



## Customer Service Department

Phone: 503.219.8746(TRIO)

Email: [cs.oregon@firstam.com](mailto:cs.oregon@firstam.com)

Report Generated: 5/09/2023

### Ownership

**Legal Owner(s):** Seed Jack Co Trustee & Seed Denise Co Trustee

**Site Address:** 10221 NE Matthey Ln McMinnville, OR 97128

**Mailing Address:** 10221 NE Matthey Ln McMinnville, OR 97128

**Parcel #:** R4401 03200

**APN:** 121905

**County:** Yamhill

### Property Characteristics

**Bedrooms:** 5

**Total Bathrooms:** 4.00

**Full Bathrooms:** 4

**Half Bathrooms:** 0.00

**Units:** 0

**Stories:** 2.00

**Fire Place:** Y

**Air Conditioning:** Central

**Heating Type:** Forced air unit

**Year Built:** 1892

**Building SqFt:** 3,212

**First Floor SqFt:** 2,124

**Basement SqFt:** 0

**Basement Type:**

**Lot SqFt:** 163,786

**Lot Acres:** 3.76

**Roof Type:** Wood Shake/ Shingl

**Roof Shape:** HIP

**Porch Type:**

**Building Style:**

**Garage:**

**Garage SqFt:** 0

**Parking Spots:** 0

**Pool:**

### Property Information

**Land Use:** AGRICULTURAL

**Improvement Type:** Farm land

**Legal Description:** TOWNSHIP 4S RANGE 4W SECTION 01 TAXLOT  
03200

**Zoning:** EF-40

**School District:** McMinnville School District 40

**Neighborhood:**

**Subdivision:**

### Assessor & Taxes

**2022 Market Land:** \$126,788

**2022 Market Structure:** \$316,624

**2022 Market Total:** \$443,412

**2022 Assessed Total:** \$261,055

**2022 Taxes:** \$3,012.55

**% Improved:** 71.41

**Levy Code:**

**Millage Rate:**

### Sale History

**Last Sale Date:**

**Doc #:**

**Last Sale Price:** \$

**Prior Sale Date:**

**Prior Doc #:**

**Prior Sale Price:** \$

### Mortgage

**1st Mortgage Date:**

**Doc #:**

**1st Mortgage Amt:** \$

**1st Mortgage Type:**

**1st Mortgage Lender:**

**2nd Mortgage Amt:** \$

**2nd Mortgage Type:**



## Customer Service Department

Phone: 503.219.8746(TRIO)

Email: [cs.oregon@firstam.com](mailto:cs.oregon@firstam.com)

Report Generated: 5/09/2023

### Ownership

**Legal Owner(s):** Seed Jack Co Trustee & Seed Denise Co Trustee

**Site Address:** No Site Address Yamhill County, OR

**Mailing Address:** 10221 NE Matthey Ln McMinnville, OR 97128

**Parcel #:** R4401 03100

**APN:** 121898

**County:** Yamhill

### Property Characteristics

**Bedrooms:** 0

**Total Bathrooms:** 0.00

**Full Bathrooms:** 0

**Half Bathrooms:** 0.00

**Units:** 0

**Stories:**

**Fire Place:** N

**Air Conditioning:**

**Heating Type:**

**Year Built:** 0

**Building SqFt:** 0

**First Floor SqFt:** 0

**Basement SqFt:** 0

**Basement Type:**

**Lot SqFt:** 290,110

**Lot Acres:** 6.66

**Roof Type:**

**Roof Shape:**

**Porch Type:**

**Building Style:**

**Garage:**

**Garage SqFt:** 0

**Parking Spots:** 0

**Pool:**

### Property Information

**Land Use:** AGRICULTURAL

**Improvement Type:** Farm land

**Legal Description:** TOWNSHIP 4S RANGE 4W SECTION 01 TAXLOT  
03100

**Zoning:** EF-40

**School District:** McMinnville School District 40

**Neighborhood:**

**Subdivision:**

### Assessor & Taxes

**2022 Market Land:** \$196,235

**2022 Market Structure:** \$

**2022 Market Total:** \$196,235

**2022 Assessed Total:** \$7,046

**2022 Taxes:** \$81.31

**% Improved:** 0.00

**Levy Code:**

**Millage Rate:**

### Sale History

**Last Sale Date:**

**Doc #:**

**Last Sale Price:** \$

**Prior Sale Date:**

**Prior Doc #:**

**Prior Sale Price:** \$

### Mortgage

**1st Mortgage Date:**

**Doc #:**

**1st Mortgage Amt:** \$

**1st Mortgage Type:**

**1st Mortgage Lender:**

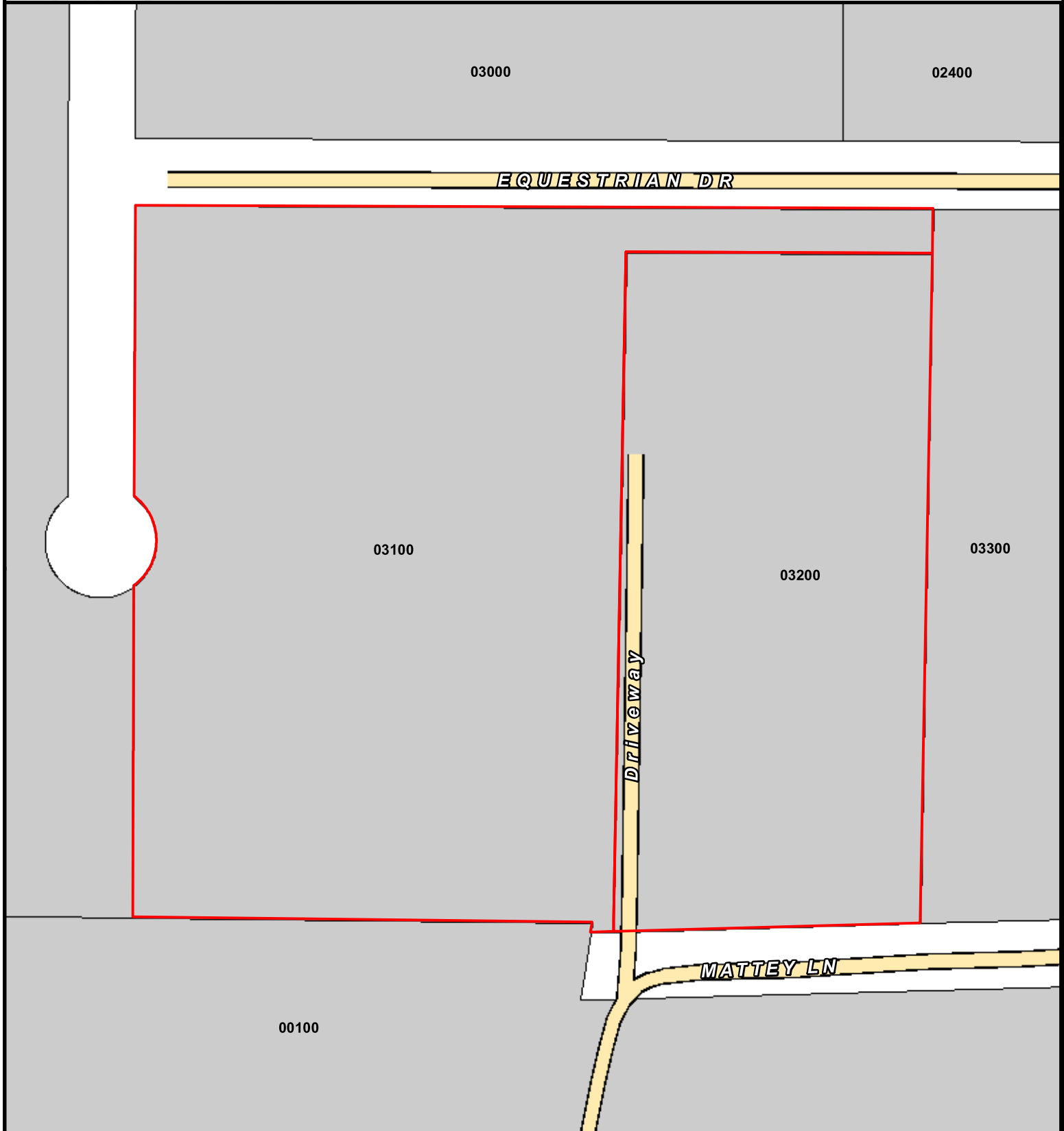
**2nd Mortgage Amt:** \$

**2nd Mortgage Type:**



First American Title

R4401 03200,R4401 03100  
10221 NE Matthey Ln  
Mcminnville, OR 97128



Taxlot



Subject



Taxlot

5/9/2023

First American Title Insurance Company makes no express or implied warranty respecting the Information presented and assumes no responsibility for errors or omissions. FIRST AMERICAN, the Eagle logo, and FIRST AMERICAN TITLE INSURANCE COMPANY are trademarks owned by First American Financial Corporation. Information is provided by Home Junction. <https://www.homejunction.com/> School information is copyrighted and provided by GreatSchools.org. <https://www.greatschools.org>



First American Title

R4401 03200,R4401 03100  
10221 NE Mattey Ln  
Mcminnville, OR 97128



Aerial



Subject



Taxlot

5/9/2023

First American Title Insurance Company makes no express or implied warranty respecting the Information presented and assumes no responsibility for errors or omissions. FIRST AMERICAN, the Eagle logo, and FIRST AMERICAN TITLE INSURANCE COMPANY are trademarks owned by First American Financial Corporation. Information is provided by Home Junction. <https://www.homejunction.com/> School information is copyrighted and provided by GreatSchools.org. <https://www.greatschools.org>





First American Title

R4401 03200,R4401 03100  
10221 NE Mattey Ln  
Mcminnville, OR 97128



Aerial



Subject



Taxlot

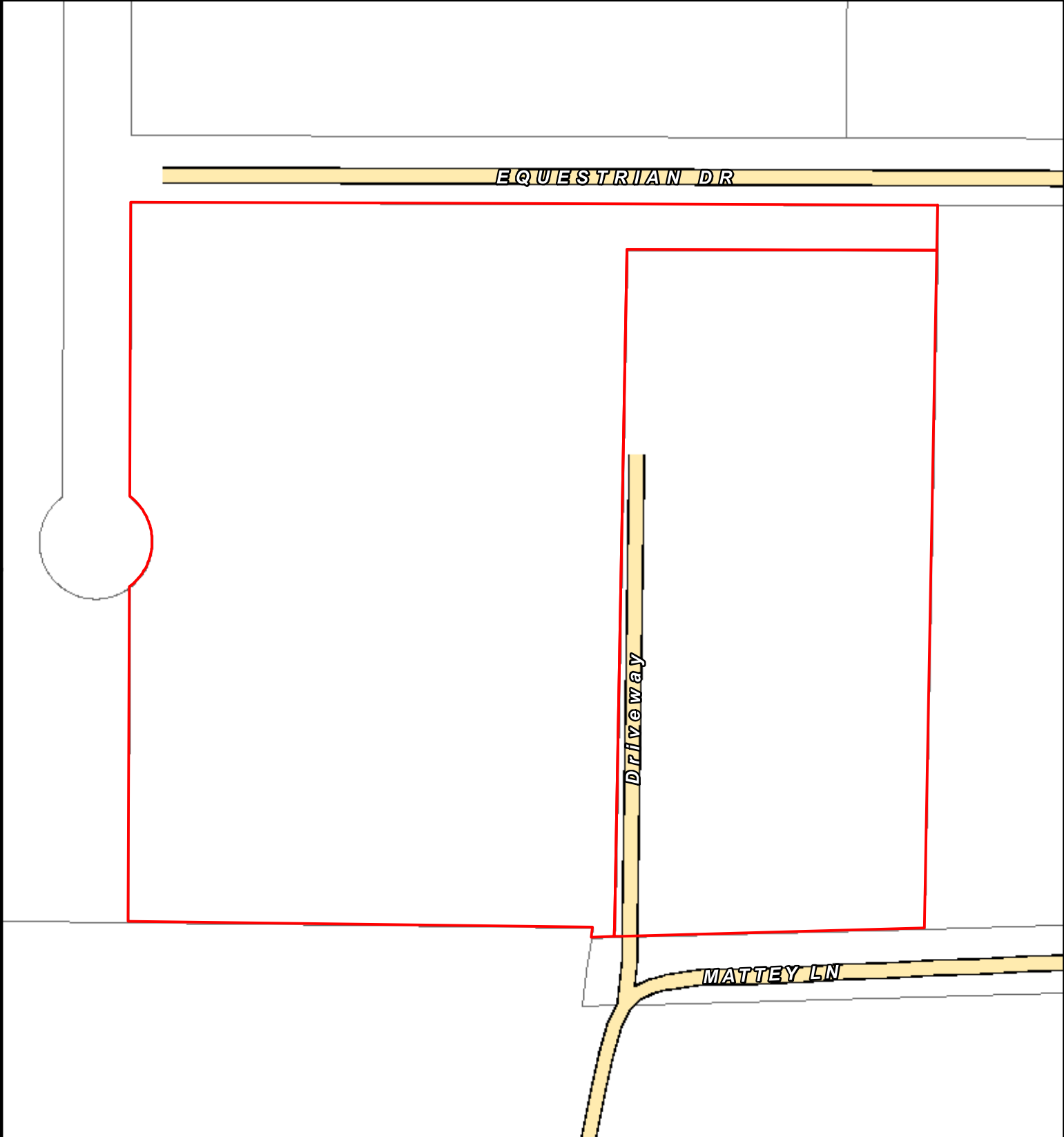
5/9/2023

First American Title Insurance Company makes no express or implied warranty respecting the information presented and assumes no responsibility for errors or omissions. FIRST AMERICAN, the Eagle logo, and FIRST AMERICAN TITLE INSURANCE COMPANY are trademarks owned by First American Financial Corporation. Information is provided by Home Junction. <https://www.homejunction.com/> School information is copyrighted and provided by GreatSchools.org. <https://www.greatschools.org>



First American Title

R4401 03200,R4401 03100  
10221 NE Matthey Ln  
Mcminnville, OR 97128



### Natural Features

- Contour
- 1% Annual Chance Flood
- 0.2% Annual Chance Flood
- Special Floodway
- Wetlands
- Area of Undetermined Flood
- Regulatory Floodway
- Area with Reduced Risk Due to Levee
- Future Conditions 1% Annual Chance Flood Hazard

5/9/2023

First American Title Insurance Company makes no express or implied warranty respecting the information presented and assumes no responsibility for errors or omissions. FIRST AMERICAN, the Eagle logo, and FIRST AMERICAN TITLE INSURANCE COMPANY are trademarks owned by First American Financial Corporation. Information is provided by Home Junction. <https://www.homejunction.com/> School information is copyrighted and provided by GreatSchools.org. <https://www.greatschools.org>



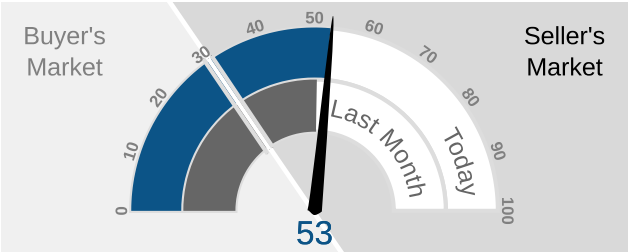
MCMINNVILLE, OR 97128

Single-Family Homes

This week the median list price for McMinnville, OR 97128 is \$587,900 with the market action index hovering around 53. This is an increase over last month's market action index of 51. Inventory has decreased to 39.

MARKET ACTION INDEX

This answers "How's the Market?" by comparing rate of sales versus inventory.



Strong Seller's Market

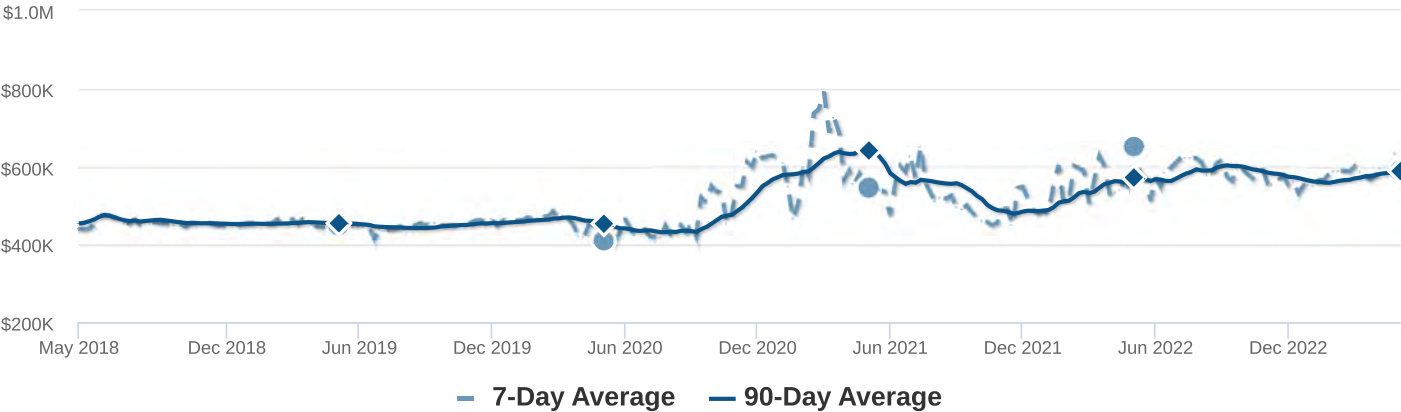
Home sales continue to outstrip supply and the Market Action Index has been moving higher for several weeks. This is a Seller's market so watch for upward pricing pressure in the near future if the trend continues.

REAL-TIME MARKET PROFILE

Median List Price		\$587,900
Median Price of New Listings		\$535,900
Per Square Foot		\$263
Average Days on Market		53
Median Days on Market		28
Price Decreased		26%
Price Increased		3%
Relisted		5%
Inventory		39
Median Rent		\$2,380
Market Action		53

Strong Seller's Market

MEDIAN LIST PRICE



MARKET SEGMENTS

Each segment below represents approximately 25% of the market ordered by price.

Median Price	Sq. Ft.	Lot Size	Beds	Bath	Age	New	Absorbed	DOM
\$1,100,000	2,887	1 - 2.5 acres	4	3	19	2	3	28
\$699,500	2,086	0.5 - 1 acre	4	2.5	27	2	1	49
\$542,450	2,315	6,500 - 8,000 sqft	4	3	1	6	4	21
\$424,490	1,711	4,500 - 6,500 sqft	3	2	50	5	4	14

Tue May 09 2023

First American Title Insurance Company, and the operating divisions thereof, make no express or implied warranty respecting the information presented and assume no responsibility for errors and omissions. First American, the eagle logo and First American Title are registered trademarks or trademarks of First American Financial Corporation and/or its affiliates.

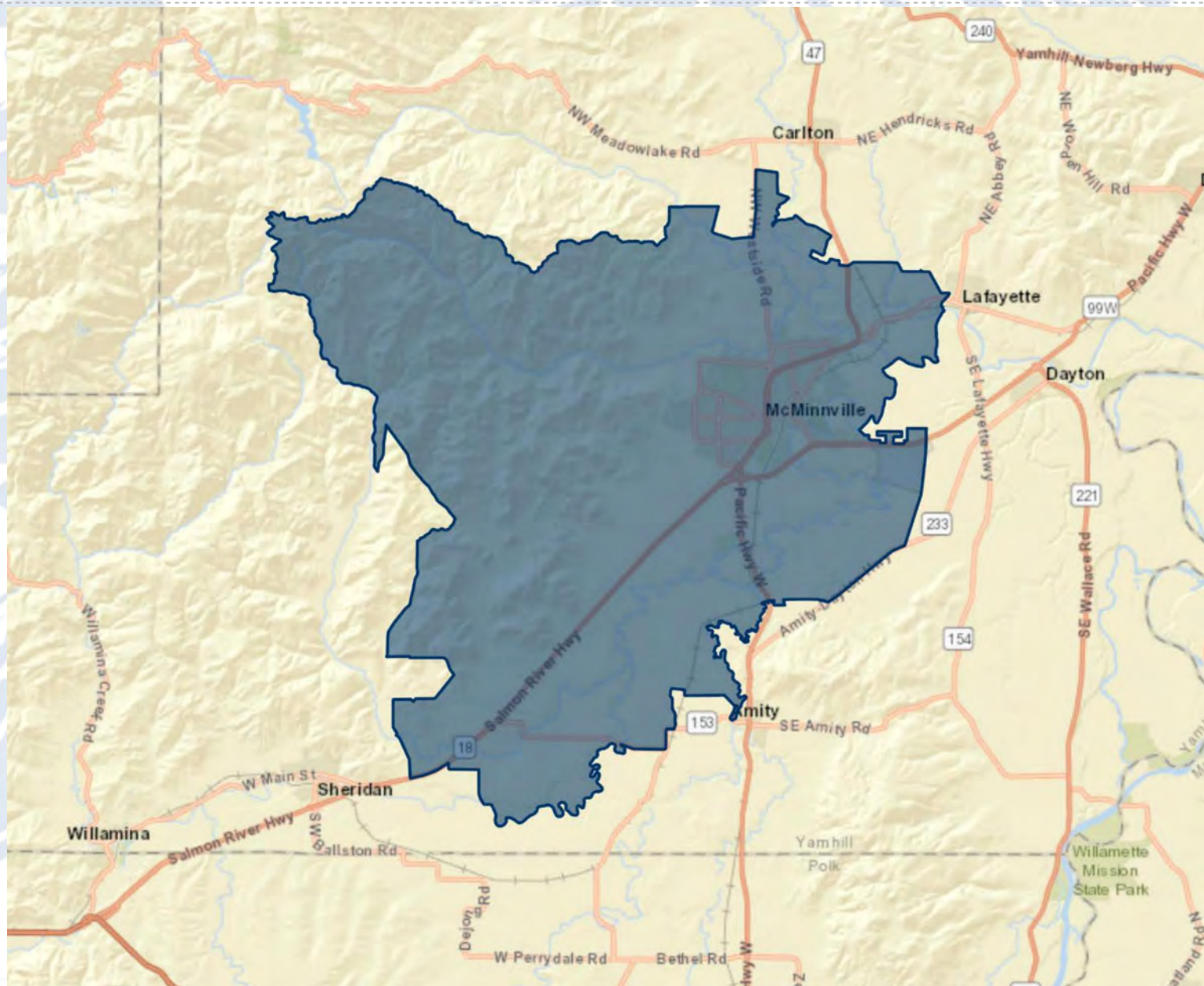




**First American Title™**

# Demographics Report 97128 (Mcminnvile)

Customer Service | [cs.oregon@firstam.com](mailto:cs.oregon@firstam.com)



## KEY FACTS



**37,577**

Total Population



**51,343**

Median Household Income



**13,577**

Total Households



**70,320**

Median Net Worth



**2.63**

Average Household Size



## TRANSPORTATION TO WORK



0.6%

Took Public Transportation



11.5%

Carpooled



8.4%

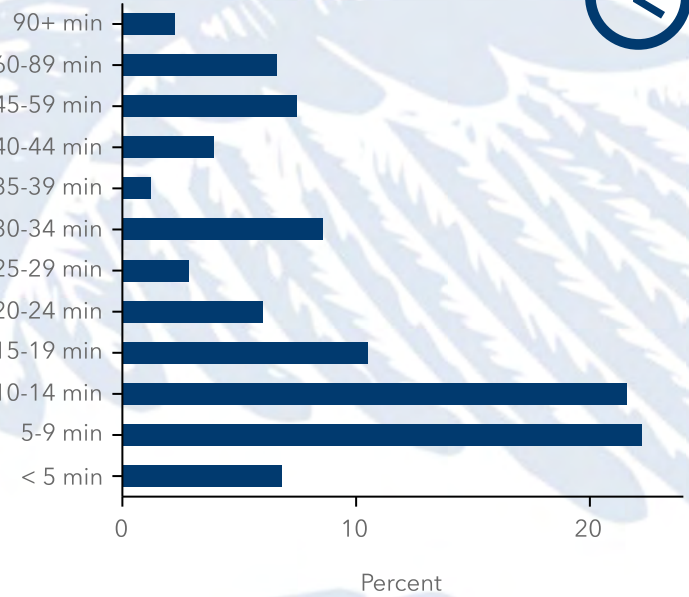
Walked to Work



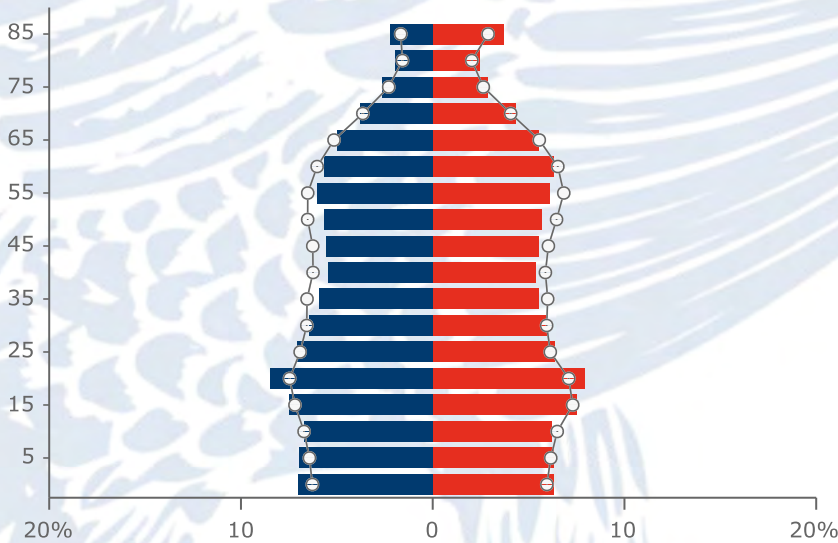
1.3%

Bike to Work

## AVERAGE TRAVEL TIME TO WORK



## Age Pyramid



The largest group:

2017 Male Population Age 20-24 (Esri)

The smallest group:

2017 Male Population Age 80-84 (Esri)

Dots show comparison to  
Yamhill County

## Households By Income

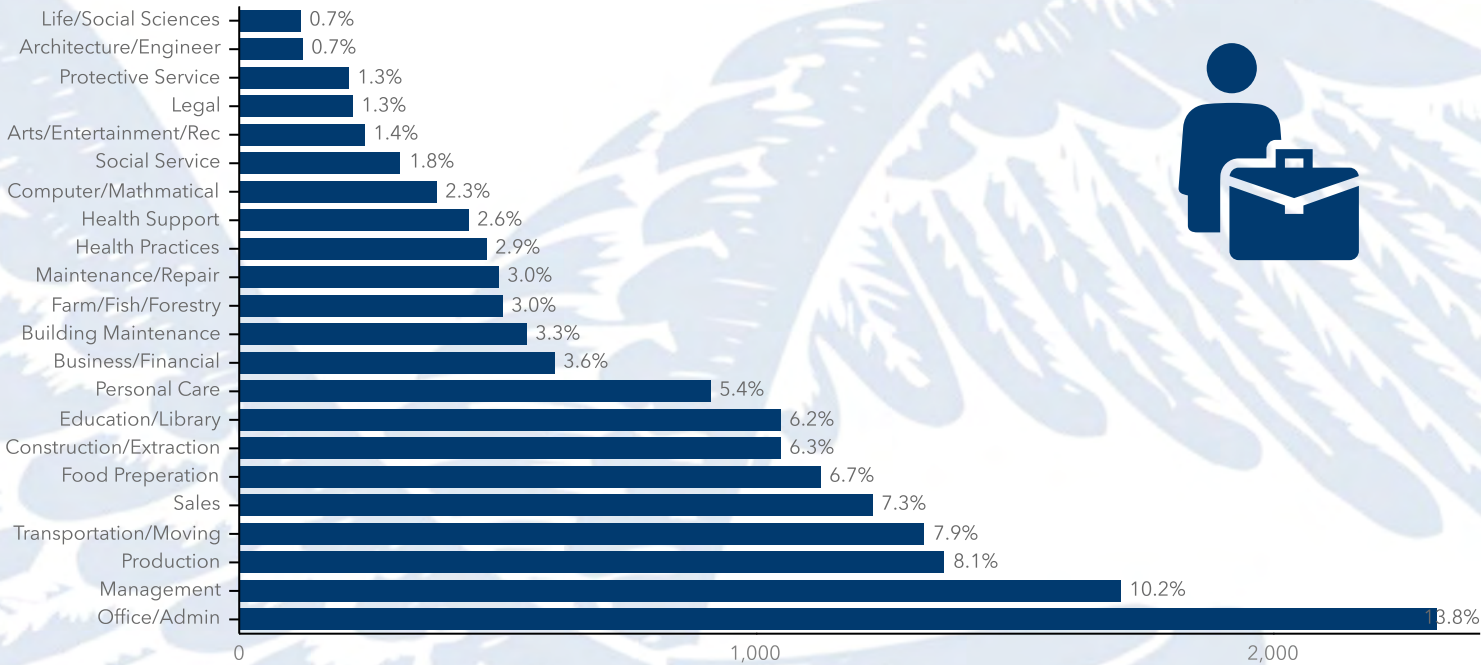
The largest group: \$50,000 - \$74,999 (18.5%)

The smallest group: \$200,000+ (4.2%)

Indicator	Value	Difference	
<\$15,000	12.7%	+3.2%	
\$15,000 - \$24,999	10.4%	+1.6%	
\$25,000 - \$34,999	10.5%	+1.1%	
\$35,000 - \$49,999	14.9%	+1.4%	
\$50,000 - \$74,999	18.5%	-1.9%	
\$75,000 - \$99,999	11.8%	-2.9%	
\$100,000 - \$149,999	12.3%	-2.7%	
\$150,000 - \$199,999	4.7%	-0.3%	
\$200,000+	4.2%	+0.3%	

Bars show deviation from  
Yamhill County

# Employment By Industry



## PETS



46%

Household Owns a Dog



26%

Household Owns a Cat



60%

Household Owns Any Pet

## EDUCATION



13%

No High School Diploma



30%

High School Graduate



32%

Some College



25%

Bachelor's/Grad/Prof Degree

## ANNUAL HOUSEHOLD SPENDING



\$1,879

Apparel & Services



\$2,918

Eating Out



\$4,474

Groceries



\$4,978

Health Care

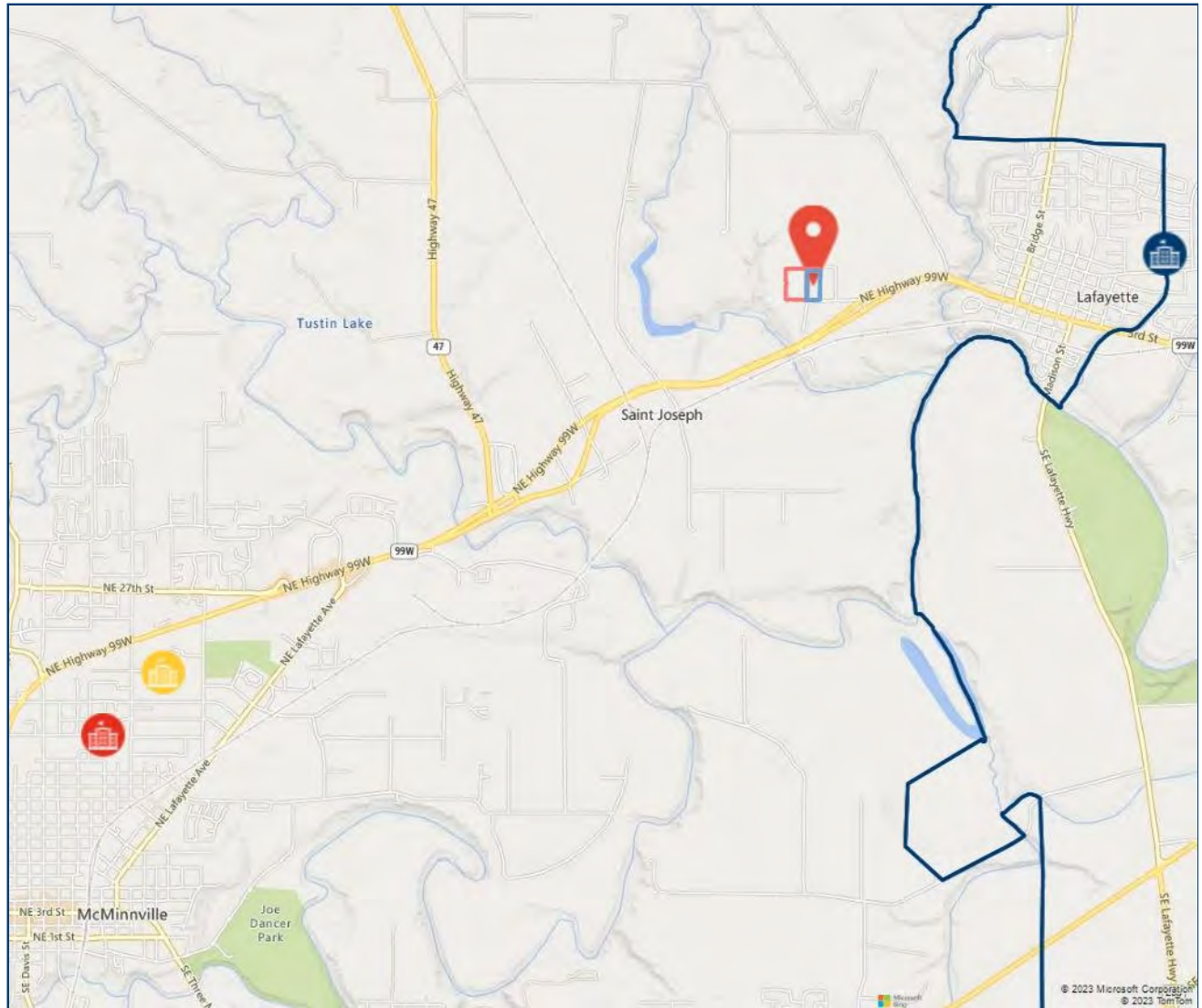
First American Title Insurance Company makes no express or implied warranty respecting the Information presented and assumes no responsibility for errors or omissions. FIRST AMERICAN, the Eagle logo, and FIRST AMERICAN TITLE INSURANCE COMPANY are trademarks owned by First American Financial Corporation.



# School Attendance

Subject: 10221 NE Mattey Ln McMinnville, OR 97128

Report Generated: 5/9/2023




## McMinnville School District 40

### Elementary School

	Wascher Elementary School	986 7th Street Extension Lafayette, OR 97127	1.26 Miles
---	---------------------------	--	------------

### Middle School

	Patton Middle School	1175 Northeast 19th Street McMinnville, OR 97128	2.96 Miles
---	----------------------	--	------------

### High School

	McMinnville High School	615 Northeast 15th Street McMinnville, OR 97128	3.41 Miles
---	-------------------------	---	------------





# Alternate Education Options

**Subject: 10221 NE Matthey Ln McMinnville, OR 97128**

Report Generated: 5/9/2023

## Public Schools

Cook Elementary School	800 Lafayette Ave McMinnville, OR 97128	3.49 Miles
Media Arts Communication Academy	1330 North Cows St McMinnville, OR 97128	3.62 Miles
Sue Buel Elementary School	1985 SE Davis McMinnville, OR 97128	4.66 Miles

## Private Schools \*within 5 miles

Peace Valley School	5384 NE Duniway Rd. Dayton, OR 97114	1.92 Miles
Peace Valley School	5384 Northeast Duniway Road Dayton, OR 97114	2.01 Miles
St John Lutheran School/Little Lambs	2142 Northeast McDonald Lane McMinnville, OR 97128	2.92 Miles
St James Catholic Schools	206 Northeast Kirby Street McMinnville, OR 97128	3.55 Miles
McMinnville Christian Academy	325 Northwest Baker Creek Road McMinnville, OR 97128	3.61 Miles
McMinnville Christian High School	930 NE 3rd St McMinnville, OR 97128	3.64 Miles
McMinnville Montessori School	1101 Southeast Brooks Street McMinnville, OR 97128	3.67 Miles
McMinnville Adventist Christian	1349 Northwest Elm Street McMinnville, OR 97128	3.94 Miles

# OREGON AT-A-GLANCE SCHOOL PROFILE

## Wascher Elementary School

2021-22

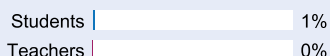
PRINCIPAL: Scott Murphy | GRADES: K-5 | 986 7th St, Lafayette 97127 | 503-565-5400

### Students We Serve

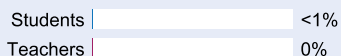


### DEMOGRAPHICS

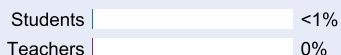
#### American Indian/Alaska Native



#### Asian



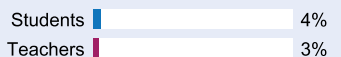
#### Black/African American



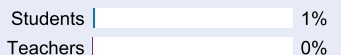
#### Hispanic/Latino



#### Multiracial



#### Native Hawaiian/Pacific Islander



#### White



**25%**

Ever English  
Learners



**3**

Languages  
Spoken

**13%**

Students  
with  
Disabilities

**95%**

Required  
Childhood  
Vaccinations

**>95%**

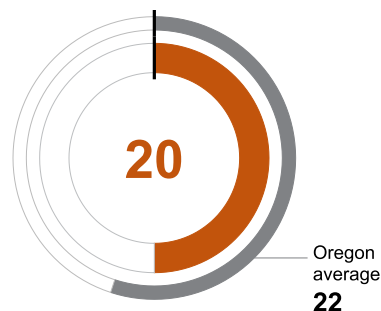
Free/  
Reduced  
Price Lunch

\*<10 students or data unavailable

### School Environment

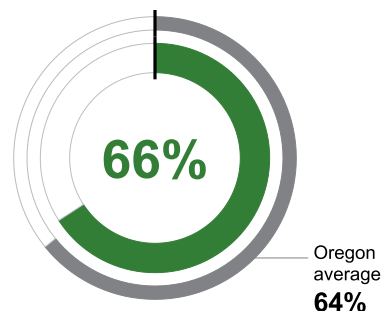
#### CLASS SIZE

Median class size.



#### REGULAR ATTENDERS

Students who attended more than 90% of their enrolled school days.



### Academic Progress

#### INDIVIDUAL STUDENT PROGRESS

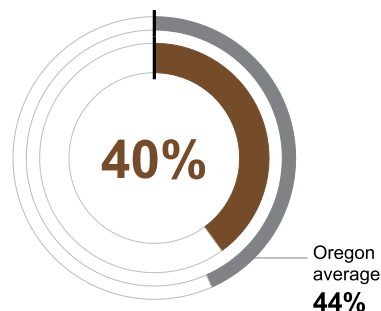
Year-to-year progress in English language arts and mathematics.

Data not available in 2021-22

### Academic Success

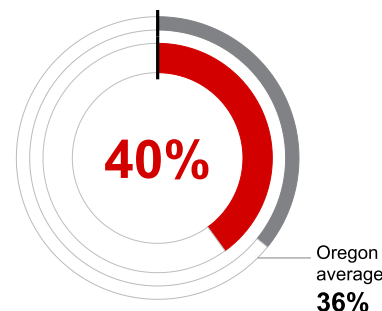
#### ENGLISH LANGUAGE ARTS

Students meeting state grade-level expectations.



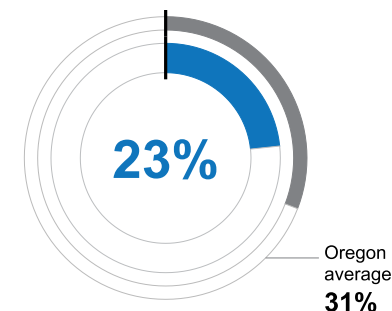
#### MATHEMATICS

Students meeting state grade-level expectations.



#### SCIENCE

Students meeting state grade-level expectations.



### School Goals

Wascher Elementary School strives to achieve academic excellence through high standards of teaching and learning utilizing research-based best practices. Our staff is dedicated to supporting each student to develop the critical thinking skills and social/emotional skills that will enable them to pursue their individual aspirations in school, college, career and life.

### State Goals

The Oregon Department of Education is partnering with school districts and local communities to ensure a 90% on-time, four year graduation rate by 2025. To progress toward this goal, the state will prioritize efforts to improve attendance, provide a well-rounded education, invest in implementing culturally responsive practices, and promote continuous improvement to close opportunity and achievement gaps for historically and currently underserved students.

### Safe & Welcoming Environment

Wascher provides a safe and equitable learning environment for each student. We are committed to fostering a school culture and climate that is inclusive and is culturally and linguistically responsive to the needs of every student. We believe that learning happens most and best within the context of strong relationships. Our staff are committed to relationship-building between students and between students and staff.

# OREGON AT-A-GLANCE SCHOOL PROFILE CONTINUED

## Wascher Elementary School

2021-22

### Outcomes

#### Our Staff (rounded FTE)



**25**

Teachers



**18**

Educational  
assistants



**1**

Counselors/  
Psychologists



**93%**

Average teacher  
retention rate



**92%**

% of licensed teachers  
with more than 3 years  
of experience



**Yes**

Same principal in  
the last 3 years

#### REGULAR ATTENDERS

American Indian/Alaska Native	<10 students or data unavailable
Asian	<10 students or data unavailable
Black/African American	<10 students or data unavailable
Hispanic/Latino	66%
Multiracial	69%
Native Hawaiian/Pacific Islander	<10 students or data unavailable
White	66%
Free/Reduced Price Lunch	66%
Ever English Learner	66%
Students with Disabilities	73%
Migrant	<10 students or data unavailable
Homeless	<10 students or data unavailable
Students in Foster Care	<10 students or data unavailable
Talented and Gifted	<10 students or data unavailable
Female	70%
Male	63%
Non-Binary	<10 students or data unavailable

#### ENGLISH LANGUAGE ARTS

<10 students or data unavailable
<10 students or data unavailable
<10 students or data unavailable
30%
<10 students or data unavailable
<10 students or data unavailable
47%
40%
24%
21%
<10 students or data unavailable
<10 students or data unavailable
<10 students or data unavailable
<10 students or data unavailable
<10 students or data unavailable
47%
33%
<10 students or data unavailable

#### MATHEMATICS

<10 students or data unavailable
<10 students or data unavailable
<10 students or data unavailable
40%
<10 students or data unavailable
<10 students or data unavailable
40%
40%
31%
21%
<10 students or data unavailable
<10 students or data unavailable
<10 students or data unavailable
<10 students or data unavailable
<10 students or data unavailable
41%
40%
<10 students or data unavailable

#### About Our School

##### BULLYING, HARASSMENT, AND SAFETY POLICIES

Wascher Elementary School has zero tolerance for bullying and harassment. Our school offers a nurturing and inclusive environment in which all students belong and each student is welcomed. Through a variety of daily activities and conversations, Wascher continuously seeks to establish and sustain an equitable school culture and climate in which each student can thrive. The practice of safety is an integral part of the instructional programming that we provide.

##### EXTRACURRICULAR ACTIVITIES

Wascher Elementary School offers extensive extracurricular opportunities in our afterschool program, focused on Science, Technology, Engineering, Art, and Math (STEAM). Our school offers afterschool targeted tutoring in English/Language Arts and Math.

##### PARENT ENGAGEMENT

Wascher is working to re-engage the parent/family community as COVID disrupted our routines in this area. We recognize that parent engagement is critical to student success as we value diverse voices and perspectives that represent the students we serve. We partner with families in multiple ways ranging from family nights, goal setting conferences, ParentSquare communication and weekly updates from the superintendent. We believe in the value of partnering with parents and guardians, as together we can create the support that is needed to ensure that every student attends school all day, every day.

##### COMMUNITY ENGAGEMENT

We take pride in strong community partnerships. Wascher is committed to collaborate with the community to create a collective impact that has lasting positive outcomes for students. To achieve this goal, Wascher partners with a variety of community-based organizations, including:

- Yamhill County Community Care Organization
- Yamhill County Health Department
- McMinnville Education Foundation
- Linfield University
- Chemeketa Community College
- Evergreen Aviation and Space Museum



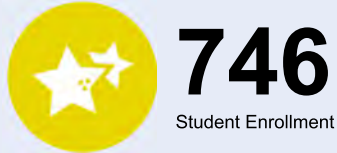
# OREGON AT-A-GLANCE SCHOOL PROFILE

## Patton Middle School

2021-22

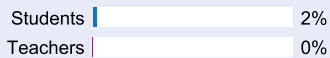
PRINCIPAL: Allison Eitzen | GRADES: 6-8 | 1175 NE 19th St, McMinnville 97128 | 503-565-4500

### Students We Serve

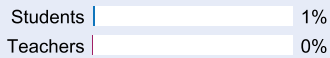


### DEMOGRAPHICS

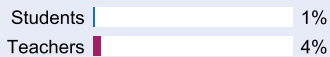
#### American Indian/Alaska Native



#### Asian



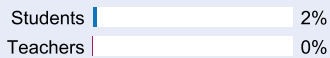
#### Black/African American



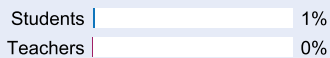
#### Hispanic/Latino



#### Multiracial



#### Native Hawaiian/Pacific Islander



#### White



**35%**

Ever English  
Learners



**4**

Languages  
Spoken

**18%**

Students  
with  
Disabilities

**96%**

Required  
Childhood  
Vaccinations

**>95%**

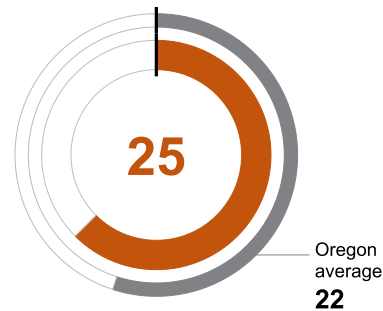
Free/  
Reduced  
Price Lunch

\*<10 students or data unavailable

### School Environment

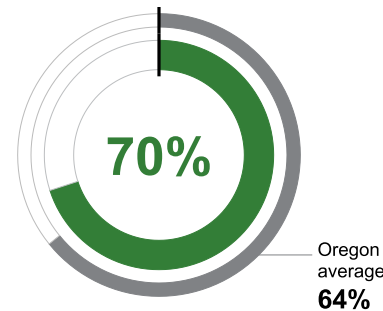
#### CLASS SIZE

Median class size.



#### REGULAR ATTENDERS

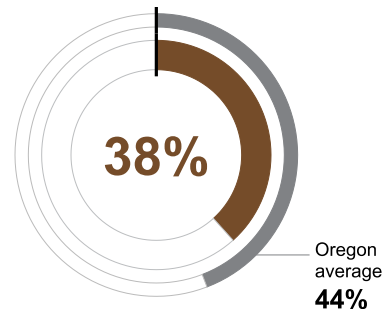
Students who attended more than 90% of their enrolled school days.



### Academic Success

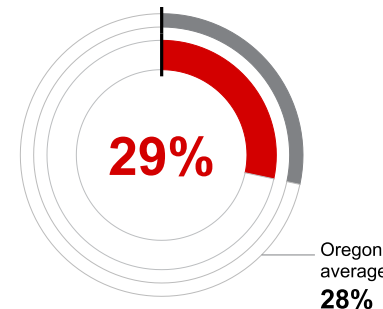
#### ENGLISH LANGUAGE ARTS

Students meeting state grade-level expectations.



#### MATHEMATICS

Students meeting state grade-level expectations.



### Academic Progress

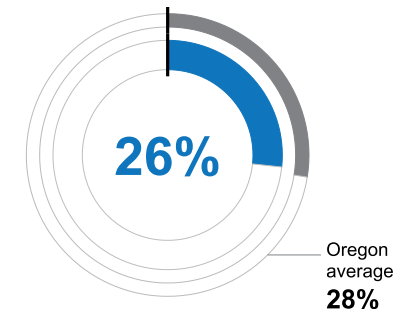
#### INDIVIDUAL STUDENT PROGRESS

Year-to-year progress in English language arts and mathematics.

Data not available in 2021-22

#### SCIENCE

Students meeting state grade-level expectations.



### School Goals

Patton Middle School strives to achieve academic excellence through high standards of teaching and learning. Our staff is dedicated to supporting each student to develop the critical thinking skills that will enable them to achieve at high levels so they can successfully pursue their individual aspirations in school, college, career and life.

### State Goals

The Oregon Department of Education is partnering with school districts and local communities to ensure a 90% on-time, four year graduation rate by 2025. To progress toward this goal, the state will prioritize efforts to improve attendance, provide a well-rounded education, invest in implementing culturally responsive practices, and promote continuous improvement to close opportunity and achievement gaps for historically and currently underserved students.

### Safe & Welcoming Environment

Patton Middle School provides a safe and equitable learning environment for each student. We are committed to fostering a school culture and climate that is inclusive and is culturally and linguistically responsive to the needs of every student. We believe that learning happens most and best within the context of strong relationships. Our staff are committed to relationship-building between students and between students and staff.

### Outcomes

#### Our Staff (rounded FTE)



**45**  
Teachers



**18**  
Educational assistants



**4**  
Counselors/  
Psychologists



**88%**  
Average teacher retention rate

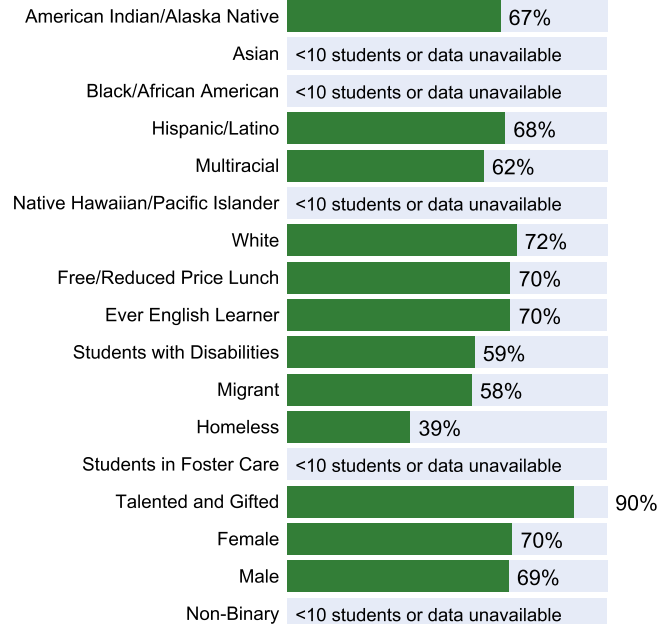


**85%**  
% of licensed teachers with more than 3 years of experience

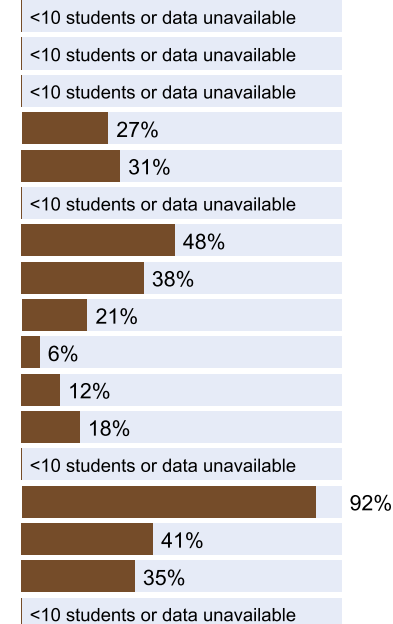


**Yes**  
Same principal in the last 3 years

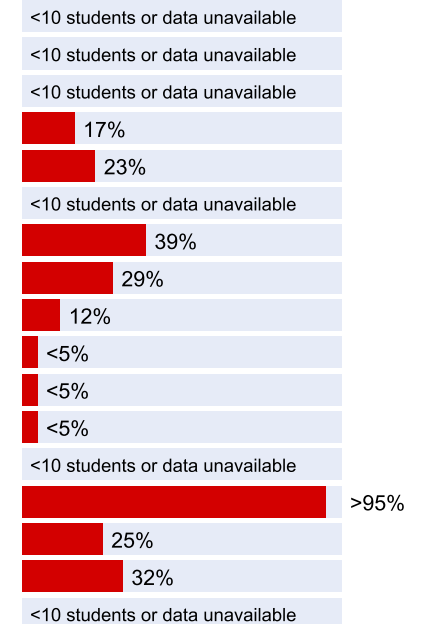
#### REGULAR ATTENDERS



#### ENGLISH LANGUAGE ARTS



#### MATHEMATICS



### About Our School

#### BULLYING, HARASSMENT, AND SAFETY POLICIES

Patton Middle School has a zero tolerance for bullying and harassment. Our school offers a nurturing and inclusive environment in which all students belong and each student is welcomed. Through a variety of daily activities and conversations, Patton Middle School continuously seeks to establish and sustain an equitable school culture and climate in which all students can thrive. The practice of safety is an integral part of the instructional programming that we provide.

#### EXTRACURRICULAR ACTIVITIES

Patton Middle School offers extensive extracurricular opportunities in our afterschool program, focused on Science, Technology, Engineering, Art, and Math (STEAM). Additionally, during the school day, students engage in STEAM-enriched activities, elective course offerings, and integrated learning opportunities. Also, Patton has a robust athletics program, including cross country, track, football, volleyball, and wrestling.

#### PARENT ENGAGEMENT

Patton Middle School is working to re-engage the parent/family community as COVID disrupted our routines in this area. We recognize that parent engagement is critical to student success as we value diverse voices and perspectives that represent the students we serve. We partner with families in multiple ways ranging from family nights, goal setting conferences, ParentSquare communication and weekly updates from the superintendent. We believe in the value of partnering with parents and guardians, as together we can create the support that is needed to ensure that every student attends school all day, every day.

#### COMMUNITY ENGAGEMENT

We take pride in strong community partnerships. As we engage in this work we aim to work collaboratively to positively impact the outcomes of students. Patton Middle School partners with a variety of community-based organizations, including:

- Yamhill County Community Care Organization
- Yamhill County Health Department
- McMinnville Education Foundation
- Linfield University
- Chemeketa Community College
- Evergreen Aviation and Space Museum



**OREGON**  
DEPARTMENT OF  
EDUCATION

Oregon achieves... together!

# OREGON AT-A-GLANCE SCHOOL PROFILE

## McMinnville High School

PRINCIPAL: Amy Fast | GRADES: 9-12 | 615 NE 15th St, McMinnville 97128 | 503-565-4200

2021-22

### Students We Serve

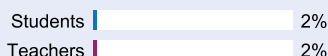


**2,112**

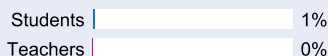
Student Enrollment

### DEMOGRAPHICS

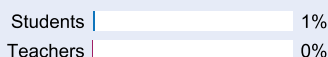
#### American Indian/Alaska Native



#### Asian



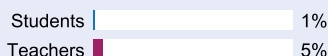
#### Black/African American



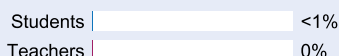
#### Hispanic/Latino



#### Multiracial



#### Native Hawaiian/Pacific Islander



#### White



**29%**

Ever English  
Learners



**4**

Languages  
Spoken

**14%**

Students  
with  
Disabilities

**96%**

Required  
Childhood  
Vaccinations

**>95%**

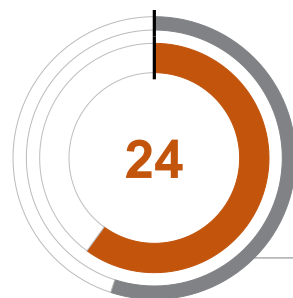
Free/  
Reduced  
Price Lunch

\*<10 students or data unavailable

### School Environment

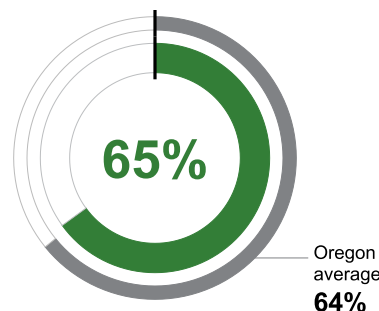
#### CLASS SIZE

Median size of classes in core subjects.



#### REGULAR ATTENDERS

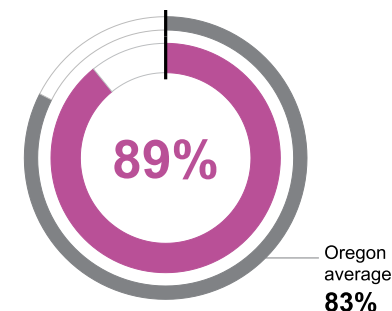
Students who attended more than 90% of their enrolled school days.



### Academic Progress

#### ON-TRACK TO GRADUATE

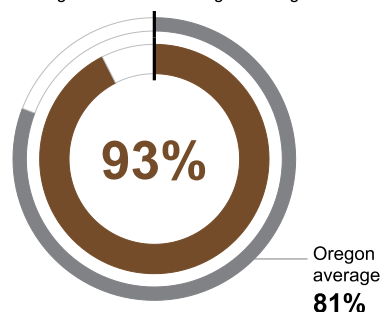
Students earning one-quarter of graduation credits in their 9th grade year.



### Academic Success

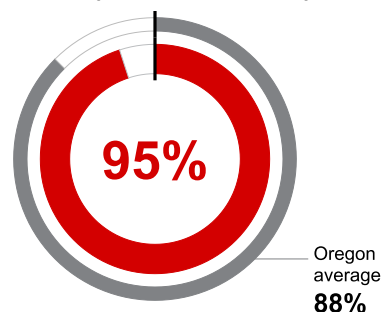
#### ON-TIME GRADUATION

Students earning a diploma within four years. Cohort includes students who were first-time ninth graders in 2017-18 graduating in 2020-21.



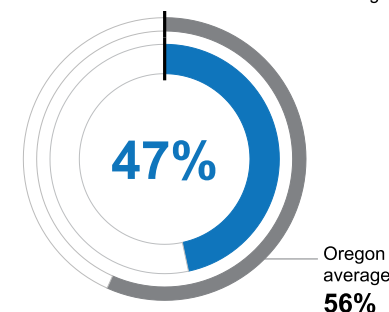
#### FIVE-YEAR COMPLETION

Students earning a high school diploma or GED within five years. Cohort Includes students who were first-time ninth graders in 2016-17 finishing in 2020-21.



#### COLLEGE GOING

Students enrolling in a two or four year college within 16 months of completing high school in 2019-20. Data from the National Student Clearinghouse.



### School Goals

McMinnville High School strives to achieve academic excellence through high standards of teaching and learning utilizing research-based best practices. Our staff is dedicated to supporting each student to develop the critical thinking and social/emotional skills that will enable them to pursue their individual aspirations in school, college, career and life.

### State Goals

The Oregon Department of Education is partnering with school districts and local communities to ensure a 90% on-time, four year graduation rate by 2025. To progress toward this goal, the state will prioritize efforts to improve attendance, provide a well-rounded education, invest in implementing culturally responsive practices, and promote continuous improvement to close opportunity and achievement gaps for historically and currently underserved students.

### Safe & Welcoming Environment

McMinnville High School provides a safe, culturally proficient, inclusive, and equitable learning environment for each student. We believe that learning happens best within the context of strong relationships. Our staff is committed to relationship-building between students and between students and staff.



# OREGON AT-A-GLANCE SCHOOL PROFILE CONTINUED

## McMinnville High School

2021-22

### Outcomes

#### Our Staff (rounded FTE)



**110**  
Teachers



**45**  
Educational  
assistants



**6**  
Counselors/  
Psychologists



**93%**  
Average teacher  
retention rate

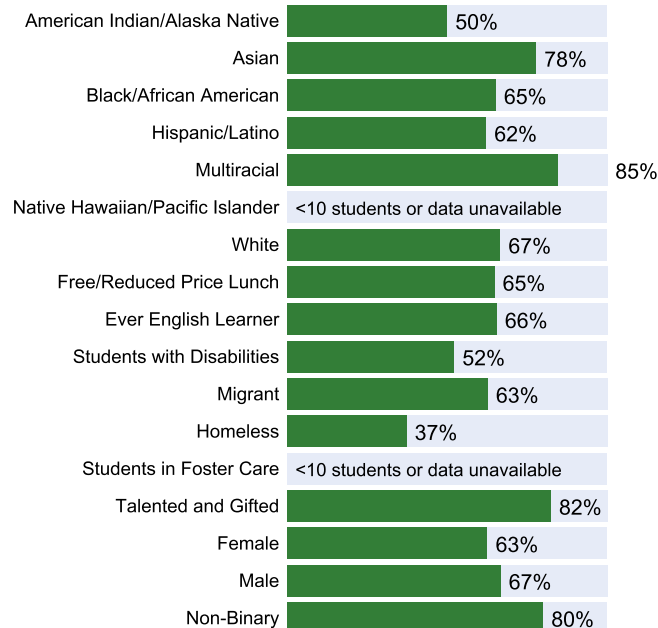


**88%**  
% of licensed teachers  
with more than 3 years  
of experience

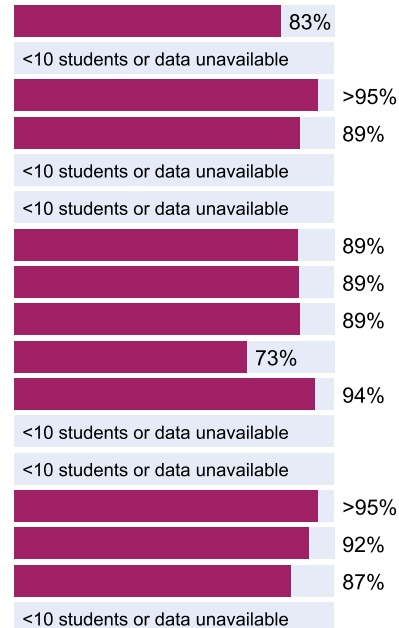


**Yes**  
Same principal in  
the last 3 years

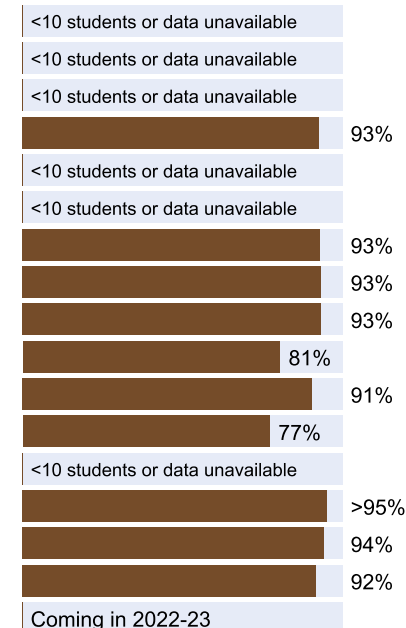
#### REGULAR ATTENDERS



#### ON-TRACK TO GRADUATE



#### ON-TIME GRADUATION



### About Our School

#### ADVANCED COURSEWORK

McMinnville High School offers a vast array of dual high school/college credit coursework through the College Credit Now program and Advanced Placement coursework. Dual credit coursework ranges from welding to construction to calculus to Spanish, and everything in between. Courses and credits offered can be viewed on the high school website at <http://mhs.msd.k12.or.us> under the Academics tab.

#### CAREER & TECHNICAL EDUCATION

McMinnville High School provides 16 fully articulated Career Pathways that feature dual high school/college credit courses, including:

- Business, Marketing and Finance
- Computer Science
- Construction
- Criminal Justice
- Culinary Arts
- Early Childhood Development
- Education
- Engineering and Aerospace Sciences
- Fabrication/Welding
- Fire and Emergency Services
- Health Services
- Natural Resources Management/Horticulture
- Performing Arts - Music
- Performing Arts - Theater
- Visual Arts
- Visual Communication

#### EXTRACURRICULAR ACTIVITIES

McMinnville High School has a robust afterschool program that includes a variety of clubs, such as the Diversity Club, Band, Leadership Club, Speech and Debate, Natural Resources Leadership, Japanese Club, Peer Support Club and Doernbecher Club, to name a few. Our high school offers a full array of high school athletics programs, including football, soccer, basketball, volleyball, swimming, wrestling, baseball track and field, and tennis.

#### PARENT & COMMUNITY ENGAGEMENT

McMinnville High School is working to re-engage the parent/family community as COVID disrupted our routines in this area. We recognize that parent engagement is critical to student success and we welcome parent and family engagement through a variety of activities:

- Curriculum nights
- College recruitment events
- FAFSA completion support
- Career events
- Parent/teacher conferences
- Parent volunteers
- Regular communication through newsletters, ParentSquare, phone calls, texts, emails, and the school website.



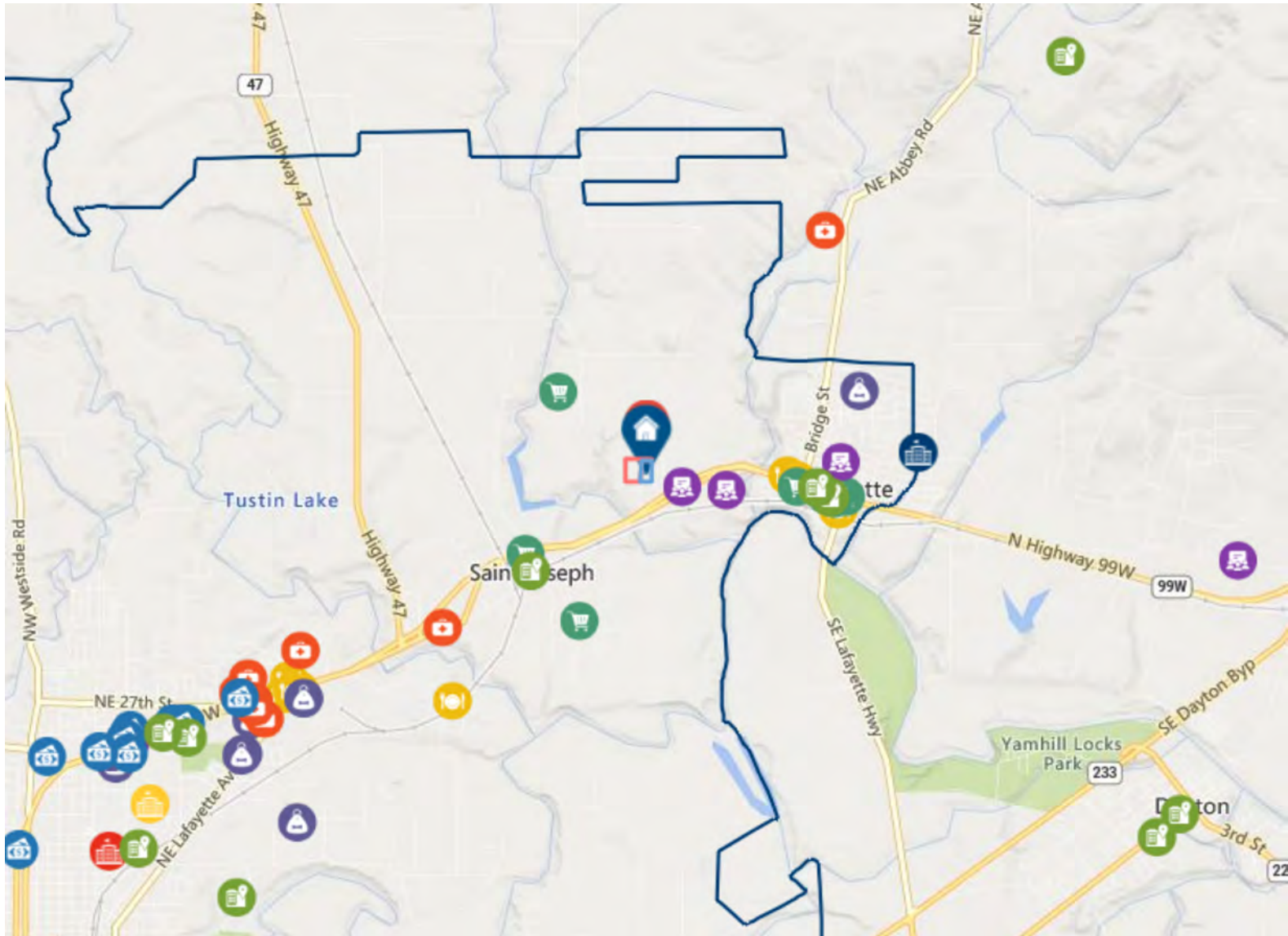
First American Title™

## Local Business Report

Subject: 10221 NE Mattey Ln McMinnville, OR 97128

503.219.8746(TRIO) | [cs.oregon@firstam.com](mailto:cs.oregon@firstam.com)

Report Created: 5/9/2023



Food



Healthcare



Public Agencies



Shopping



Community



Pet Services



Financial



First American Title™

## Local Business Report

Subject: 10221 NE Matthey Ln McMinnville, OR 97128

503.219.8746(TRIO) | cs.oregon@firstam.com

Report Created: 5/9/2023



## Restaurants

Kin's Bar & Grill	180 W 3rd St Lafayette, OR 97127		0.72 miles
Carniceria Abastos	160 W 3rd St Lafayette, OR 97127	(503) 864-8336	0.77 miles
Hamblin Eatery	416 E 3rd St Lafayette, OR 97127	(503) 714-4031	0.92 miles
Martha's Tacos	440 E 3rd St Lafayette, OR 97127	(503) 864-3304	0.93 miles
Redtail Espresso	575 E 2nd St Lafayette, OR 97127	(503) 714-4026	1.00 miles
Evasion Brewing Production Facility	4230 NE Riverside Dr Mcminnville, OR 97128	(503) 835-5322	1.54 miles
Subway	2736 NE Highway 99W Mcminnville, OR 97128	(503) 434-1100	2.10 miles
Miso Hungry	2741 NE Highway 99W Mcminnville, OR 97128	(503) 857-8171	2.12 miles
Mazatlan Mexican Restaurant	2714 NE Highway 99W Mcminnville, OR 97128	(503) 472-9771	2.13 miles
Chipotle Mexican Grill	2696 NE Highway 99W Mcminnville, OR 97128	(503) 376-8628	2.18 miles



## Stores

R & A Nursery	4725 NE Millican Ln Mcminnville, OR 97128	(503) 358-0660	0.60 miles
OVS Equipment Solutions	2700 NE Saint Joseph Rd Mcminnville, OR 97128	(503) 435-2700	0.75 miles
Bill's Market	293 Bridge St Lafayette, OR 97127	(503) 864-4929	0.78 miles
North American Plants	9375 SE Warmington Rd Mcminnville, OR 97128	(503) 474-1852	0.84 miles
Little Learners Inc	344 3 St Lafayette, OR 97127		0.88 miles
Mix Fabrics	392 3 St Lafayette, OR 97127	(503) 951-0587	0.90 miles
Just Jonezn	449 3 St Lafayette, OR 97127		0.93 miles
St Johns Tire Shop	509 3 St Lafayette, OR 97127	(503) 714-4253	0.97 miles
76	516 W 3 St Lafayette, OR 97127	(503) 864-4385	0.99 miles
Ridgway Supply	624 E 3 St Lafayette, OR 97127	(503) 864-8265	1.03 miles





First American Title™

## Local Business Report

Subject: 10221 NE Matthey Ln McMinnville, OR 97128

503.219.8746(TRIO) | cs.oregon@firstam.com

Report Created: 5/9/2023



### Pets

Valley Vineyard Labradoodles	1407 N Madison St Lafayette, OR 97127	(503) 784-3870	1.17 miles
Valley Equine Veterinary Service	2880 NE Lafayette Ave Mcminnville, OR 97128	(503) 472-3471	2.10 miles
McMillen Richard DVM	2880 NE Lafayette Ave Mcminnville, OR 97128	(503) 472-3471	2.10 miles
Petco	2370 NE Highway 99W Mcminnville, OR 97128	(503) 474-4252	2.39 miles
Schroeder Michelle DVM	2001 NE Lafayette Ave Mcminnville, OR 97128	(503) 472-6184	2.52 miles
McMinnville Veterinary Hospital	2001 NE Lafayette Ave Mcminnville, OR 97128	(503) 472-6184	2.53 miles
Reynolds Dog Resort	2818 NE Rivergate St Mcminnville, OR 97128	(503) 474-3647	2.53 miles
Painted Paws Grooming Spa	900 NE Highway 99W Mcminnville, OR 97128	(503) 882-7062	3.09 miles
Nature's Pet McMinnville	900 NE Highway 99W Mcminnville, OR 97128	(503) 434-5900	3.09 miles
Town & Country Fence And Deck	2135 NE McDonald Ln Mcminnville, OR 97128	(503) 434-6109	3.10 miles



### Healthcare

Western Medical Marketing	2743 NE Bunn Rd Mcminnville, OR 97128	(503) 492-2141	1.31 miles
Meloche Linda Nd	12125 Penny Ln Carlton, OR 97111	(503) 864-4797	1.54 miles
Cherrywood Memory Care	2750 NE Doran Dr Mcminnville, OR 97128	(503) 857-0338	1.99 miles
Walmart Pharmacy	2375 NE Highway 99W Mcminnville, OR 97128		2.30 miles
Yizhou Zhu	2400 OR-99W Mcminnville, OR 97128	(503) 376-7166	2.33 miles
Devin Bowyer	2400 OR-99W Mcminnville, OR 97128	(503) 376-7166	2.33 miles
Aspen Dental	2400 OR-99W Mcminnville, OR 97128	(503) 376-7166	2.33 miles
Safeway Pharmacy	2490 NE Highway 99W Mcminnville, OR 97128	(503) 435-3125	2.33 miles
Aspen Dental	2400 NE Highway 99W Mcminnville, OR 97128		2.34 miles
Gentle Dental McMinnville	2275 NE 27th St Mcminnville, OR 97128	(503) 472-3147	2.38 miles



First American Title™

## Local Business Report

Subject: 10221 NE Matthey Ln McMinnville, OR 97128

503.219.8746(TRIO) | cs.oregon@firstam.com

Report Created: 5/9/2023



## Community

Lafayette Airstrip Airport	Address Unavailable		0.20 miles
Lafayette Airstrip	Address Unavailable		0.42 miles
Historic Lafayette Research Library and Museum	Address Unavailable		1.00 miles
Ghost Hill Cellars	12220 NE Bayliss Rd Carlton, OR 97111	(503) 852-7347	2.72 miles
Excell Fitness	1461 OR-99W Mcminnville, OR 97128	(503) 434-5044	2.78 miles
Evergreen Aviation and Space Museum	Address Unavailable		2.91 miles
Falls Event Center	510 NE Capt Michael King Smith Way Mcminnville, OR 97128	(503) 687-3380	2.93 miles
Evergreen Aviation & Space Museum	500 NE Capt Michael King Smith Way Mcminnville, OR 97128	(503) 434-4180	2.94 miles
Planet Fitness	1199 OR-99W Mcminnville, OR 97128	(503) 472-7600	2.97 miles
Stoller Family Estate	16161 NE McDougall Rd Dayton, OR 97114	(503) 864-3404	3.07 miles



## Financial

Oregon First Community Credit Union	2195 NE 27th St Mcminnville, OR 97128		2.38 miles
Chase	1675 NE Highway 99W Mcminnville, OR 97128	(503) 472-9505	2.75 miles
Chase	1675 OR-99W Mcminnville, OR 97128		2.69 miles
Bank of America	1650 OR-99W Mcminnville, OR 97128		2.70 miles
OnPoint Community Credit Union	2430 NE McDonald Ln Mcminnville, OR 97128	(503) 228-7077	2.95 miles
Portland Teachers Credit Union	2430 N McDonald Ln Mcminnville, OR 97128		3.00 miles
West Coast Bank	2214 N McDonald Ln Mcminnville, OR 97128		3.02 miles
Oregon First Community Credit Union	833 OR-99W Mcminnville, OR 97128		3.15 miles
First Federal	350 NE Baker Creek Rd Mcminnville, OR 97128	(503) 474-0731	3.40 miles
Wells Fargo	1335 NE Baker St Mcminnville, OR 97128	(503) 474-3501	3.75 miles



First American Title™

## Local Business Report

Subject: 10221 NE Matthey Ln McMinnville, OR 97128

503.219.8746(TRIO) | cs.oregon@firstam.com

Report Created: 5/9/2023



## Public Agencies

Saint Joseph Post Office (historical)	Address Unavailable		0.78 miles
United States Postal Service (USPS)	491 3rd St Lafayette, OR 97127	(503) 864-2693	0.95 miles
Lafayette Post Office	Address Unavailable		0.88 miles
McMinnville DMV	2260 NE McDaniel Ln McMinnville, OR 97128	(503) 472-2900	2.72 miles
Oregon St Police Dept-McMinnville	1502 OR-99W McMinnville, OR 97128	(503) 472-0294	2.81 miles
McMinnville Water & Light	855 NE Marsh Ln McMinnville, OR 97128	(503) 472-6158	3.02 miles
Diamond Post Office (historical)	Address Unavailable		3.02 miles
United States Postal Service (USPS)	530 Ferry St Dayton, OR 97114	(503) 864-9010	3.21 miles
Yamhill County Gospel Rescue Mission	1340 NE Logan St McMinnville, OR 97128	(503) 472-9766	3.23 miles
Dayton City Hall	416 SE Ferry St Dayton, OR 97114	(503) 864-2221	3.24 miles



# Important Numbers Yamhill County

## CABLE / INTERNET / TELEPHONE

CenturyLink	855.263.9576
Comcast XFINITY	800.266.2278
DirecTV	877.926.3335
DISH Network	833.751.2663
Frontier	877.631.7169
HughesNet	855.768.8973
onlineNW	866.876.4052
Verizon	800.837.4966
WAVE Broadband	866.928.3123

## GARBAGE HAULERS

Recology	503.472.3176
Waste Management	800.808.5901

## MAJOR HOSPITALS / MEDICAL CTR.

McMinnville Immediate Health Care	503.435.1077
Providence Newberg Medical Ctr	503.537.1555
Willamette Valley Medical Ctr	503.472.6131

## NEWSPAPER

Oregonian	503.221.8240
The Newberg Graphic	503.538.2181
The News Register - McMinnville	503.472.3889
The News Register - Newberg	503.538.6126

## PUBLIC SCHOOL DISTRICT

Amity	503.835.2171
Dayton	503.864.2215
McMinnville	503.565.4000
Newberg	503.554.5000
Sheridan	971.261.6959
Willamina	503.876.4525
Yamhill Carlton	503.852.6980

## COLLEGE / UNIVERSITIES

George Fox University	503.538.8383
Linfield College	503.883.2200

## SEWER & WATER CO. / DISTRICTS

Amity	503.835.4181
Carlton	503.852.7575
Dayton	503.864.2221
Dundee	503.538.6700
Lafayette	503.864.2451
McMinnville	503.434.7313
Newberg	503.537.1205
Sheridan	503.843.2347
Willamina	503.876.2242
Yamhill	503.662.4344

## UTILITIES

McMinnville Gas-Propane	503.472.7220
McMinnville Water & Light	503.472.6158
NW Natural Gas	800.422.4012
Portland General Electric	503.228.6322

## TRANSPORTATION

Yamhill County Transit - McMinnville	503.474.4900
Yamhill County Transit - Newberg	503.538.7433

## ATTRACTIONS

Evergreen Aviation & Space Museum	503.434.4180
Wings & Waves Waterpark	503.687.3390

## DEPT. OF MOTOR VEHICLES (DMV)

Vehicle Registration - McMinnville	503.472.2900
Vehicle Registration - Newberg	503.945.5000

## YAMHILL COUNTY

Property Tax Information	503.472.9371
Voter Registration: McMinnville	503.434.7518
Voter Registration: Newberg/ Dundee	503.554.7850

## POLICE

Emergency-all areas	911
Amity	503.835.8606
Carlton	503.852.7575
Dayton	503.434.6500
Dundee	503.538.8321
Lafayette	503.434.6500
McMinnville	503.434.7307
Newberg	503.538.8321
Sheridan	503.434.6500
Willamina	503.434.6500
Yamhill	503.662.3511
Yamhill County Sherriff	503.434.6500

## MUNICIPALITIES General Information

Amity	503.835.3711
Carlton	503.852.3800
Dayton	503.864.2221
Dundee	503.538.3922
Lafayette	503.864.2451
McMinnville	503.434.7402
Newberg	503.538.9421
Sheridan	503.843.2347
Willamina	503.876.2242
Yamhill	503.662.3511

## UNITED STATES POST OFFICE

General Information	800.275.8777
Amity	503.835.6029
Carlton	503.852.6874
Dayton	503.864.9010
Dundee	503.538.8250
Lafayette	503.864.2693
McMinnville	503.472.1877
Newberg	503.554.8014
Sheridan	503.843.5194
Willamina	503.876.4587
Yamhill	503.662.4435

## CUSTOMER SERVICE DEPARTMENT

CUSTOMER SERVICE 503.219.8746  
cs.oregon@firstam.com

First American Title Insurance Company, and the operating divisions thereof, make no express or implied warranty respecting the information presented and assume no responsibility for errors or omissions. First American, the eagle logo, First American Title, and firstam.com are registered trademarks or trademarks of First American Financial Corporation and/or its affiliates.  
39214930522



**First American Title™**

©2022 First American Financial Corporation and/or its affiliates. All rights reserved. NYSE: FAF