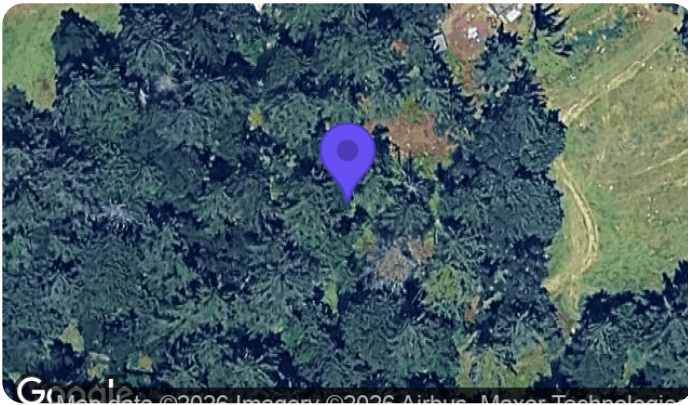
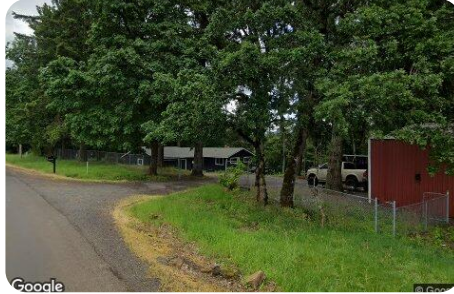
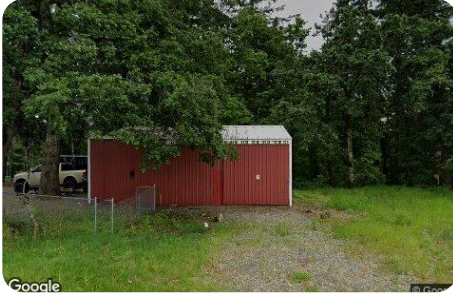


Single Family Residence **RESIDENTIAL**

40220 RIDGE DR

SCIO, OR 97374

\$879,066 TopHap Estimate · \$261 / ft² · confidence 97 · as of Jul 14, 2026



5
BEDS

2.5
BATHS

3,374 ft²
LIVING AREA

9.54 ac
LOT SIZE

1979
YEAR BUILT

1
STORIES

7
ROOMS

VALUATION

\$879K

\$849K low

\$909K high

Last Sale

\$874,000 · Apr 16, 2026

Est. Owner Equity

\$48,766

Loan-to-Value

95%

TAX & ASSESSMENT

Property Tax	\$5,029 (2025)
Assessed Value	\$396,375
Previous Assessed	\$384,836
Assessor Market Value	\$917,060

PROPERTY FACTS

Property Type	Single Family Residence
Style	Ranch
County	LINN
Construction	Frame (Unspecified)
Roof	Masonite / Cement Shake
Heating	Heat Pump
Fireplace	Yes
Pool	Spa/Hot Tub (Only)

Deck · 720 ft²

Porch · 100 ft²

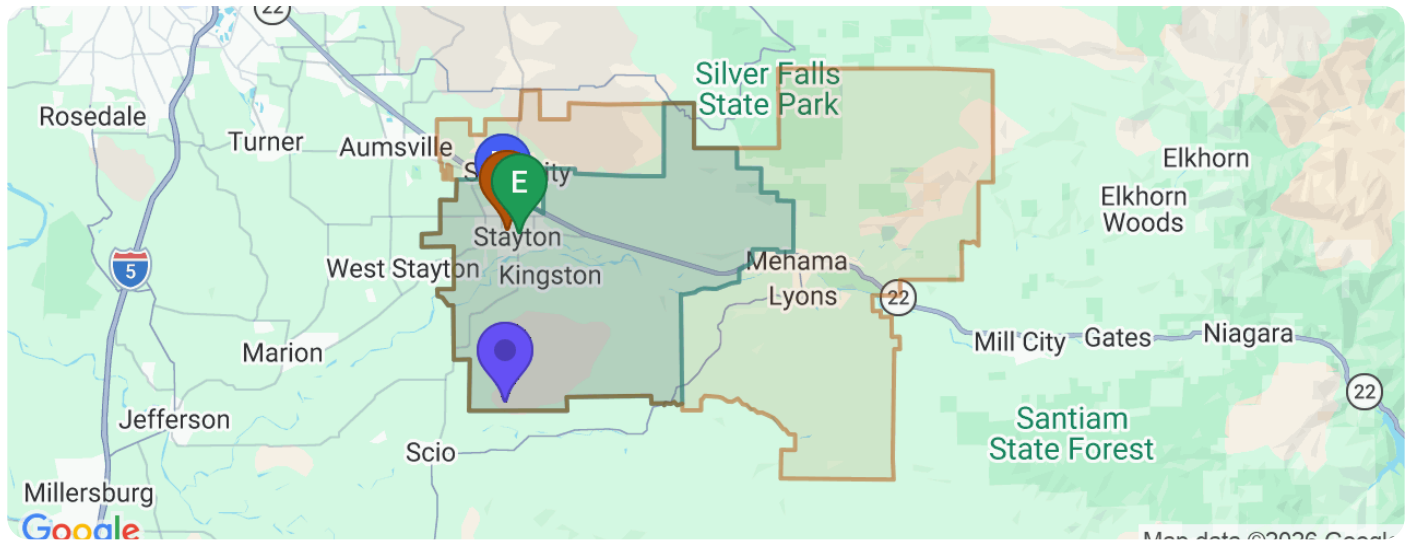
TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Apr 13, 2026	Resale	Warranty Deed	\$874,000	\$259	\$830K
Dec 31, 2025	Quitclaim	Quit Claim Transfer			
Apr 22, 2025	Resale	Warranty Deed	\$850,000	\$252	\$807K
Jan 8, 2024	Resale	Deed	\$61,888	\$18	\$521K
Feb 23, 2023	Resale	Warranty Deed	\$874,900	\$259	\$510K
Jul 2, 2020	Financing	Intrafamily Transfer			\$377K
Dec 9, 2014	Resale	Warranty Deed	\$377,000	\$112	\$358K
Sep 30, 2003	Quitclaim	Quit Claim Transfer			\$190K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Stayton Elementary School	Elementary	KG–3	5.2 mi
Stayton High School	High	9–12	5.3 mi
Stayton Middle / Intermediate School	Middle	4–8	5.8 mi

District: North Santiam School District 29j



Purple marker: this property. E/M/H markers and outlines: assigned elementary (green), middle (blue) and high (orange) schools with their attendance boundaries, where available.

NEIGHBORHOOD · ZIP 97374

76 CRIME INDEX	110 AIR POLLUTION	6,034 POPULATION	\$92K MEDIAN IN-COME	51°F AVG TEMP	48% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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