



MULTNOMAH COUNTY AGENDA PLACEMENT REQUEST

(Revised: 8/18/11)

Board Clerk Use Only

Meeting Date: 8/2/12
Agenda Item #: C.1
Est. Start Time: 9:30 AM
Date Submitted: 7/10/12

Agenda Title: **RESOLUTION Authorizing the Private Sale of a Tax Foreclosed Property To William A. Coutant and Susan E. Kohler.**

Note: If Ordinance, Resolution, Order or Proclamation, provide exact title. For all other submissions, provide a clearly written title sufficient to describe the action requested.

Requested Meeting Date: August 2, 2012 **Time Needed:** Consent
Department: County Management **Division:** Assessment, Recording and Taxation/Special Programs
Contact(s): Sally Brown and Becky Grace
Phone: 503-988-3326 **Ext.** 22349 **I/O Address:** 503/2
Presenter Name(s) & Title(s): Randy Walruff, Division Director

General Information

1. What action are you requesting from the Board?

The Assessor is requesting the Board approve the private sale of a tax foreclosed property to the adjacent property owners William A. Coutant and Susan E. Kohler.

2. Please provide sufficient background information for the Board and the public to understand this issue. Please note which Program Offer this action affects and how it impacts the results.

The subject property (as shown in Exhibit A) was foreclosed on for delinquent property taxes and came into county ownership on October 25, 1985. A letter was sent to the adjacent property owner informing them how the strip located east of the owner's property received by Multnomah County through tax foreclosure and that the strip is available to purchase through private sale. The adjacent owner contacted the county to purchase the strip at private sale per ORS 275.225. The parcel is approximately 3 square feet, is not buildable, and is on the current tax roll with a real market value of \$100. The adjacent owner offered to purchase the strip for \$100 from the county and plans to consolidate the parcel into their main account.

This action affects our Program Offer 72038 by placing a tax foreclosed property back onto the tax roll.

3. Explain the fiscal impact (current year and ongoing).

The private sale will allow for recovery of the delinquent taxes, fees, and expenses. The sale will also reinstate the property onto the tax roll (see Exhibit B.)

4. Explain any legal and/or policy issues involved.

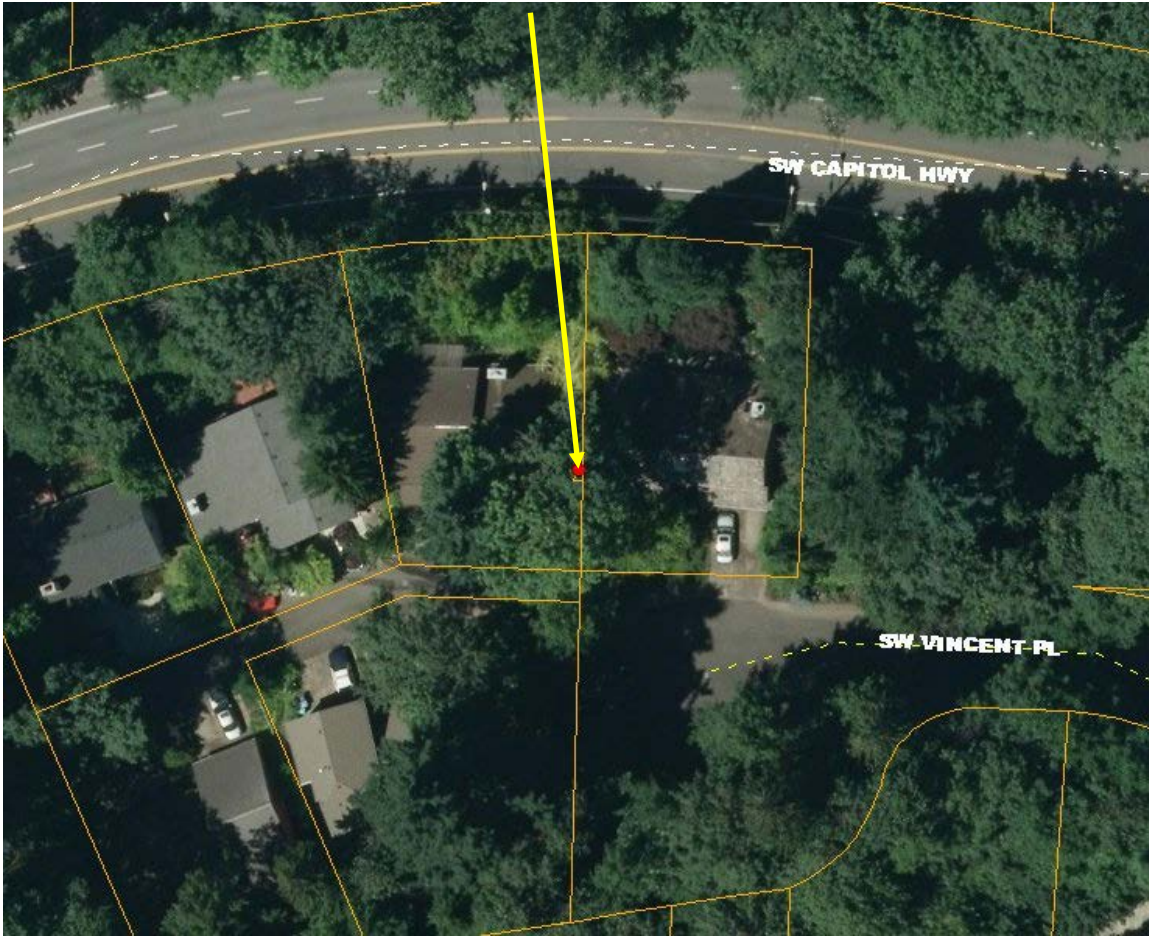
No legal issues are expected. The parcel will be deeded "As Is" without guarantee of clear title.

5. Explain any citizen and/or other government participation that has or will take place.

No citizen or government participation is anticipated.

Exhibit A

R110552 Tax Lot 11300 – Adjacent to 909 SW Vincent Pl Portland, OR 97239



R110551 Tax Lot 11400 - 909 SW Vincent Pl (Adjacent Owner)

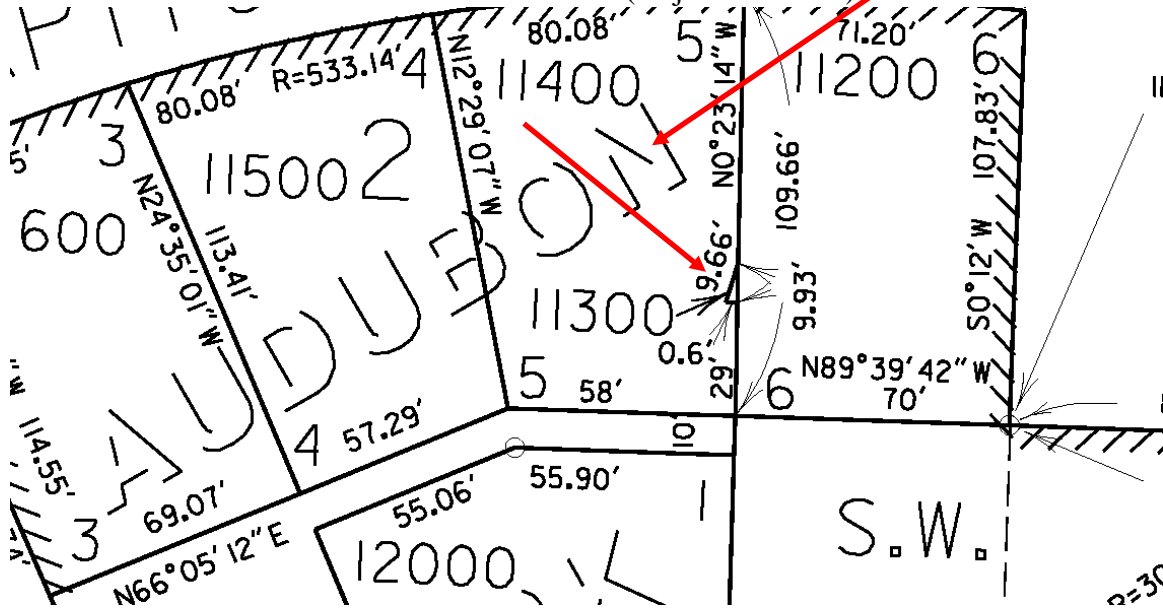


EXHIBIT B

LEGAL DESCRIPTION:

Described in that certain TAX FORECLOSURE DEED dated the 25th day of October, 1985, and recorded on October 25, 1985 at Book 1860 and Page 1704 in the Multnomah County Deed Records; being the 11th property interest listed on Page 1706 of said TAX FORECLOSURE DEED.

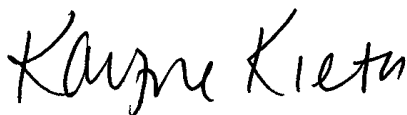
PROPERTY ADDRESS: Adjacent to 909 SW Vincent PI
TAX ACCOUNT NUMBER: R110552
GREENSPACE DESIGNATION: No designation
SIZE OF PARCEL: More or less 3 square feet
ASSESSED VALUE: \$100

Itemized Expenses For Total Price of Private Sale

BACK TAXES & INTEREST& FEES:	\$15.60
MAINTENANCE COSTS:	\$00.00
CITY LIENS:	\$00.00
RECORDING FEE:	\$40.00
TOTAL	\$55.60
MINIMUM PRICE REQUEST OF PRIVATE SALE	\$100.00

Required Signature

Elected
Official or
Department
Director:



Date: 6-10-12