

BEFORE THE BOARD OF COUNTY COMMISSIONERS  
FOR MULTNOMAH COUNTY, OREGON

**RESOLUTION NO. 08-021**

Authorizing the Private Sale of a Tax Foreclosed Property to the Association of Unit Owners of Columbia Point Condominiums [R482609]

**The Multnomah County Board of Commissioners Finds:**

- a. Multnomah County acquired through the foreclosure of liens for delinquent real property taxes, the real property described in the attached Exhibit A.
- b. The property has an assessed value of \$3,450.
- c. Although no written confirmation from the City of Portland was obtained, the Tax Title Division is confident that the irregular shape and size of the property make it unsuitable for the construction or placement of a dwelling thereon under current zoning ordinances and building codes, as provided under ORS 275.225.
- d. The Association of Unit Owners of Columbia Point Condominiums has agreed to pay \$5,000, an amount the Board finds to be a reasonable price for the property in conformity with ORS 275.225.

**The Multnomah County Board of Commissioners Resolves:**

1. Upon Tax Title's receipt of the payment of \$5,000, the Chair on behalf of Multnomah County is authorized to execute a deed, substantially in compliance with the attached deed; conveying to The Association of Unit Owners of Columbia Point Condominiums the real property described in the attached Exhibit A.

ADOPTED this 13th day of March, 2008.



BOARD OF COUNTY COMMISSIONERS  
FOR MULTNOMAH COUNTY, OREGON

  
Ted Wheeler, Chair

REVIEWED:

AGNES SOWLE, COUNTY ATTORNEY  
FOR MULTNOMAH COUNTY, OREGON

By   
Matthew O. Ryan, Assistant County Attorney

SUBMITTED BY:

M. Cecilia Johnson, Director, Dept. of Community Services  
Page 1 of 4 - Resolution 08-021 and Deed Authorizing Private Sale

## **Exhibit A Resolution**

### **Legal Description:**

All that part of the following described Parcel 1 lying Southerly, Easterly and Northerly of the following described Line "A"

#### **Parcel 1**

A tract of land in Section 34, Township 2 North, Range 1 East of the Willamette Meridian, in the City of Portland, County of Multnomah and State of Oregon, more particularly described as follows:

Beginning at a point which bears S51°56'57"E, a distance of 2545.46 feet from the West quarter corner of said Section 34, said point being the centerline intersections of North Tomahawk Island Drive and North Hayden Bay Drive; thence N59°32'45"E, a distance of 35.00 feet; thence N59°32'45"E, a distance of 80.12 feet; thence on a 191.00 foot radius curve to the right through a central angle of 20°35'30", a distance of 68.64 feet; thence N80°08'15"E, a distance of 1064.57 feet; thence N53°38'15"E, a distance of 457.01 feet to the 16 foot contour line (Columbia River Datum) on the Northeasterly bank of Hayden Island; thence following said contour line, S62°36'20"E, a distance of 297.22 feet; thence S39°54'30"E, a distance of 68.00 feet; thence S00°14'35"W, a distance of 107.60 feet; thence S82°29'10"W, a distance of 154.00 feet; thence S62°27'30"W, a distance of 234.17 feet; thence leaving said 16 foot contour line, N09°51'45"W a distance of 211.93 feet along the East line of Riverhouse-East, A Condominium to the Northeast corner thereof; thence S80°08'15"W, a distance of 1349.56 feet, along the Northerly lines of Riverhouse-East, A Condominium and Riverhouse Condominium; thence along the arc of a 170.5 foot radius curve to the left, through a central angle of 20°35'30", an arc distance of 61.28 feet; thence S59°32'45"W, a distance of 80.12 feet to the Easterly line of N. Tomahawk Island Drive; thence N30°27'15"W, a distance of 20.50 feet to the point of beginning

#### **Line "A"**

Beginning at a 5/8" by 30" iron rod with a yellow plastic cap inscribed "OTAK, Inc.", said iron rod being on the East line of Riverhouse-East, A Condominium, a duly recorded plat in Multnomah County, Oregon and bearing S09°51'45"E, a distance of 180.97 feet from the Northeast corner of said Riverhouse-East, A Condominium; thence N64°07'36"E, a distance of 64.21 feet; thence S42°36'14"E, a distance of 87.18 feet; thence N53°58'36"E, a distance of 64.35 feet; thence N36°00'27"W, a distance of 69.28 feet; thence N67°31'06"E, a distance of 112.53 feet to a point on the Southerly line of the above described Parcel 1 and the point of beginning of the line herein to be described; thence N67°31'06"E, a distance of 118.49 feet; thence N20°50'50"E, a distance of 37.41 feet; thence N12°40'22"E, a distance of 43.46 feet; thence N36°17'17"W, a distance of 40.51 feet; thence N52°47'48"W, a distance of 82.67 feet; thence N62°31'20"W, a distance of 28.58 feet to the Northwest line of the above described Parcel 1; thence N53°38'15"E, along the Northwest line of the above described Parcel 1 to the most Northerly corner of said Parcel 1 and the terminus of the line herein described.

Until a change is requested, all tax statements  
shall be sent to the following address:  
ASSOCIATION OF UNIT OWNERS OF  
COLUMBIA POINT CONDOMINIUMS  
12503 SE MILL PLAIN SUITE 260  
VANCOUVER WA 98684

After recording return to:  
Multnomah County Tax Title 503/4

**Deed D082154 For R482609**

MULTNOMAH COUNTY, a political subdivision of the State of Oregon, **Grantor**, conveys to the ASSOCIATION OF UNIT OWNERS OF COLUMBIA POINT CONDOMINIUMS **Grantee**, the real property described in the attached **Exhibit A**.

The true consideration paid for this transfer is \$5,000.

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S 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. 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.

IN WITNESS WHEREOF, MULTNOMAH COUNTY has caused these presents to be executed by the Chair of the Multnomah County Board of Commissioners the 13th day of March 2008, by authority of a Resolution of the Board of County Commissioners heretofore entered of record.

BOARD OF COUNTY COMMISSIONERS  
FOR MULTNOMAH COUNTY, OREGON

\_\_\_\_\_  
Ted Wheeler, Chair

REVIEWED:

AGNES SOWLE, COUNTY ATTORNEY  
FOR MULTNOMAH COUNTY, OREGON

By \_\_\_\_\_  
Matthew O. Ryan, Assistant County Attorney

STATE OF OREGON            )  
                                      ) ss  
COUNTY OF MULTNOMAH    )

This Deed was acknowledged before me this 13th day of March 2008, by Ted Wheeler, to me personally known, as Chair of the Multnomah County Board of Commissioners, on behalf of the County by authority of the Multnomah County Board of Commissioners.

\_\_\_\_\_  
Deborah Lynn Bogstad  
Notary Public for Oregon  
My Commission expires: 6/27/09

## **EXHIBIT A**

(DEED D082154 & TAX ACCOUNT R482609)

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