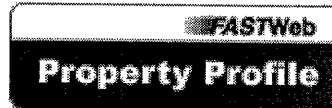


162 41st Ave SE  
Albany OR 97322



**Property Information**

<b>Owner(s)</b>	Emerald Holdings Llc	<b>Parcel #</b>	0713160
<b>Property</b>	162 41st Ave SE Albany, OR 97322	<b>Map Coord</b>	5833-D5; 11S-3W-19-NE
<b>Mailing Addr</b>	380 Q St Springfield , OR 97477	<b>Census Tract</b>	0207.00
		<b>County</b>	Linn
		<b>Owner Phone</b>	
<b>Legal</b>		<b>Tract Number</b>	
<b>Lot Number</b>	15	<b>Subdivision</b>	Marion Indust Park
<b>Block</b>	1		

**Characteristics**

<b>Use</b>	Industrial Acreage	<b>Year Built</b>		<b>Sq. Feet</b>
<b>Zoning</b>		<b>Lot Size</b>	2.75 / 119790	<b># of units</b>
<b>Bedrooms</b>		<b>Bathrooms</b>		<b>Fireplace</b>
<b>#Rooms</b>		<b>Quality</b>		<b>Heating</b>
<b>Pool/Spa</b>	N	<b>Air</b>	N	<b>Style</b>
<b>Stories</b>		<b>Improvements</b>		<b>Parking</b>
<b>Flood</b>	X	<b>Gross Area</b>		<b>Garage Area</b>
<b>Basement Area</b>				

**Attributes**  
**Other**

**Property Sale Information**

<b>Sale Date</b>	05/08/2006	<b>\$/Sq. Ft.</b>		<b>2nd Mtg.</b>
<b>Sale Price</b>	\$90,000.00	<b>1st Loan</b>	\$100,000.00	<b>Prior Sale Amt.</b>
<b>Doc No.</b>	11180	<b>Loan Type</b>	Private Party Lender	<b>Prior Sale Dt.</b>
<b>Doc Type</b>	Warranty Deed	<b>Xfer Date</b>	05/10/2006	<b>Prior Doc No.</b>
<b>Seller</b>	Weyerhaeuser	<b>Lender</b>	Private Individual	<b>Prior Doc Type</b>
<b>*\$/Sq. Ft. is a calculation of Sales Price divided by Sq. Feet</b>				

**Tax Information**

<b>Imp Value</b>		<b>Exemption</b>	
<b>Land Value</b>	\$118,350.00	<b>Tax Year</b>	2008
<b>Total Value</b>	\$118,350.00	<b>Tax Value</b>	\$118,350.00
<b>Tax Amount</b>	\$1,162.04	<b>Improved</b>	

Information compiled from various sources and is deemed reliable but not guaranteed.