

Acct ID: 131713 MTL: 083W23A002200P1 Date: **4/13/26** Appr: **ZH** Prop Class: 019 RMV Prop Class: 019

Situs: 2120 ROBINS LN SE # 2 SALEM, OR 97306 MaSaNh: 17 05 004 Unit: 142841 Year: 2026

Last Date Appraised: 10/03/2024 Appraiser: THERESA SWEARINGEN Tag: Y N Tag info:
 Owner: OLSON, SUSAN K Last Sales Date: 10/10/2025 Roll Type: MS
 Cycle Tag **Sales Verification** Other: _____ Inspection level: 1 **2** 3 4 LCB **TTO** INSP AV: 106390
 RMV Land: 0 RMV Imp: 112740 RMV Total: 112740 MAV: 106390 MSAV: 0 SAV: 0
 Comment: 25-26: Cycle; L2 10.03.24 ZH

NIC

Improvements - Residence / Manufactured Structures

Bldg: 1 Code Area: 24010 Stat Class: 466 Year Blt: 1990 Eff Year Blt: 1998 Sq.Ft: 1536 % Complete: 100.00
 Desc: MANUF STRUCT, CLASS 6, 24' WIDE DOUBLE Dimensions: 64x24 RMV: 112740
 Func Obsc: 100 Econ %: 100 Other %: 100 Exception: 0 Adjust: Adjust RMV: 0 Subtype: P

Floors

Type	Class	Display Group	Floor Size	Beds	Baths	Yr Blt	Eff Yr Blt	Inventory	Exception: Y N
First Floor	6	Finished	1536	3	FB-2	1990	1998	SKRT+, HVAC+, KIT-, BATH - 2, ROOF+	Y N
Garage Attached	4	Finished	560	0	0	1990	1998	ROOF	Y N

Accessories

Description	Class	Size SqFt	Eff Yr Blt	RMV	Quantity	Exception: Y N
DECK	6	252	1998	2661	0	Y N
ROOF EXTENSION OR PATIO COVER	6	297	1998	4134	0	Y N

- CERT. VALUE: \$238,190 - 189% TREND
- NEW INT. PAINT & TRIPLE PANE WINDOWS PER MLS
- WELL MAINTAINED & EIB OK
- MINOR ACCOUNT UPDATES AFTER 2024 CYCLE
- ROOF OLDER, BUT HOLDING UP WELL
- NO OBSERVED EXT. CHANGES SINCE PRIOR VISIT

71131713 BUILDING DIAGRAM AND OUTBUILDINGS

ACCT NO: X210944 MAP NO: TAX LOT:

24 x 64 = 1536
20 x 28 = 560

PO

CALCULATIONS: 24 x 64 = 1536 SF SCALE: 1" = 20'

MEASUREMENT VERIFIED	YR BLT: 90	ADDRESS: TERRACE LAKE #2	SALES Date	Am
DATE: 7-22-92 BY: RLS/LS	REMARKS: NV	BUILDER: GOLDEN WEST		
3-19-01 BY: BTY		COURT CLASSIC		
7-30-08 BY: NV				





Marion County
OREGON
ASSESSOR'S OFFICE

Appraiser Sales Verification From

Primary Acct: 131713

MTL: 083W23A002200

MaSaNh/P.Class: 1705004/019

Appraiser: ZACK HARROLD

MS Acct: 131713

Date Printed: 3/10/2026

Situs: 2120 ROBINS LN SE # 2 SALEM, OR 97306

Grantor:
GLENN D ASHTON RLТ

Grantee:
OLSON, SUSAN K

Sale ID: Tax Statement RMV
Deed: Land & OSD: 0
Accts In Sale: Imp: 238190
Sale Date: 10/10/2025 Total: 238190
Sale Price: 185000 Ratio (Cert. Total RMV/Sale Price): 129
Condition Code: ~~00~~ 30

Attempt	Date/Time	Reason
1 st	4/13/26 9:55	TTO
2 nd		

Contact: SUSAN'S HUSBAND Phone/email: _____

- Was the property listed on the open market? Days: 165 MLS: 828231 Y N
- Was property other than real estate included in the sale?
Describe: _____ Est. \$: _____ Y N
- Did the seller pay closing costs or make other concessions? \$ _____ Y N
- Was the sale between related parties? (business or family) Y N
- Was this a distressed sale? E.g. foreclosure, short, court order, etc... Y N
- Condition at time of sale: | Poor | fair | Avg. | Good | Exc. | Y N
Describe: _____

- Have any improvements been made since the time of sale? Y N
If yes, describe: CARPETING / LAMINATE + LANDSCAPING

Comments:

Appraiser: ZH Date: 4/13/26