

BEFORE THE BOARD OF COUNTY COMMISSIONERS
FOR MULTNOMAH COUNTY, OREGON

RESOLUTION NO. 06-168

Authorizing the Private Sale of a Tax Foreclosed Property to SUSAN J. HAZEL & GWENLYN M. THOMAS

The Multnomah County Board of Commissioners Finds:

- a. Multnomah County acquired the real property described in Exhibit A through the foreclosure of liens for delinquent real property taxes.
- b. The property has an assessed value of \$200 on the County's current tax roll.
- 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, which is estimated to be approximately 190 square feet; 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. SUSAN J. HAZEL & GWENLYN M. THOMAS have agreed to pay \$100, an amount the Board finds to be a reasonable price for the property in conformity with ORS 275.225.

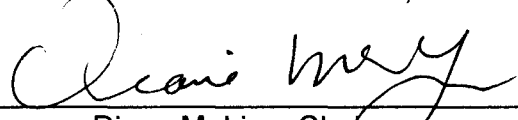
The Multnomah County Board of Commissioners Resolves:

1. Upon Tax Title's receipt of the payment of \$100 the Chair on behalf of Multnomah County, is authorized to execute a Bargain and Sale deed conveying to SUSAN J. HAZEL & GWENLYN M. THOMAS, the real property described in the attached Exhibit A.

ADOPTED this 5th day of October, 2006.



BOARD OF COUNTY COMMISSIONERS
FOR MULTNOMAH COUNTY, OREGON


Diane M. Linn, Chair

REVIEWED:

AGNES SOWLE, COUNTY ATTORNEY
FOR MULTNOMAH COUNTY, OREGON


By 
Matthew O. Ryan, Assistant County Attorney

Exhibit A (Resolution)

LEGAL DESCRIPTION:

A parcel of land situated in the Northwest One Quarter of Section 21, Township 1 South, Range 1 East of the Willamette Meridian, in the City of Portland, Multnomah County, Oregon described as follows:

Beginning at the West One Quarter corner of said Section 21, thence North along the West line of said Section 21, 659.25 feet; thence South $89^{\circ}38'00''$ East, 30 feet to a point being the intersection of the East line of S.W. 25th Avenue and the Northwest corner of Lot 1 of Partition Plat 2001-52; thence continuing South $89^{\circ}38'00''$ East to the Northeast corner of Lot 2 of Partition Plat 2001-52; thence south and parallel with the west line of said Section 21 a distance of 120.75 feet, more or less, to the true point of beginning being the Southeast corner of Lot 3 of Partition Plat 2001-52; thence North and parallel with the West line of said Section 21 to its intersection with the West line of S.W. 24th Avenue; thence Southerly along said West line of S.W. 24th Avenue to a point which lies South $89^{\circ}38'00''$ East of the true point of beginning; thence North $89^{\circ}38'00''$ West to the true point of beginning.

Until a change is requested, all tax statements
shall be sent to the following address:
SUSAN J. HAZEL & GWENLYN M. THOMAS
7511 SW 27th AVE
PORTLAND OR 97219

After recording, return to:
MULTNOMAH COUNTY
TAX TITLE 503/4

Deed D072093 for R330274

MULTNOMAH COUNTY, a political subdivision of the State of Oregon, Grantor, conveys to SUSAN J. HAZEL & GWENLYN M. THOMAS, Grantees, the real property in the attached Exhibit A.

The true consideration for this conveyance is \$100.

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 197.352. 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 APPROVED USES, 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 197.352.

IN WITNESS WHEREOF, MULTNOMAH COUNTY has caused these presents to be executed by the Chair of the Multnomah County Board of Commissioners the 5th day of October 2006, by authority of a Resolution of the Board of County Commissioners heretofore entered of record.

BOARD OF COUNTY COMMISSIONERS
FOR MULTNOMAH COUNTY, OREGON

Diane M. Linn, 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 5th day of October 2006, by Diane M. Linn, 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 D072093 & Tax Account R330274)

LEGAL DESCRIPTION:

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Beginning at the West One Quarter corner of said Section 21, thence North along the West line of said Section 21, 659.25 feet; thence South $89^{\circ}38'00''$ East, 30 feet to a point being the intersection of the East line of S.W. 25th Avenue and the Northwest corner of Lot 1 of Partition Plat 2001-52; thence continuing South $89^{\circ}38'00''$ East to the Northeast corner of Lot 2 of Partition Plat 2001-52; thence south and parallel with the west line of said Section 21 a distance of 120.75 feet, more or less, to the true point of beginning being the Southeast corner of Lot 3 of Partition Plat 2001-52; thence North and parallel with the West line of said Section 21 to its intersection with the West line of S.W. 24th Avenue; thence Southerly along said West line of S.W. 24th Avenue to a point which lies South $89^{\circ}38'00''$ East of the true point of beginning; thence North $89^{\circ}38'00''$ West to the true point of beginning.