

Acct ID: 535515 MTL: 092W22D001800 Date: 2.25.24 Appr: JJS Prop Class: 551 RMV Prop Class: 451
 Situs: 12671 MARION RD SE TURNER OR 97392 MaSaNh: 07 06 000 Unit: 37808 Year: 2025

Last Date Appraised: 09/18/2008 Appraiser: MATT LORD Tag: Y N Tag info: 2026 - NEW RESIDENCE (MS REPLACEMENT)
 Owner: PETERSON, JEREMIAH P Last Sales Date: 11/04/2016 Roll Type: R
 Cycle Tag Sales Verification Other: _____ Inspection level: 2 3 4 LCB TTO INSP AV: 110208
 RMV Land: 316630 RMV Imp: 245210 RMV Total: 561840 MAV: 80050 MSAV: 30158 SAV: 55821

Comment:

MF 6 Parcel 25-001815 upd JW
26-27 100% complete New MS 200/1BA

RP/MS	Code	Description
MS	ZONED	FARM EFU ZONED
RP	ZONED	FARM EFU ZONED

OSDs

Count	Code	Description	RMV	Code Area	Exception
2	SAA	SA OSD - AVERAGE	50000	05545	0

Land

Site: 1	Code Area: 05545	Size: 1.00 Acres	Use Code: 005	Zone: REST	SAV Use: 011	Exception: 0
Class:	Value Source: Farm Homesite	Description:			RMV: 57890	Exception: Y N
Adjustment(s):	WASTE		Fire Patrol:	Description:		
Comments: Liability year - 2018 / 03-04: REAPPRAISAL						
Site: 4	Code Area: 05545	Size: 1.40 Acres	Use Code: 005	Zone: REST	SAV Use: 011	Exception: 0
Class: WST	Value Source: Farm Use - EFU	Description: Rural WASTELAND			RMV: 2430	Exception: Y N
Adjustment(s):	WASTE		Fire Patrol:	Description:		
Comments: Liability year - 2018 / 03-04: REAPPRAISAL						
Site: 5	Code Area: 05545	Size: 2.70 Acres	Use Code: 005	Zone: REST	SAV Use: 011	Exception: 0
Class: 4BDSS	Value Source: Farm Use - EFU	Description: FOUR BENCH DRY SPECIAL SOUTH			RMV: 156310	Exception: Y N
Adjustment(s):	WASTE		Fire Patrol:	Description:		
Comments: Liability year - 2018 / 03-04: REAPPRAISAL						

Improvements - Residence / Manufactured Structures

Bldg: 1	Code Area: 05545	Stat Class: 121	Year Blt: 1940	Eff Year Blt: 1956	Sq.Ft: 704	% Complete: 100.00			
Desc: One Story Only					Dimensions:	RMV: 62650			
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: Y N
First Floor	2	Finished	704	2	FB-1	1940	1956	KIT-, HVAC, ROOF, BATH - 1	

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity			
No accessory data available								
Bldg: 1	Code Area: 05545	Stat Class: 441	Year Blt: <u>MS</u>	Eff Year Blt:	Sq.Ft: 0	% Complete: 100.00		
Desc: MANUF STRUCT, CLASS 4, 8'WIDE SINGLE					Dimensions:	RMV: 0		
Func Obsc: 100	Econ %: 100	Other %: 100	Exception: 0	Adjust:	Adjust RMV: 0	Subtype: R		
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: 2	Code Area: 05545	Stat Class: 128	Year Blt: 1940	Eff Year Blt: 1940	Sq.Ft: 0	% Complete: 100.00			
Desc: Res other improvements					Dimensions:	RMV: 17890			
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	
Garage Detached	2	Unfinished	400	0	0	1940	1940	ROOF	Exception: Y N

Accessories

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

Bldg: 6 Code Area: 05545 Stat Class: 131 Year Blt: 1973 Eff Year Blt: 1973 Sq.Ft: 1344 % Complete: 100.00
 Desc: One Story Only Dimensions: RMV: 164580
 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: Y N
First Floor	3	Finished	1344	4	FB-1	1973	1973	ROOF, HVAC, KIT-, BATH - 1	Exception: Y N

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception: Y N
ENCLOSED PORCH	3	60	1973	1350	1	Exception: Y N
YARD IMPROVEMENTS GOOD	3	1	1973	24075	1	Exception: Y N

Improvements - Accessory Buildings

Bldg: 3 Code Area: 05545 Stat Class: 353 Year Blt: Eff Year Blt: Sq.Ft: 420 RMV: 0 % Complete: 100.00
 Desc: Machine Shed (MS) Dimensions: 30x14
 Func Obsc: 0 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: Y N
Machine Shed	4	Finished	420	0	0	0	0		Exception: Y N

Accessories

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

Bldg: 4 Code Area: 05545 Stat Class: 341 Year Blt: Eff Year Blt: Sq.Ft: 0 RMV: 0 % Complete: 100.00
 Desc: Multi Purpose Shed (MP) Dimensions: 24x20
 Func Obsc: 0 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: Y N
Multi-Purpose Bldg	4	Finished	0	0	0	0	0		Exception: Y N

Accessories

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

Bldg: 5 Code Area: 05545 Stat Class: 354 Year Blt: 1985 Eff Year Blt: 1985 Sq.Ft: 100 RMV: 90 % Complete: 100.00
 Desc: Lean-to Light (LTL) Dimensions: 20x5
 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: Y N
Lean-to Light Duty	4	Finished	100	0	0	1985	1985		Exception: Y N

Accessories

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

Permits

Permit Number	Permit ID	Origin	Category	Type	Estimate Value	% Complete	Roll Type	Description
25-001815	83580	MARION COUNTY	NEW RESIDENCE	MS REPLACEMENT	39000	0	R	Replacement MD 2bd/1ba



ACCOUNT # _____ DATE: _____ RMV CLASS _____ PROP CLASS _____
 MTL _____ APPR _____ TAG Y N _____
 COMMENTS: _____

RESIDENCE / MANUFACTURED STRUCTURES

ACCESSORY IMPROVEMENTS / OUTBUILDINGS

STAT 454 QLTY + - FLOOR 1ST
 AREA 784 EFF AREA _____ BED 2
 ROOF + HVAC +
 BATH PKG: _____ BATH _____ BATH + _____ 1/2 BTH
 FIREPLACE: _____
 KITCHEN - +
 YR BLT 2025 EFF YR _____ ECON _____
 % COMP 100 % GOOD _____ FUNC _____
 EXCEPT Y N LUMP SUM: _____
 MISC: _____

YI CLASS _____ F G A E
 SKIRT + LIN FT 140
 COMMENT: _____

STAT _____ QLTY + - FLOOR _____
 AREA _____ EFF AREA _____ BED _____
 ROOF + HVAC +
 BATH PKG: _____ BATH _____ BATH + _____ 1/2 BTH
 FIREPLACE: _____
 KITCHEN - +
 YR BLT _____ EFF YR _____ ECON _____
 % COMP _____ % GOOD _____ FUNC _____
 EXCEPT Y N LUMP SUM: _____
 MISC: _____

YI CLASS _____ F G A E
 SKIRT + LIN FT _____
 COMMENT: _____

STAT _____ QLTY + - FLOOR _____
 AREA _____ EFF AREA _____ BED _____
 ROOF + HVAC +
 BATH PKG: _____ BATH _____ BATH + _____ 1/2 BTH
 FIREPLACE: _____
 KITCHEN - +
 YR BLT _____ EFF YR _____ ECON _____
 % COMP _____ % GOOD _____ FUNC _____
 EXCEPT Y N LUMP SUM: _____
 MISC: _____

YI CLASS _____ F G A E
 SKIRT + LIN FT _____
 COMMENT: _____

TYPE _____
 STAT / CLASS _____
 SIZE _____
 FAIR
 AVERAGE
 GOOD
 EXCELLENT
 BATH _____
 YR BLT _____
 EFF YR _____
 % COMP _____
 EXCEPT Y N
 MISC: _____
 COMMENT: _____

TYPE _____
 STAT / CLASS _____
 SIZE _____
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 BATH _____
 YR BLT _____
 EFF YR _____
 % COMP _____
 EXCEPT Y N
 MISC: _____
 COMMENT: _____

TYPE _____
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 BATH _____
 YR BLT _____
 EFF YR _____
 % COMP _____
 EXCEPT Y N
 MISC: _____
 COMMENT: _____

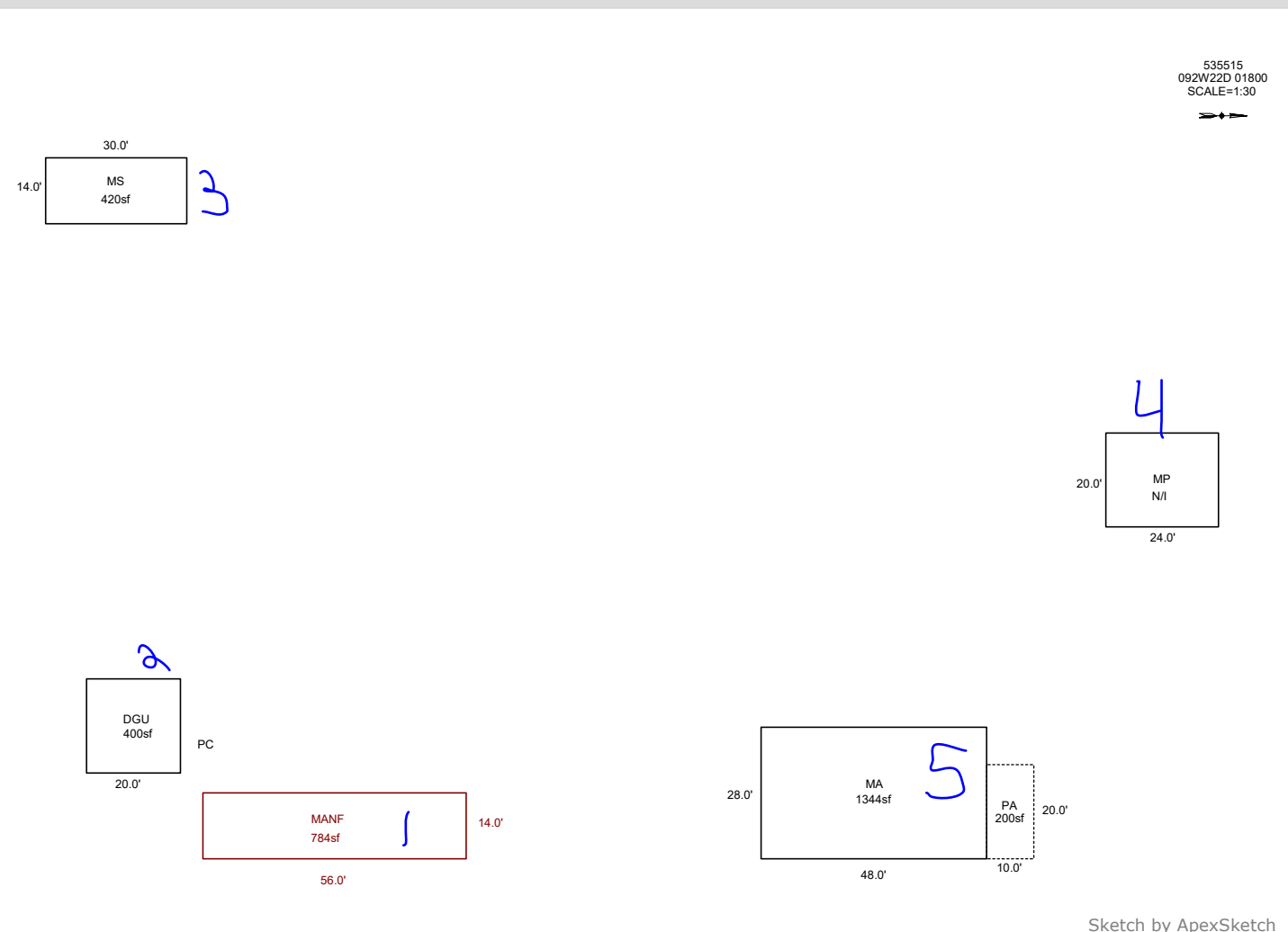
TYPE _____
 STAT / CLASS _____
 SIZE _____
 FAIR
 AVERAGE
 GOOD
 EXCELLENT
 BATH _____
 YR BLT _____
 EFF YR _____
 % COMP _____
 EXCEPT Y N
 MISC: _____
 COMMENT: _____

SKETCH/AREA TABLE ADDENDUM

SUBJECT INFO

File No.: 535515 Parcel No.: 092W22D 01800
 Property Address: 12671 MARION RD SE
 City: TURNER County: MARION State: OR ZipCode: 97392
 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			
GLA1	MA	1.0	1344.0	152.0	1344.0	DRAWN BY JRONDEMA 9/24/18 UPDATED BY CLOBERG 04/07/25 25-001815 MANF UPDATED BY CLOBERG 03/31/26		
GAR	DGU	1.0	400.0	80.0	400.0			
MANF	MANF	1.0	784.0	140.0	784.0			
MS	MS	1.0	420.0	88.0	420.0			
P/P	PA	1.0	200.0	60.0	200.0			
Net LIVABLE						cnt	3 (rounded)	2,948
						COMMENT TABLE 2		
						JIS 02/25/26		
						COMMENT TABLE 3		
						TAGS L2		

SKETCH/AREA TABLE ADDENDUM

SUBJECT INFO

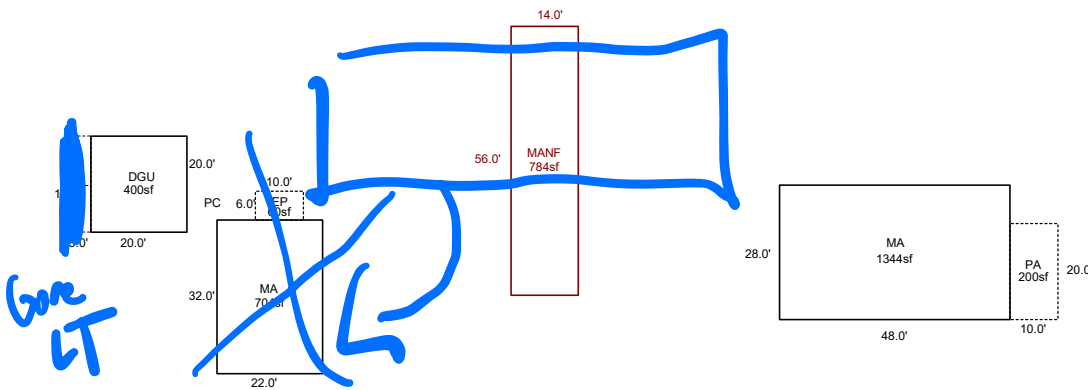
File No.: 535515 Parcel No.: 092W22D 01800
 Property Address: 12671 MARION RD SE
 City: TURNER County: MARION State: OR ZipCode: 97392
 Owner:
 Client: Client Address:
 Appraiser Name: Inspection Date:

SKETCH

[MS] 14 Along on Acct
30

535515
092W22D 01800
SCALE=1:30

ROTAK



Sketch by ApexSketch

AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GBA1	LTL	1.0	100.0	50.0	100.0
GLA1	MA	1.0	704.0	108.0	
	MA	1.0	1344.0	152.0	2048.0
GAR	DGU	1.0	400.0	80.0	400.0
MANF	MANF	1.0	784.0	140.0	784.0
P/P	EP	1.0	60.0	32.0	
	PA	1.0	200.0	60.0	260.0

COMMENT TABLE 1

DRAWN BY JRONDEMA 9/24/18
 UPDATED BY CLOBERG 04/07/25 25-001815 MANF

COMMENT TABLE 2

JSS
2.25.26

COMMENT TABLE 3

TMS L2

Net LIVABLE	cnt	1	(rounded)	2,832
Net BUILDING	cnt	1	(rounded)	100

