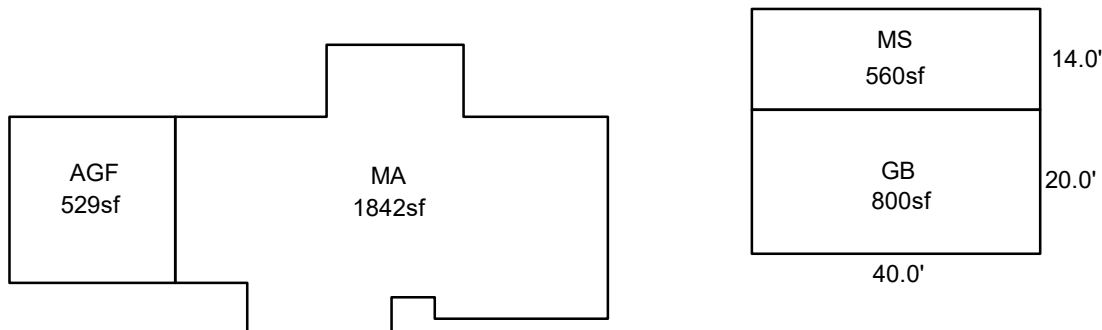
## SUBJECT INFO

File No.: 537818 Parcel No.: 061E29A 01700  
 Property Address: 17205 SOUTH ABIQUA RD NE  
 City: SILVERTON County: State: OR ZipCode: 97381  
 Owner:  
 Client: Client Address:  
 Appraiser Name: Inspection Date:

## SKETCH

**537818**  
**061E29A 01700**  
**SCALE 1:40**

See Page 2 for Res Dimensions



Sketch by ApexSketch

AREA CALCULATIONS SUMMARY						COMMENT TABLE 1	
Code	Description	Factor	Net Size	Perimeter	Net Totals		
GBA1	GB	1.0	800.0	120.0	800.0	APEX BY CE 10/8/09 UPDATED BY CLOBERG 03/20/26	
GLA1	MA	1.0	1842.0	206.0	1842.0		
GAR	AGF	1.0	529.0	92.0	529.0		
MS	MS	1.0	560.0	108.0	560.0		
						COMMENT TABLE 2	COMMENT TABLE 3
						MLH 12/17/25	SV L3
		Net LIVABLE	cnt	2 (rounded)	2,931		
		Net BUILDING	cnt	0 (rounded)	800		

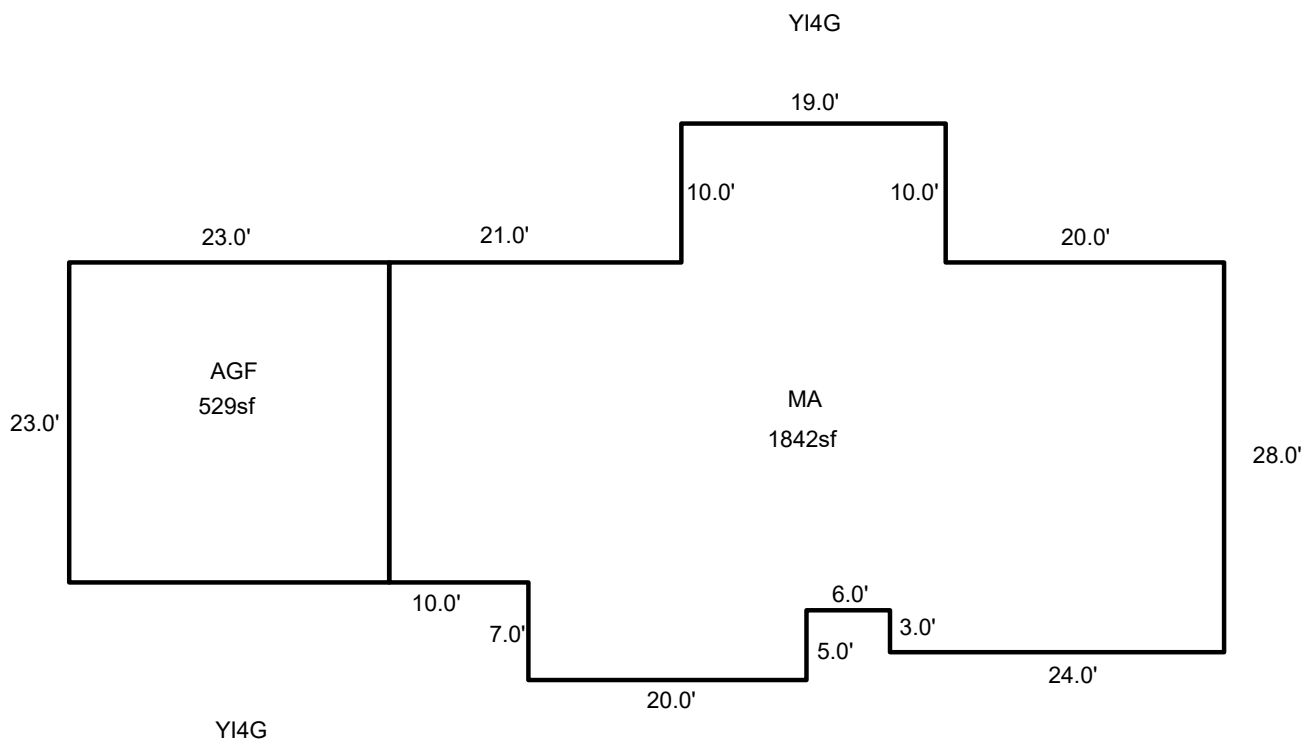
# SKETCH/AREA TABLE ADDENDUM

## SUBJECT INFO

File No.: 537818 Parcel No.: 061E29A 01700  
 Property Address: 17205 SOUTH ABIQUA RD NE  
 City: SILVERTON County: State: OR ZipCode: 97381  
 Owner:  
 Client: Client Address:  
 Appraiser Name: Inspection Date:

## SKETCH

**537818**  
**061E29A 01700**  
 See Page 1 for Outbuildings



Sketch by ApexSketch

### AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GLA1	MA	1.0	1842.0	206.0	1842.0
GAR	AGF	1.0	529.0	92.0	529.0

### COMMENT TABLE 1

APEX BY CE 10/8/09  
 UPDATED BY CLOBERG 03/20/26

### COMMENT TABLE 2

MLH 12/17/25

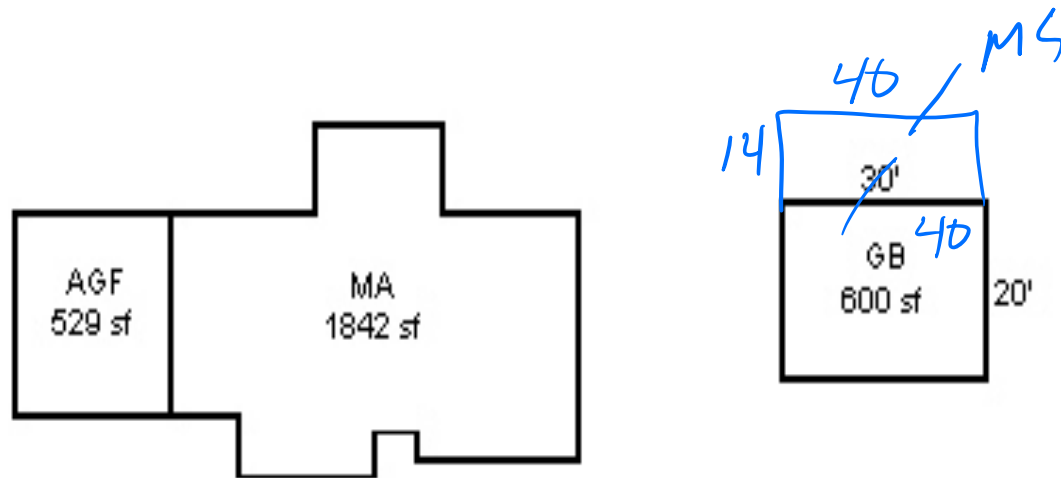
### COMMENT TABLE 3

SV L3

Net LIVABLE                      cnt                      1      (rounded)                      2,371

R37818  
061E29A 01700  
SCALE 1:40

See Page 2 for Res Dimensions



12/17/25 MLH SV L3