

REPP BRIAN STEPHEN (JT W/ROS) & VANIK BRIAN JOSEPH (JT W/ROS)

960 UNAHALA CREEK RD
542603

PLAT: 00000/00000 UNIQ ID 9341
ID NO:

Parcel ID: 6681-00-93-7986-

SPLIT FROM ID

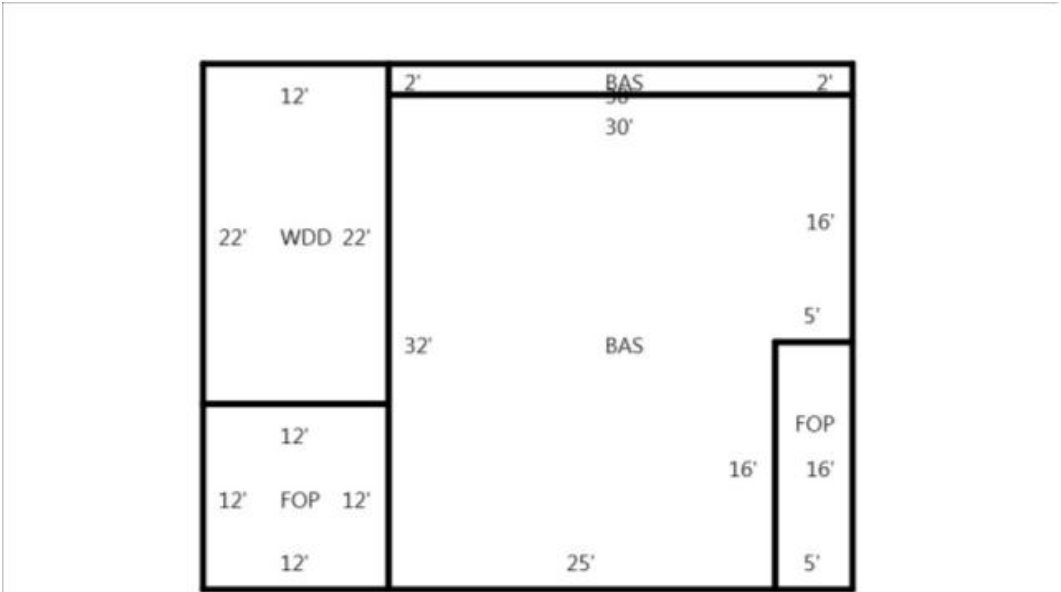
Reval Year: 2021 Tax Year: 2027
Appraised By 05 on 02/25/2021 20800 ALARKA/DEEP GAP/UNA

COUNTY TAX (100), RESIDENTIAL FEE (1)
20-OR-2612-A-UNHALA CRK

CARD NO. 1 of 1
0.3400 AC
TW-20 CI- FR-AL

SRC= AT- LAST ACTION 20231102

CONSTRUCTION DETAIL				MARKET VALUE						DEPRECIATION		CORRELATION OF VALUE																
Foundation	3	USE	MOD	Eff. Area	QUAL	BASE RATE	RCN	EYB	AYB		NORM	0.26000	CREDENCE TO			MARKET												
Continuous/Footing	5.00	01	01	1,535	109	99.19	156158	1995	1985	% GOOD	74.0	DEPR. BUILDING VALUE - CARD				115,560												
Sub Floor System	4	TYPE: SINGLE FAMILY RESIDENTIAL									DEPR. OB/XF VALUE - CARD					14,280												
Plywood	8.00	STYLE: 1 - 1.0 STORY									MARKET LAND VALUE - CARD					129,840												
Exterior Walls	07																											
Cement Fiber Siding	22.00																											
Roofing Structure	03																											
Gable	7.00																											
Roofing Cover	12																											
Metal, Pre-Finish	14.00																											
Interior Wall Construction	5																											
Drywall/Sheetrock	23.00																											
Interior Floor Cover	14																											
Carpet	9.00																											
Heating Fuel	04																											
Electric	2.00																											
Heating Type	04																											
Forced Air - Ducted	4.00																											
Air Conditioning Type	03																											
Central	5.00																											
Bedrooms/Bathrooms/Half-Bathrooms	2/1/0																											
Bedrooms																												
BAS - 2 FUS - 0 LL - 0																												
Bathrooms																												
BAS - 1 FUS - 0 LL - 0																												
Half-Bathrooms																												
BAS - 0 FUS - 0 LL - 0																												
Office																												
BAS - 0 FUS - 0 LL - 0	0																											
TOTAL POINT VALUE				106.000																								
BUILDING ADJUSTMENTS																												
Quality	3	AVERAGE	1.00																									
Shape/Design	3	Slight Irregular	1.05																									
Size	Size	Size	0.98																									
TOTAL ADJUSTMENT FACTOR				1.030																								
TOTAL QUALITY INDEX				109																								



PRIOR APPRAISAL				PERMIT			
BUILDING VALUE	115,560	CODE	DATE	NO.			
OBXF VALUE	0						
LAND VALUE	14,280						
PRESENT USE VALUE	0						
DEFERRED VALUE	0	ROUT: WTRSHD:					
TOTAL VALUE	129,840						
SALES DATA							
OFF. RECORD	DATE		DEED	Q/U		V/I	INDICATE
BOOK	PAGE	MO	YR	TYPE			SALES PRICE
0524	0401	10	2023	WD	Q	I	300,000
0432	1077	9	2015	WD	Q	I	136,500
0277	0276	8	2003		Q	V	24,500
0420	0400	3	2014	WD	C	I	0
0441	0001	4	2013	SWD	K	I	0
0406	1055	11	2012	TD	I	I	0
0313	0906	9	2005		X	V	155,000
0001	0436	1	1997		X	V	0
HEATED AREA 1,644							
NOTES							

SUBAREA				CODE	QUALITY	DESCRIPTION	COUNT	LTH	WTH	UNITS	UNIT PRICE	ORIG % COND	BLDG #	---	AYB	EYB	DEP SCH	OVR	% COND	OB/XF DEPR. VALUE
BAS	940	100	93239	TOTAL OB/XF VALUE																
FOP	224	035	7737																	
OEB	704	055	38387																	
OEU	256	030	7638																	
WDD	264	020	5257																	
FIREPLACE				3 - 1 Sty Single/Flue 3,900																
SUBAREA TOTALS				2,388 156,158																
BLDG DIMENSIONS				BAS=S16W5S16W25N32E30Area:880;FOP=S16W5N16E5Area:80;FOP=N12W12S12E12Area:144;WDD=N22W12S22E12Area:264;BAS=N2E30S2W30Area:60;OEB=Area:704;OEU=Area:256;TotalArea:2388																

LDG DIMENSIONS																			BAS=S16W5S16W25N32E30Area:880;FOP=S16W5N16E5Area:80;FOP=N12W12S12E12Area:144;WDD=N22W12S22E12Area:264;BAS=N2E30S2W30Area:60;OEB=Area:704;OEU=Area:256;TotalArea:2388										
LAND INFORMATION																													
HIGHEST AND BEST USE	USE CODE	LOCAL ZONING	FRONTAGE	DEPTH	DEPTH / SIZE	LND MOD	COND FACT	OTHER ADJ/NOTES RF AC LC TO OT				ROAD TYPE	LAND UNIT PRICE	TOTAL LAND UNITS	UNIT TYPE	TOTAL ADJST	ADJUSTED UNIT PRICE	LAND VALUE	OVERRIDE VALUE	LAND NOTES									
SINGLE FAMILY RESIDENTIAL	0100		0	0	3.6800	4	0.9500	+00 -05 +00 +00 +00				RG	12,000.00	0.340	AC	3.500	42,000.00	14280	0										
TOTAL MARKET LAND DATA													0.34				14280												
TOTAL PRESENT USE DATA																													
6681-00-93-7986-																			8/28/2026 11:17:55 PM.										

8/28/2026 11:17:55 PM.