



Property Detail
REPORT

Property Address:

97736 North Lake Ln
Lakeside, OR 97449

Prepared For:

Lisa

Proudly serving
Douglas and Coos
County

ROSEBURGCS@AMERITITLE.COM
541-672-6651

The following information is provided at no cost and is for informational purposes only. This report is based on a search of our tract indexes of the county records. This is not a title or ownership report and no examination of the title to the property described has been made. For this reason, the company assumes no liability for any errors contained herein.

REAL PROPERTY TAX STATEMENT

JULY 1, 2025 TO JUNE 30, 2026

COOS COUNTY, OREGON

250 NORTH BAXTER

COQUILLE, OREGON 97423

ACCOUNT NO: 17000

PROPERTY DESCRIPTION

CODE: 1302
MAP: 23S1211-B0-00500
ACRES: 24.55
SITUS: 97736 NORTH LAKE LN LAKESIDE

ROBEN, JOHN
 1885 NW 143RD AVE APT #121
 PORTLAND OR 97229-8144

SOUTH COAST ESD	40.81
NORTH BEND SCHOOL #13	385.78
SW OREGON COMM COLLEGE	64.60
EDUCATION TOTAL:	491.19

COOS COUNTY-4H/EXTENSION	8.18
COOS COUNTY-LIBRARY SERVICES	67.11
COOS COUNTY	99.43
COOS COUNTY AIRPORT	22.10
COOS COUNTY URBAN RENEWAL	2.08
GENERAL GOVT TOTAL:	198.90

VALUES:	LAST YEAR	THIS YEAR
REAL MARKET (RMV)		
LAND	63,010	63,010
STRUCTURES	60,150	60,150
TOTAL RMV	<u>123,160</u>	<u>123,160</u>
ASSESSED VALUE	<u>90,308</u>	<u>92,690</u>

FIRE PATROL SURCHARGE	58.00
FIRE PATROL	63.09
BONDS - OTHER TOTAL:	121.09

TOTAL PROPERTY TAX: 809.40 811.18

If your net taxable value has grown by more than 3% from last year and you have any questions, please contact the Assessor's office (541) 396 - 7900.

-POTENTIAL ADDITIONAL TAX LIABILITY-

ASSESSMENT QUESTIONS (PROPERTY VALUES) (541) 396-7900
TAX QUESTIONS (PAYMENTS) (541) 396-7725

2025 - 2026 TAX (Before Discount) 811.18

PAYMENT OPTIONS			
Date Due	3% Option	2% Option	Trimester Option
11/17/25	786.84	529.97	270.40
02/17/26			270.39
05/15/26		270.39	270.39
Total	786.84	800.36	811.18

TOTAL DUE (After Discount and Pre-payments) 786.84

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PLEASE RETURN THIS PORTION WITH YOUR PAYMENT

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2025 - 2026 PROPERTY TAXES

COOS COUNTY REAL

ACCOUNT NO. 17000

PAYMENT OPTIONS	Discount	Date Due	Amount	Date Due	Amount	Date Due	Amount
Full Payment Enclosed	3%					11/17/25	786.84
or 2/3 Payment Enclosed	2%	05/15/26	270.39	& 11/17/25		11/17/25	529.97
or 1/3 Payment Enclosed	0%	05/15/26	270.39	& 02/17/26	270.39	& 11/17/25	270.40

DISCOUNT IS LOST & INTEREST APPLIES AFTER DUE DATE

Mailing address change on back

Enter Payment Amount \$

17000

1651-004896-78684

ROBEN, JOHN
 1885 NW 143RD AVE APT #121
 PORTLAND OR 97229-8144

MAKE PAYMENT TO:
 COOS COUNTY TAX OFFICE
 250 N BAXTER ST
 COQUILLE, OR 97423-1875

06100000170000000027040000005299700000786840

Improvement Summary

COOS County

For Assessment Year 2026

Account ID 17000

Map 23S1211-B0-00500

Situs 97736 NORTH LAKE LN LAKESIDE OR 97449

Mailing ROBEN, JOHN
1885 NW 143RD AVE APT #121
PORTLAND OR 97229-8144

Bldg	Code Area	Stat Class	Year Built	Comp %	Description	Sqft
2	1302	303		100	303 - General Purpose Building	2,800

Rooms:

Floors

Description	Class	Comp %	OR %	Sqft
Building Structure	4	100		2800

Improvement Inventory

Description	Qty/Size	Description	Qty/Size
1921 GPB CONC 4" FLOOR - FARM	1400	1925 GPB BKD ENML ROOF CVR - FARM	2800
1923 GPB DIRT FLOOR - FARM	1400	1932 GPB EXTE WALL-BKD ENML - FARM	2800

Total RMV \$29,170

Improvement Summary

COOS County

For Assessment Year 2026

Account ID 17000

Map 23S1211-B0-00500

Situs 97736 NORTH LAKE LN LAKESIDE OR 97449

Mailing ROBEN, JOHN
1885 NW 143RD AVE APT #121
PORTLAND OR 97229-8144

Bldg	Code Area	Stat Class	Year Built	Comp %	Description	Sqft
1	1302	111	1977	100	111 - One story-Class 1	640

Rooms: 1 - BD, 1 - FB, 1 - LR, 1 - KT

Floors

Description	Class	Comp %	OR %	Sqft
First Floor	1	100		640

Improvement Inventory

Description	Qty/Size	Description	Qty/Size
1002 Fndtn - Frame	0	6001 IntComp - Min Built-Ins	1
2299 Ext Dbl - Other	1	8001 Plumb'g - Full Bath	1
3107 Roof - Gable - Rolled Roof	0	8011 Plumb'g - Kitchen Sink	1
4001 Floor - 1st Flr - Carpet/Vinyl	1	8012 Plumb'g - Water Heater	1
5001 Partitions - Drywall	1	9001 Heat'g - EBB/Wall/Ceil	640
5004 Partitions - Ceil Tile/Paperd	1	9008 Heat'g - Woodstove Low Cost	1

Accessories

Description	Size	Qty
0601 Outbldg - Grdn Shed -Convntl	360	
9301 Covered Porch	315	

Total RMV \$30,980

Coos County Parcel Information



Parcel Information

Parcel #: 17000
 Alt Parcel: 23S12W11BTL0050000
 Site Address: 97736 North Lake Ln
 Lakeside OR 97449 - 4005
 Owner: Roben, John
 1885 NW 143rd Ave Apt #121
 Portland OR 97229
 TwN/Rng/Sec: 23S / 12W / 11 / B
 Parcel Size: 24.55 Acres (1,069,398 SqFt)
 Census Tract: 000103
 Census Block: 1000
 Levy Code: 01302
 Levy Rate: 7.6451 (2024)
 Mkt Land Value: \$63,010.00
 Mkt Impr Value: \$60,150.00 (49.00%)
 Total Mkt Value: \$123,160.00 (2025)
 Total Assd Value: \$92,690.00 (2025)

Tax Information

Tax Year	Annual Tax
2024	\$809.40
2023	\$783.03
2022	\$767.47

Legal

Township:23S, Range:12W, Section:11

Land

Parcel Type: Unknown	Zoning: F - Forestry
Watershed: 1710030404 - Tenmile Creek-Frontal Pacific Ocean	Waterfront:
Land Use: 601 - High/Best Use Forest W/Improv	Neighborhood: RRL
Recreation:	School District: 13 - North Bend
Primary School: North Bay Elementary School	Middle School: North Bend Middle School
High School: North Bend Senior High School	

Improvement

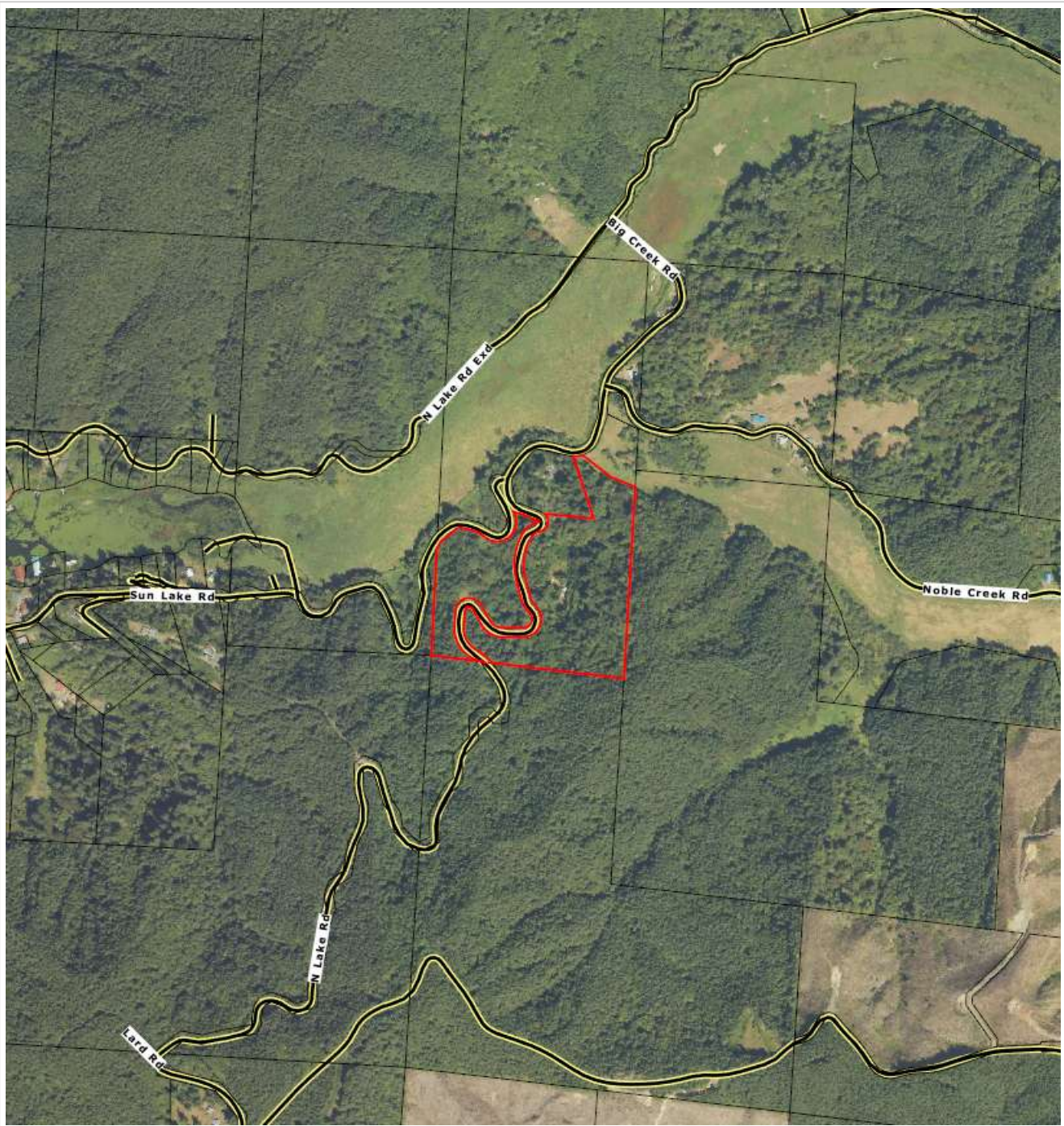
Year Built: 1977	Garage:	Carport:
Bedrooms: 1	Bathrooms: 1	# Rooms: 4
Building Area: 640 SqFt	Finished Area: 640 SqFt	

Transfer Information

Rec. Date: 08/09/2024	Sale Price: \$194,000.00	Doc Num: 5198	Doc Type: Special Warranty Deed
Owner: John Roben	Grantor: SECRETARY OF VETERANS AFFAIRS	Title Co: NONE LISTED ON DOCUMENT	
Orig. Loan Amt:	Finance Type:	Loan Type:	Lender:

Sentry Dynamics, Inc. and its customers make no representations, warranties or conditions, express or implied, as to the accuracy or completeness of information contained in this report.

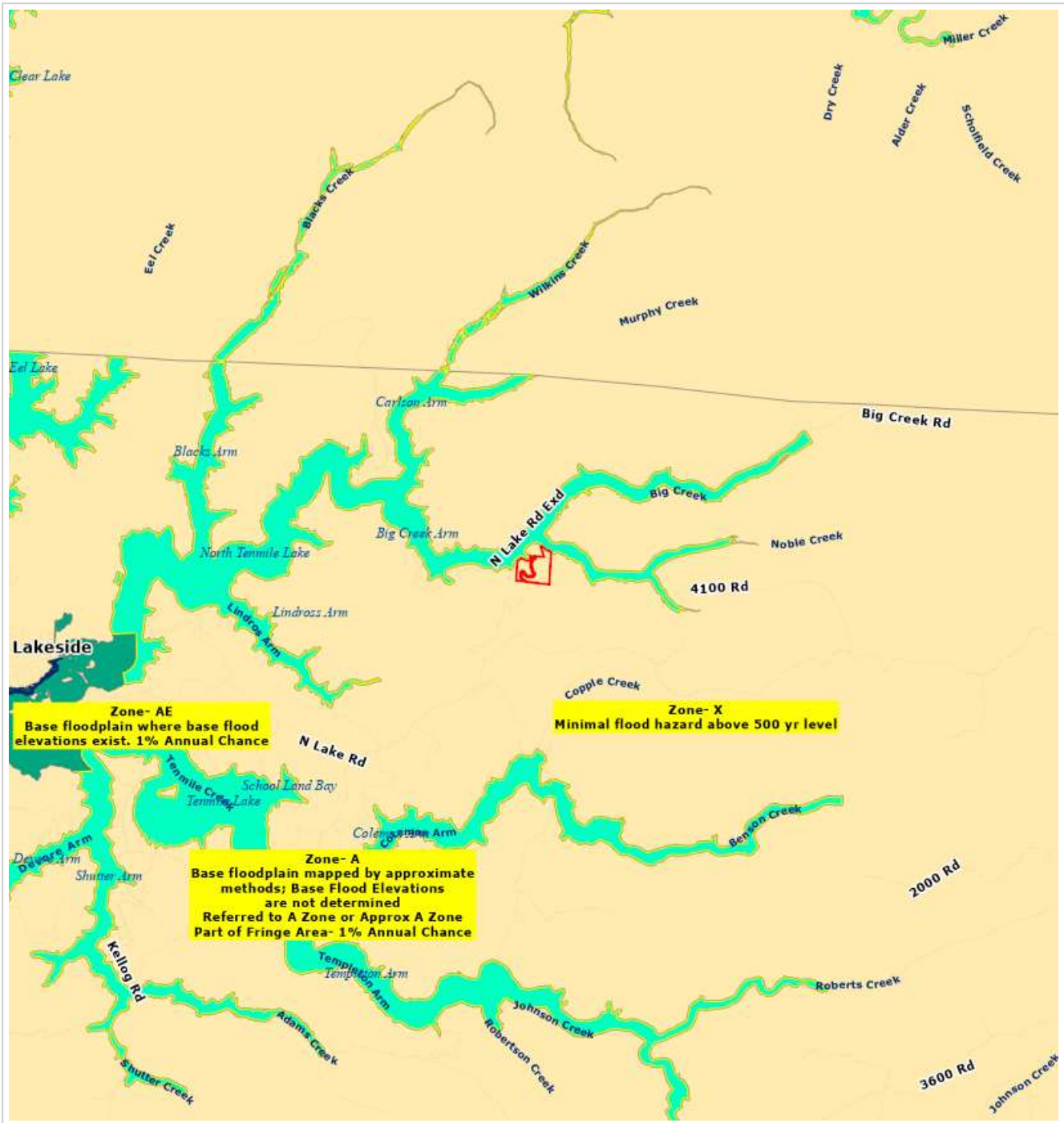
Aerial Map



Parcel ID: 17000

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Flood Map



Parcel ID: 17000

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AFTER RECORDING, MAIL TO:

John Roben
97736 N Lake Ln
Lakeside, OR 97449

Unless a change is requested, all
tax statements shall be sent to the
following address:
John Roben
97736 N Lake Ln
Lakeside, OR 97449

Coos County, Oregon	2024-05198
\$96.00 Pgs=3	08/09/2024 08:54 AM
eRecorded by: VCR	
Julie A. Brecke, Coos County Clerk	

SPECIAL WARRANTY DEED

This Indenture, made on the 25th day of June, 2024, by and between the SECRETARY OF VETERANS AFFAIRS, AN OFFICER OF THE UNITED STATES OF AMERICA, whose address is Department of Veterans Affairs, 810 Vermont Ave. N.W., Washington D.C. 20420, hereinafter referred to as **GRANTOR**, and John Roben, an unmarried Person, whose address is 4255 Jardine Rd, Paso Robles, CA 93446, hereinafter referred to as **GRANTEE**.

GRANTOR conveys and specially warrants to **GRANTEE** the following described real property situated in Coos County, Oregon, free of encumbrances created or suffered by the grantor except as specifically set forth herein:

Legal Description:

See Exhibit "A"

Commonly known as: 97736 N Lake Ln, Lakeside, OR 97449

Parcel Number: 17000 / 17002

The true consideration for this conveyance is \$194,000.00

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSONS RIGHTS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010. THIS INSTRUMENT DOES NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY THAT THE UNIT OF LAND BEING TRANSFERRED IS A LAWFULLY ESTABLISHED LOT OR PARCEL, AS DEFINED IN ORS 92.010 OR 215.010, TO VERIFY THE APPROVED USES OF THE LOT OR PARCEL, TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES, AS DEFINED IN ORS 30.930, AND TO INQUIRE ABOUT THE RIGHTS OF NEIGHBORING PROPERTY OWNERS, IF ANY, UNDER ORS 195.300 , 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010.

EXHIBIT "A"

**BEGINNING AT THE SOUTHEAST CORNER OF THE SW 1/4 OF THE NW 1/4 OF SECTION 11, TOWNSHIP 23 SOUTH, RANGE 12 WEST OF THE WILLAMETTE MERIDIAN, COOS COUNTY, OREGON; THENCE NORTH ALONG THE EAST BOUNDARY OF SAID QUARTER QUARTER TO THE SOUTHEAST CORNER OF PROPERTY CONVEYED TO T.E. DIBBLE, ETUX IN DEED RECORDED MAY 2, 1973, BEARING MICROFILM REEL NO. 73-05-85178, RECORDS OF COOS COUNTY, OREGON; THENCE NORTH 78° 24' 06" WEST 233.43 FEET (NORTH 80° 02' WEST 234.15 FEET BY HOOTMAN) TO A 3/4 INCH IRON PIPE; THENCE NORTH 41° 10' 06" WEST 340.94 FEET (NORTH 42° 55' WEST 401.12 FEET BY HOOTMAN) TO A 3/4 INCH IRON PIPE; THENCE SOUTH 20° 10' 17" EAST 489.38 FEET; THENCE WEST 290.00 FEET TO THE EASTERLY RIGHT OF WAY BOUNDARY OF THE BIG CREEK COUNTY ROAD; THENCE CONTINUING WEST TO THE WEST BOUNDARY OF SAID ROAD; THENCE WESTERLY ALONG SAID ROAD TO THE EAST BOUNDARY OF PROPERTY CONVEYED TO SOUTH CASCADE CORPORATION IN DEED RECORDED JANUARY 29, 1964 IN BOOK 306, PAGE 632, DEED RECORDS OF COOS COUNTY, OREGON; THENCE WEST ALONG SAID PROPERTY TO THE WEST BOUNDARY OF SAID QUARTER QUARTER; THENCE SOUTH TO THE SOUTHWEST CORNER OF SAID QUARTER QUARTER; THENCE EAST ALONG THE SOUTH BOUNDARY OF SAID QUARTER QUARTER TO THE POINT OF BEGINNING.
SAVE AND EXCEPT ANY PORTION LYING OR BEING WITHIN THE PUBLIC ROAD.**

ALSO: THAT PORTION OF THE SE 1/4 OF THE NE 1/4 OF SECTION 10, TOWNSHIP 23 SOUTH, RANGE 12 WEST OF THE WILLAMETTE MERIDIAN, COOS COUNTY, OREGON, LYING SOUTH OF THE PROPERTY CONVEYED TO SOUTH CASCADE CORPORATION BY DEED RECORDED JANUARY 29, 1964 IN BOOK 306, PAGE 632, DEED RECORDS OF COOS COUNTY, OREGON