

BEFORE THE BOARD OF COUNTY COMMISSIONERS
FOR MULTNOMAH COUNTY, OREGON

RESOLUTION NO. _____

Authorizing the Repurchase of A Tax Foreclosed Property by the Former Owners, Steve Ephrem & Jerry Ephrem.

The Multnomah County Board of Commissioners Finds:

- a. Jerry Ephrem and Steve Ephrem are the former owners of certain real property located in Multnomah County, Oregon, described as:

Lot 4 and the South 45 feet of Lot 5, Block 4, Silvey Addition #2

(the "Property"). On or about September 30, 2009 judgment was entered in Multnomah County Circuit Court foreclosing the delinquent taxes levied against the Property.

- b. On September 30, 2011, the County Tax Collector deeded all right, title and interest in the Property to Multnomah County as authorized under ORS 312.200.
- c. Jerry Ephrem has applied to the County in compliance with MCC Section 7.402 to repurchase the Property for \$44,266.06 which amount is not less than that required by ORS 275.180 and MCC Subsection 7.402(C).
- d. The County has received payment in the amount of \$44,266.06 from Jerry Ephrem, and it is in the best interest of the County that the Property be sold to the former owners.

The Multnomah County Board of Commissioners Resolves:

1. The County Chair is authorized to execute a deed, in substantial conformance with the attached deed, conveying the Property to Steve Ephrem and Jerry Ephrem.

ADOPTED this 12th day of January, 2012

BOARD OF COUNTY COMMISSIONERS
FOR MULTNOMAH COUNTY, OREGON

Jeff Cogen, Chair

REVIEWED:

JENNY M. MORF, ACTING COUNTY ATTORNEY
FOR MULTNOMAH COUNTY, OREGON

By _____
Matthew O. Ryan, Assistant County Attorney

SUBMITTED BY:
Joanne Fuller, Director, Dept. of County Management

Until a change is requested, all tax statements shall be sent to the following address:

JERRY EPHREM
605 NE 114TH AVE
PORTLAND OR 97220

After recording return to:

Multnomah County Special Programs 503/2

Deed D122257 for R270359

MULTNOMAH COUNTY, a political subdivision of the State of Oregon, **Grantor**, conveys to Steve Ephrem & Jerry Ephrem, **Grantees**, the following described real property located in Multnomah County, Oregon:

Lot 4 and the South 45 feet of Lot 5, Block 4, Silvey Addition #2

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, AND SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009. 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, AND SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009.

The true consideration for this conveyance is \$44,266.06

IN WITNESS WHEREOF, the Multnomah County Board of Commissioners by authority of a Resolution of the Board, entered of record; has caused this deed to be executed by the Chair of the of County Board.

Dated this 12th day of January, 2012.

BOARD OF COUNTY COMMISSIONERS
FOR MULTNOMAH COUNTY, OREGON

Jeff Cogen, Chair

STATE OF OREGON)
) ss
COUNTY OF MULTNOMAH)

This Deed was acknowledged before me this 22nd day of December 2011, by Jeff Cogen, 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.

Marina A. Baker,
Notary Public for Oregon;
My Commission expires: 6/14/2014

REVIEWED:
JENNY M. MORF, ACTING COUNTY ATTORNEY
FOR MULTNOMAH COUNTY, OREGON

By _____
Matthew O. Ryan, Assistant County Attorney