

Acct ID: 516409 MTL: 061W220001100 Date: 7/25/25 Appr: MLH Prop Class: 551 RMV Prop Class: 551451  
 Situs: 7862 GALLON HOUSE RD NE SILVERTON OR 97381 MaSaNh: 03 06 000 Unit: 7733 Year: 2025

Last Date Appraised: 03/13/2009 Appraiser: MATTHEW HAMILTON Retag: Y N Tag info: \_\_\_\_\_  
 Owner: SCHIEDLER, DAVID F & SCHIEDLER, KAREN Roll Type: R

Cycle Tag Sales Verification Other: clean up Inspection level: 1 2 3 4 LCB TTO INSP AV: 342256  
 RMV Land: 532760 RMV Imp: 316980 RMV Total: 849740 MAV: 269950 MSAV: 72306 SAV: 176985

Comment: Cycle after w/o and Building structure clean up

input MLH 7/25/25

**Notations**

RP/MS	Code	Description
RP	ZONED	FARM EFU ZONED

**OSDs**

Count	Code	Description	RMV	Code Area	Exception
2	SAA	SA OSD - AVERAGE	50000	91470	0

**Land**

Site	Code Area	Size	Use Code	Zone	SAV Use	Exception
Site: 2	Code Area: 91470	Size: 1.00 Acres	Use Code: 005	Zone: REST	SAV Use: 011	Exception: 0
Class: 2BD Value Source: Farm Homesite Description: TWO BENCH DRY RMV: 12440 Exception: Y N						
Adjustment(s): GSOIL, WASTE, IRR, GSOIL, WASTE Fire Patrol: Description:						
Comments: Liability year - 2009 / 9100150						
Site: 3	Code Area: 91470	Size: 29.15 Acres	Use Code: 005	Zone: REST	SAV Use: 011	Exception: 0
Class: 2BI Value Source: Farm Use - EFU Description: TWO BENCH IRR RMV: 379180 Exception: Y N						
Adjustment(s): GSOIL, WASTE, IRR, GSOIL, WASTE Fire Patrol: Description:						
Comments: Liability year - 1974 / 9100150						
Site: 4	Code Area: 91470	Size: 5.80 Acres	Use Code: 005	Zone: REST	SAV Use: 011	Exception: 0
Class: 4BD Value Source: Farm Use - EFU Description: FOUR BENCH DRY RMV: 65610 Exception: Y N						
Adjustment(s): GSOIL, WASTE, IRR, GSOIL, WASTE Fire Patrol: Description:						
Comments: Liability year - 1974 / 9100150						
Site: 5	Code Area: 91470	Size: 2.70 Acres	Use Code: 005	Zone: REST	SAV Use: 011	Exception: 0
Class: WST Value Source: Farm Use - EFU Description: Rural WASTELAND RMV: 920 Exception: Y N						
Adjustment(s): GSOIL, WASTE, IRR, GSOIL, WASTE Fire Patrol: Description:						
Comments: Liability year - 1980 / 9100150						
Site: 6	Code Area: 04500	Size: 1.00 Acres	Use Code: 005	Zone: REST	SAV Use: 011	Exception: 0
Class: WST Value Source: Farm Use - EFU Description: Rural WASTELAND RMV: 340 Exception: Y N						
Adjustment(s): GSOIL, WASTE, IRR, GSOIL, WASTE Fire Patrol: Description:						
Comments: Liability year - 1980 / 400028 06-07: RECALC SETUP;#19 07-14-05						
Site: 7	Code Area: 04500	Size: 1.95 Acres	Use Code: 005	Zone: REST	SAV Use: 011	Exception: 0
Class: 2BD Value Source: Farm Use - EFU Description: TWO BENCH DRY RMV: 24270 Exception: Y N						
Adjustment(s): GSOIL, WASTE, IRR, GSOIL, WASTE Fire Patrol: Description:						
Comments: Liability year - 1980						

**Improvements - Residence / Manufactured Structures**

Bldg: 1	Code Area: 91470	Stat Class: 134	Year Blt: 1915	Eff Year Blt: 1915	Sq.Ft: 1916	% Complete: 100
Desc: Multi Story above grade with basement Dimensions: RMV: 182910						
Func Obsc: 100 Econ %: 100 Other %: 100 Exception: 0 Adjust: Adjust RMV: 0						

I/O

**Floors**

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory	Exception
First Floor	3	Finished	1224	1	FB-2	1915	1915	KIT-, ROOF, FP - 1, HVAC, BATH - 2	Y N
Attic	3	Finished	692	3	0	1915	1915	HVAC	Y N
Basement	3	Unfinished	884	0	0	1915	1915		Y N
Garage Detached	3	Unfinished	432	0	0	1920	1920	ROOF	Y N

Break out

**Accessories**

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception
YARD IMPROVEMENTS AVERAGE	3	1	1915	9630	1	Y N

Bldg: 11 Code Area: 91470 Stat Class: 108 Year Blt: 1909 Eff Year Blt: 1909 Sq.Ft: 0 % Complete: 100  
 Desc: Residential Other Improvements Dimensions: RMV: 2510  
 Func Obsc: 100 Econ %: 100 Other %: 100 Exception: 0 Adjust: Adjust RMV: 0

N/C

**Floors**

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory
No floor data available								
<b>Accessories</b>								
Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity			
CONCRETE DRIVEWAY	1	1544	1909	2509	1	Exception: Y N		

**Improvements - Accessory Buildings**

Bldg: 2	Code Area: 91470	Stat Class: 353	Year Blt: 1979	Eff Year Blt: 1979	Sq.Ft: 840	% Complete: 100
Desc: Machine Shed (MS)			Dimensions: 60x14		RMV: 2790	
Func Obsc: 100	Econ %: 100	Other %: 100	Exception: 0	Adjust:	Adjust RMV: 0	<i>W/C</i>

**Floors**

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory
Machine Shed	5	Finished	840	0	0	1979	1979	FAIR
Exception: Y N								

**Accessories**

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

Bldg: 3	Code Area: 91470	Stat Class: 313	Year Blt: 1969	Eff Year Blt: 1969	Sq.Ft: 4080	% Complete: 100
Desc: Free Stall Barn (SB)			Dimensions: 60x30		RMV: 16940	
Func Obsc: 100	Econ %: 100	Other %: 100	Exception: 0	Adjust:	Adjust RMV: 0	<i>W/C</i>

**Floors**

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory
Free Stall Barn	5	Finished	4080	0	0	1969	1969	FAIR
Exception: Y N								

**Accessories**

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

Bldg: 4	Code Area: 91470	Stat Class: 331	Year Blt: 1969	Eff Year Blt: 1969	Sq.Ft: 760	% Complete: 100
Desc: Milking Parlor (MK)			Dimensions: 38x20		RMV: 11580	
Func Obsc: 100	Econ %: 100	Other %: 100	Exception: 0	Adjust:	Adjust RMV: 0	<i>I/O</i>

**Floors**

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory
Milking Parlor	5	Finished	760	0	0	1969	1969	<i>Fair</i>
Exception: Y N								

**Accessories**

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

Bldg: 5	Code Area: 91470	Stat Class: 313	Year Blt: 1969	Eff Year Blt: 1969	Sq.Ft: 7384	% Complete: 100
Desc: Free Stall Barn (SB)			Dimensions: 104x71		RMV: 28990	
Func Obsc: 100	Econ %: 100	Other %: 100	Exception: 0	Adjust:	Adjust RMV: 0	<i>W/C</i>

**Floors**

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory
Free Stall Barn	5	Finished	7384	0	0	1969	1969	FAIR
Exception: Y N								

**Accessories**

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

Bldg: 6	Code Area: 91470	Stat Class: 313	Year Blt: 1979	Eff Year Blt: <i>1999</i>	Sq.Ft: 9020	% Complete: 100
Desc: Free Stall Barn (SB)			Dimensions: 110x82		RMV: 34170	
Func Obsc: 100	Econ %: 100	Other %: 100	Exception: 0	Adjust:	Adjust RMV: 0	<i>I/O</i>

**Floors**

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory
Free Stall Barn	5	Finished	9020	0	0	1979	1979	FAIR
Exception: Y N								

**Accessories**

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

Bldg: 7	Code Area: 91470	Stat Class: 313	Year Blt: 1979	Eff Year Blt: 1979	Sq.Ft: 5184	% Complete: 100
Desc: Free Stall Barn (SB)			Dimensions: 96x54		RMV: 21530	
Func Obsc: 100	Econ %: 100	Other %: 100	Exception: 0	Adjust:	Adjust RMV: 0	<i>516423</i>

**Floors**

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory	
Free Stall Barn	5	Finished	5184	0	0	1979	1979	FAIR	Exception: Y N

*fixed*

**Accessories**

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

Bldg: 8 Code Area: 91470 Stat Class: 305 Year Blt: Eff Year Blt: Sq.Ft: 0 % Complete: 100  
 Desc: Tank/Silo/Bin Dimensions: RMV: 2700  
 Func Obsc: 100 Econ %: 100 Other %: 100 Exception: 0 Adjust: Adjust RMV: 0

*2000  
Conversion Error*

**Floors**

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory
No floor data available								

**Accessories**

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

Bldg: 9 Code Area: 91470 Stat Class: 305 Year Blt: Eff Year Blt: Sq.Ft: 0 % Complete: 100  
 Desc: Tank/Silo/Bin Dimensions: RMV: 2700  
 Func Obsc: 100 Econ %: 100 Other %: 100 Exception: 0 Adjust: Adjust RMV: 0

*2000  
Conversion Error*

**Floors**

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory
No floor data available								

**Accessories**

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

Bldg: 10 Code Area: 91470 Stat Class: 301 Year Blt: Eff Year Blt: Sq.Ft: 987 % Complete: 100  
 Desc: Accessory Improvements & Misc. Dimensions: RMV: 900  
 Func Obsc: 100 Econ %: 100 Other %: 100 Exception: 0 Adjust: Adjust RMV: 0

*305  
Manure Tank*

*516423  
fixed*

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory
Building Structure	0	Finished	987	0	0	0	0	Exception: Y N

**Accessories**

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

Bldg: 12 Code Area: 91470 Stat Class: 353 Year Blt: 1995 Eff Year Blt: 1995 Sq.Ft: 1020 % Complete: 100  
 Desc: Machine Shed (MS) Dimensions: 34x30 RMV: 6590  
 Func Obsc: 100 Econ %: 100 Other %: 100 Exception: 0 Adjust: Adjust RMV: 0

*1999*

*I/O*

**Floors**

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory
Machine Shed	5	Finished	1020	0	0	1995	1995	FAIR

**Accessories**

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

Bldg: 13 Code Area: 91470 Stat Class: 332 Year Blt: 2000 Eff Year Blt: 2000 Sq.Ft: 1596 % Complete: 100  
 Desc: Commercial Greenhouse (CG) Dimensions: 21x76 RMV: 2670  
 Func Obsc: 100 Econ %: 100 Other %: 100 Exception: 0 Adjust: Adjust RMV: 0

*fixed*

*516423*

**Floors**

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory
Commerical Greenhouse	4	Finished	1596	0	0	2000	2000	Exception: Y N

**Accessories**

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

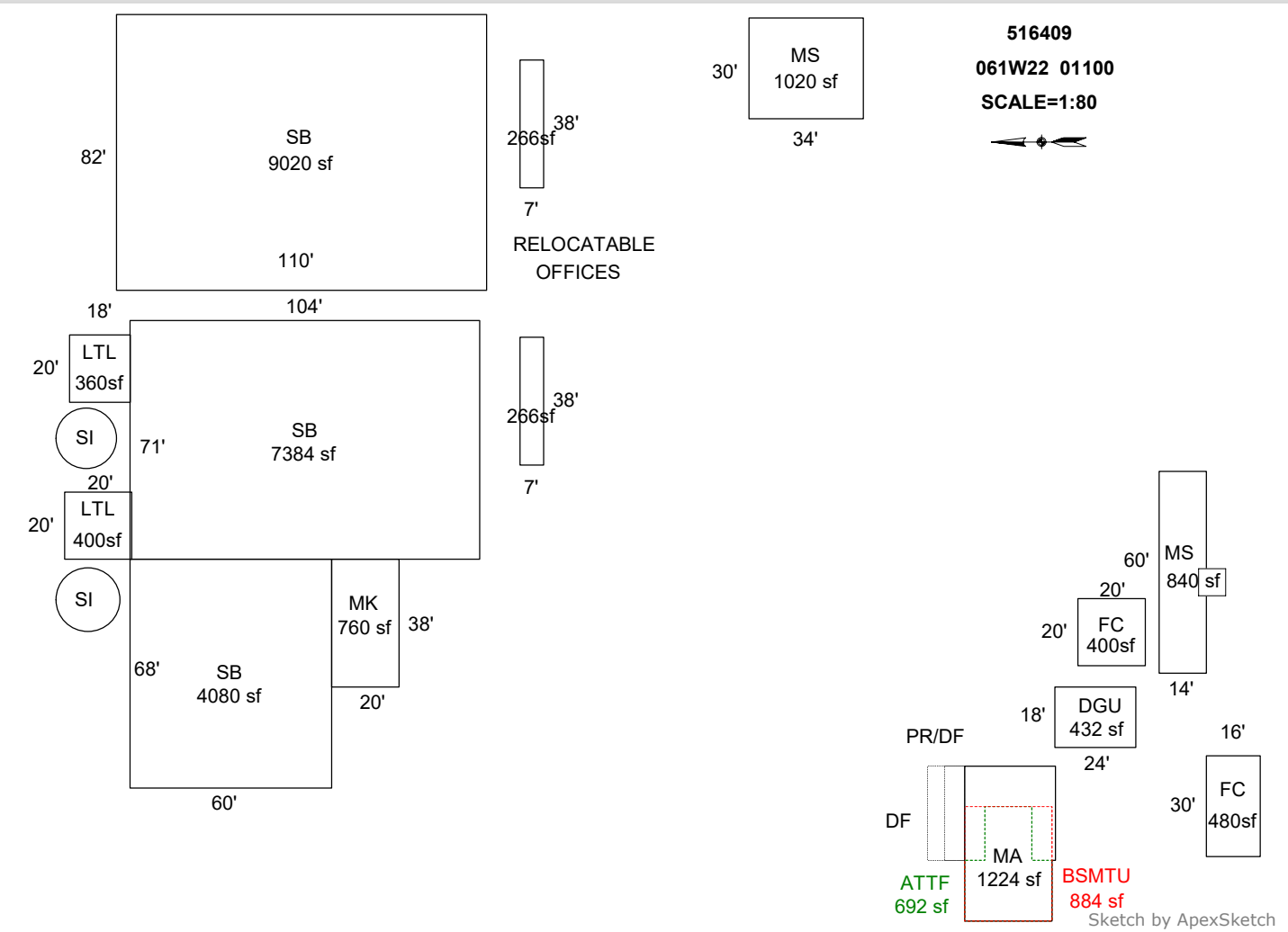
*354 LTL 20x18 1984 I/O  
 354 LTL 22x26 1994 I/O  
 2 Marshall Swift Shed office 38x7 I/O*

# SKETCH/AREA TABLE ADDENDUM

## SUBJECT INFO

File No.: 516409 Parcel No.: 061W22 01100  
 Property Address: 7862 GALLON HOUSE RD NE  
 City: SILVERTON County: MARION State: OR ZipCode: 97381  
 Owner:  
 Client:  
 Appraiser Name: Client Address: Inspection Date:

## SKETCH



### AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GBA1	MS	1.0	1020.0	128.0	
	FC	1.0	480.0	92.0	
	SI	1.0	254.5	56.5	
	SI	1.0	283.5	59.7	
	MS	1.0	840.0	148.0	
	MK	1.0	760.0	116.0	
	SB	1.0	7384.0	350.0	
	SB	1.0	9020.0	384.0	
	SB	1.0	4080.0	256.0	24122.0
GBA5	LTL	1.0	400.0	80.0	
	LTL	1.0	360.0	76.0	760.0
GBA6	RELOCATABLE	1.0	266.0	90.0	
	RELOCATABLE	1.0	266.0	90.0	532.0
GBA7	FC	1.0	400.0	80.0	400.0
GLA1	MA	1.0	1224.0	146.0	1224.0
GLA2	ATTF	1.0	692.0	120.0	692.0
	2 addl items				
	Net LIVABLE	cnt	1 (rounded)		2,348
	Net BUILDING	cnt	0 (rounded)		25,814

### COMMENT TABLE 1

DRAWN BY JRONDEMA 9/22/17  
 UPDATED BY WWILLIAMS 9/28/25

### COMMENT TABLE 2

7/25/25 MLH

### COMMENT TABLE 3


CLEANUP L4

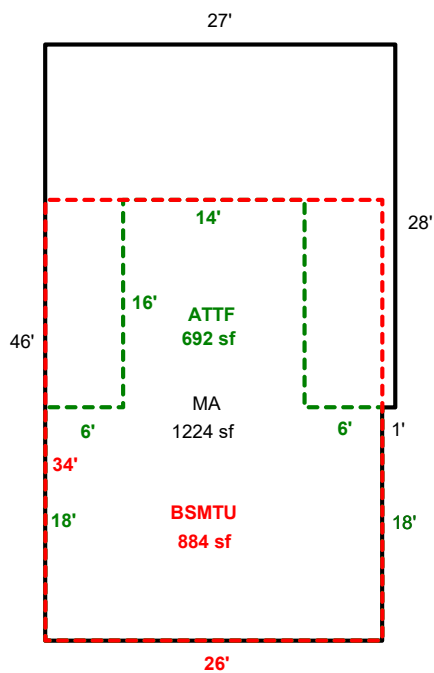
# SKETCH/AREA TABLE ADDENDUM

## SUBJECT INFO

File No.: 516409 Parcel No.: 061W22 01100  
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## SKETCH

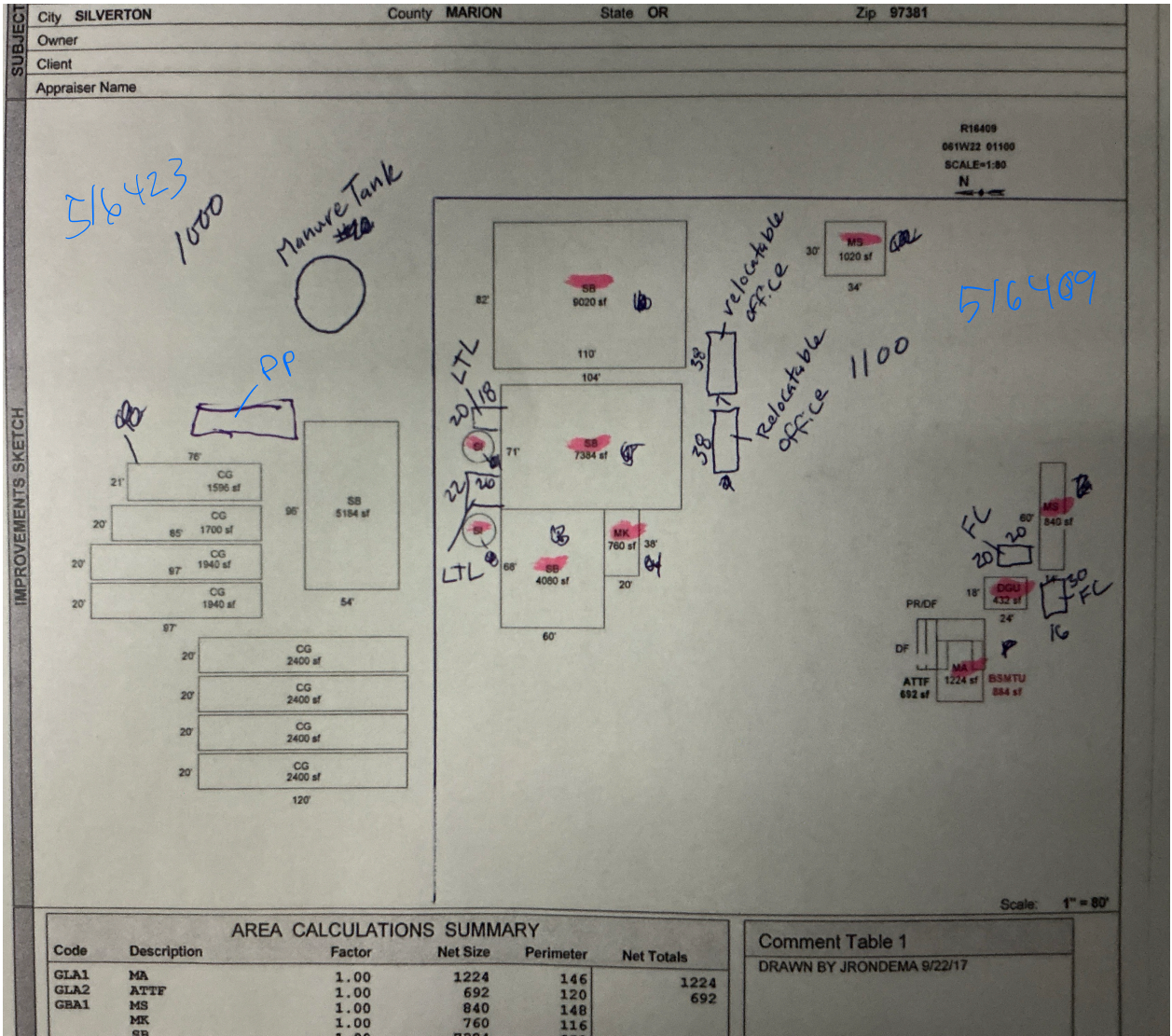
516409  
 061W22 01100  
 SCALE=1:20  
**N**  




Sketch by ApexSketch

AREA CALCULATIONS SUMMARY						COMMENT TABLE 1		
Code	Description	Factor	Net Size	Perimeter	Net Totals			
GLA1	MA	1.0	1224.0	146.0	1224.0	DRAWN BY JRONDEMA 9/22/17 UPDATED BY WWILLIAMS 9/28/25		
GLA2	ATTF	1.0	692.0	120.0	692.0			
BSMT	BSMTU	1.0	884.0	120.0	884.0			
Net LIVABLE						cnt	0 (rounded)	1,916
						COMMENT TABLE 2	COMMENT TABLE 3	
						7/25/25 MLH	CLEANUP L4	

357 FL 4 20x20 2009 Exempt  
 357 FC 4 16x30 2009 Exempt



7/25/25 MLH

clean up 24

## Commercial Property Appraisal

Marion County

OFFICE  
 Account ID 516409 Stat Class 581 - OFFICE LOW RISE  
 Total Sq Ft 266 MA-SA-NH 03-06-000 Notes

### Component - OFFICE

Stat Class 581 - OFFICE LOW RISE  
 Notes

### Cost Approach

ZIP Code 97381 Data Collected 7/25/2025 Local Multiplier (Default)  
 Reporting Date 1/2025 Cost Data Set 1/2025 Architect's Fees (Default)  
 Eff. Age Adjustment n/a

### Section - OFFICE

Type Building  
 Size 266 sq ft Perimeter 90 ft # of Stories 1

Code	Description	%	Quality	Class	Height (ft)
554	Shed Office Structure	100	1.0	S Metal Frame and Walls	8.0

Code	Description	Quantity	Unit Cost	Total Cost New	Less Depreciation	Total Cost Depreciated
1	Base Cost	266	\$90.41	\$24,049	\$11,544	\$12,505
617	Complete HVAC	266	\$23.81	\$6,333	\$3,040	\$3,293
2	Default Walls	266	\$13.30	\$3,538	\$1,698	\$1,840
				\$33,920	\$16,282	\$17,638

Type	Description	Units	Cost	Depr	LCM	Trend	Base Date
Base Cost	EP&O 15% RCN		\$5,088.00		<input type="checkbox"/>	<input type="checkbox"/>	

Depreciation	
Marshall & Swift Tables	Eff. Age 15 yrs
Additional Functional	0.0 %
External	0.0 %

Reconciliation	Base Value	\$20,284	Calculation Type	Marshall & Swift	Improvements (S + M/E - P)
Land	\$0				
Structures	+	\$20,284			
Mach/Equip	+				
Personal Prop	-				
Total	=	\$20,284			\$20,284

