

Summary Lead Appr: WW Clerk: _____ Lead Clerk: _____ Appr: GPH Print Date: 9/29/2025

Acct ID: 562616 MTL: 093W15B000400 Date: 01/16/26 Appr: GPH Prop Class: 409 RMV Prop Class: 409
 Situs: 887 MEADOWS LN SE JEFFERSON OR 97352 MaSaNh: 06 06 000 Unit: 99510 Year: 2025

Last Date Appraised: 05/02/2025 Appraiser: GERARDO RAMIREZ HERNANDEZ Tag: Y N Tag info:

Owner: AC SERVICES LLC Last Sales Date: 06/12/2025 Roll Type: R
 Cycle: Tag Sales Verification Other: _____ Inspection level: 1 2 3 4 LCB TTO INSP AV: 338790
 RMV Land: 398020 RMV Imp: 185810 RMV Total: 583830 MAV: 338790 MSAV: 0 SAV: 0
 Comment: 25-26 L4 5.2.25 MLH
 25-26 L3 9/10/24 WW

OSDs *Update BYB MH*

Count	Code	Description	RMV	Code Area	Exception
1	MKTA	OSD - AVERAGE	50000	14530	0

Land
 Site: 1 Code Area: 14530 Size: 1.21 Acres Use Code: 004 Zone: NREST SAV Use: Exception: 0
 Class: 4HD Value Source: Rural at MKT Description: FOUR HILL DRY RMV: 107560 Exception: Y N
 Adjustment(s): VWAR, FSOIL Fire Patrol: Description:
 Comments: 25-26 Update soil// 08-09: 44 CYCLE WORK, CORRECTED VIEW ADJ // 2003-04 REAPPRAISAL. //04-05: LAND ADJUSTMENT FOR RECALCULATION DONE BY #29 ON 5-4-04

Site: 2 Code Area: 14530 Size: 3.79 Acres Use Code: 004 Zone: NREST SAV Use: Exception: 0
 Class: 6B Value Source: Rural at MKT Description: SIX BENCH RMV: 240460 Exception: Y N
 Adjustment(s): VWAR, FSOIL Fire Patrol: Description:
 Comments:

Improvements - Residence / Manufactured Structures

Bldg: 1 Code Area: 14530 Stat Class: 148 Year Blt: 1992 Eff Year Blt: 1973 Sq.Ft: 0 % Complete: 100.00
 Desc: Res other improvements Dimensions: RMV: 79890
 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
Garage Detached	4	Unfinished	832	0	0	1992	1973	ROOF	Y N

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception
YARD IMPROVEMENTS FAIR	4	0	1973	14445	1	Y N

Bldg: 2 Code Area: 14530 Stat Class: 478 Year Blt: 1991 Eff Year Blt: 1995 Sq.Ft: 2052 % Complete: 100.00
 Desc: MANUF STRUCT, CLASS 7, 36' WIDE TRIPLE/QUAD Dimensions: RMV: 105920
 Func Obsc: 100 Econ %: 100 Other %: 100 Exception: 0 Adjust: Adjust RMV: 0 Subtype: E

class updated on s.v fieldsheet, exten updates gomar

Floors

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory	Exception
First Floor	<u>7</u>	Finished	2052	3	FB-2	1991	1995	KIT-, HVAC, BATH - 2, ROOF, SKRT+	Y <u>N</u>

Accessories

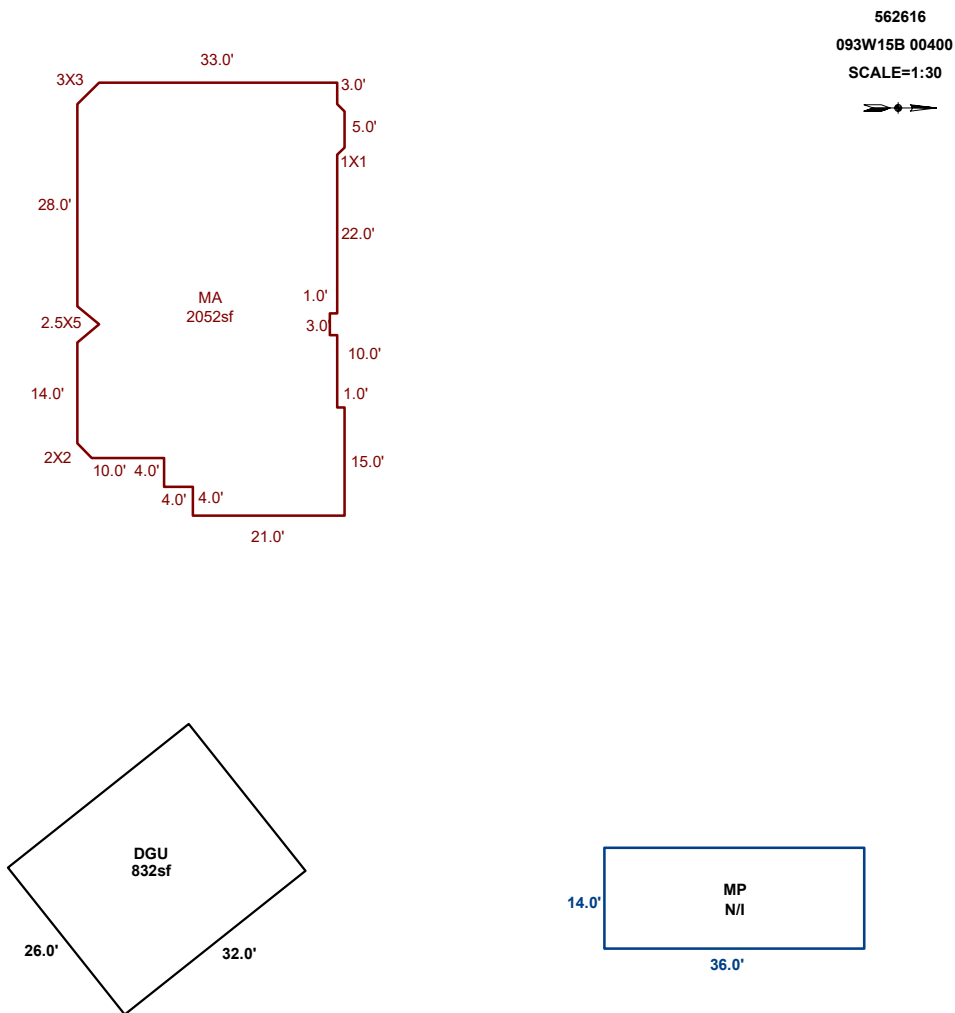
Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity
No accessory data available					

SKETCH/AREA TABLE ADDENDUM

SUBJECT INFO

File No.: 562616 Parcel No.: 093W15B 00400
 Property Address: 887 MEADOWS LN SE
 City: JEFFERSON County: MARION State: OR ZipCode: 97352
 Owner:
 Client Address:
 Appraiser Name: Inspection Date:

SKETCH



Sketch by ApexSketch

AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GLA1	MA	1.0	2052.0	196.7	2052.0
GAR	DGU	1.0	832.0	116.0	832.0

COMMENT TABLE 1

APEX 1/27/2010 Jane
 UPDATED BY JRONDEMA 10/16/18
 UPDATED BY CLOBERG 03/16/26

COMMENT TABLE 2

WW 09/10/24
 GRH 10/09/25
 MLH 05/02/25
 GRH 01/06/26

COMMENT TABLE 3

CYCLE L3
 SV L4
 CLEAN UP L4
 TAGS L2

Net LIVABLE cnt 1 (rounded) 2,884



