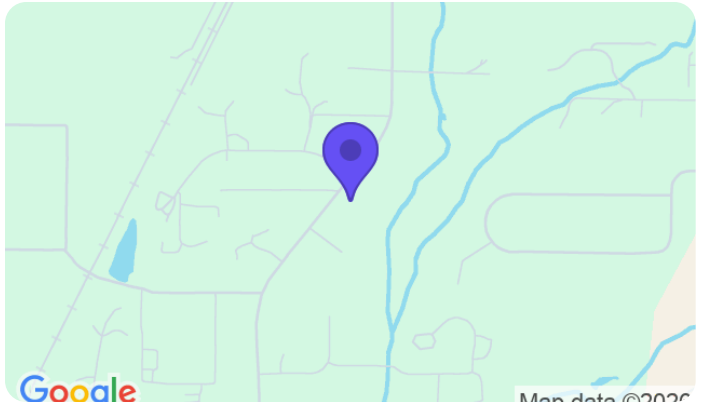
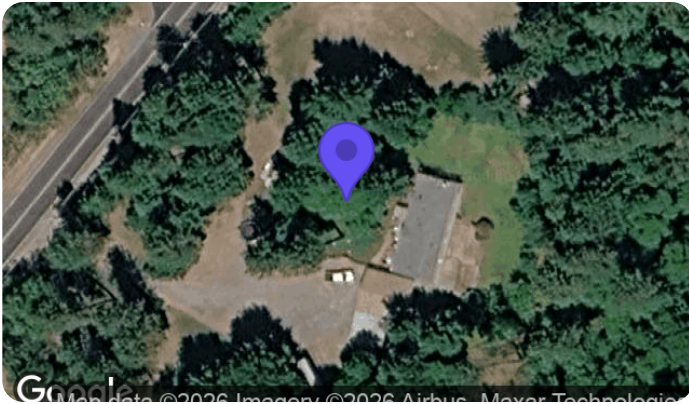


Mobile Home

RESIDENTIAL

2463 RUSSELL RD

MERLIN, OR 97532



3

BEDS

2

BATHS

1,782 ft²

LIVING AREA

2.5 ac

LOT SIZE

2000

YEAR BUILT

4

PARKING

VALUATION

Last Sale

\$417,000 · Oct 15, 2025

TAX & ASSESSMENT

Property Tax	\$1,883 (2025)
Assessed Value	\$248,850
Previous Assessed	\$241,610
Assessor Market Value	\$337,780

PROPERTY FACTS

Property Type	Mobile Home
Style	Mobile Home
County	JOSEPHINE
Lot (acres)	2.50
Roof	Composition Shingle
Heating	Heat Pump
Cooling	Yes
Garage	Garage, Detached
Pool	No

Deck · 100 ft²

CLIMATE RISK

1 FLOOD	74 WILDFIRE	47 HEAT	65 STORM	9 DROUGHT
------------	----------------	------------	-------------	--------------

Scores 0–100; higher = greater projected risk.

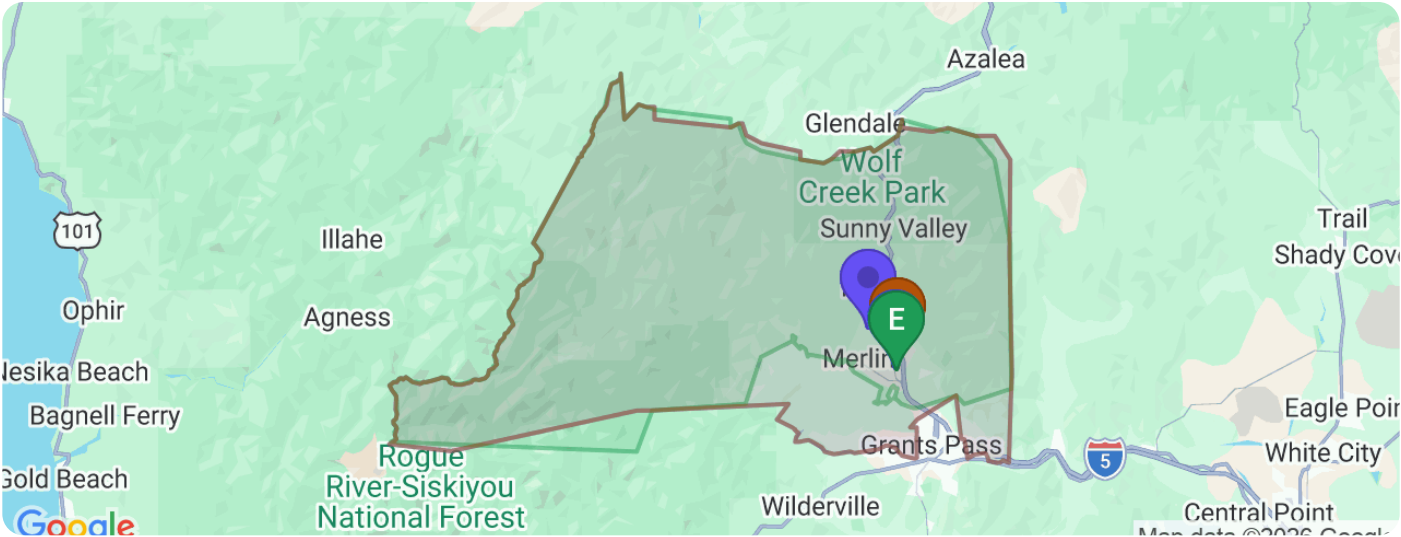
TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Oct 10, 2025	Resale	Warranty Deed	\$417,000	\$234	
Jun 5, 2019	Quitclaim	Quit Claim Transfer			
Dec 12, 2017	Quitclaim	Quit Claim Transfer			
Oct 16, 2017	Resale	Warranty Deed	\$306,000	\$172	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
North Valley High School	High	9–12	2.6 mi
Fleming Middle School	Middle	6–8	3.1 mi
Manzanita Elementary School	Elementary	KG–5	3.2 mi

District: Three Rivers School District



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 97532

77 CRIME INDEX	113 AIR POLLUTION	2,774 POPULATION	\$64K MEDIAN IN-COME	53°F AVG TEMP	48% SUNSHINE
-------------------	----------------------	---------------------	-------------------------	------------------	-----------------

Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
-----------	----------------