

BEFORE THE BOARD OF COUNTY COMMISSIONERS  
FOR MULTNOMAH COUNTY, OREGON

**RESOLUTION NO. 05-119**

Authorizing the Private Sale of a Tax Foreclosed Property to OLD & YOUNG PROPERTIES LLC.

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

- a. Multnomah County acquired the real property described below through the foreclosure of liens for delinquent property taxes.
- b. The property has an assessed value of \$2,300 on the County's current tax roll.
- c. After the sheriff has unsuccessfully attempted to sell real property of the county as provided in ORS 275.120 to 275.160, the county court may sell such lands, or any part thereof, or any interest therein less than the whole fee, at private sale without further notice but for not less than the largest amount bid therefore at any such sale, or, if no bid therefore was made, at such price as the county court deems reasonable, but at a price no less than 15 percent of the minimum bid set under ORS 275.110 for the sheriff's sale.
- d. The property was offered for sale at public auction on February 26 of 2002 for a minimum price of \$1,500 but no bids were received.
- e. OLD & YOUNG PROPERTIES LLC have agreed to pay \$750, an amount the Board finds to be a reasonable price for the property in conformity with ORS 275.200(2).

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

1. Upon Tax Title's receipt of the payment in full, the Chair on behalf of Multnomah County, is authorized to execute a Bargain and Sale Deed conveying to OLD & YOUNG PROPERTIES LLC, the real property described in the attached Exhibit A.

ADOPTED this 30th day of June, 2005.



BOARD OF COUNTY COMMISSIONERS  
FOR MULTNOMAH COUNTY, OREGON

Diane M. Linn, Chair

REVIEWED:

AGNES SOWLE, COUNTY ATTORNEY  
FOR MULTNOMAH COUNTY, OREGON

By

Christopher D. Crean, Assistant County Attorney

## EXHIBIT A (RESOLUTION)

### Legal Description:

A parcel of land in Section 12, Township 2 North, Range 2 West of the Willamette Meridian, County of Multnomah and State of Oregon, being a portion of that property conveyed to Leo H. Kaptur and Eva Kaptur as described and recorded in PS Book 704, Page 102, Record of Deeds, more particularly described as follows:

Beginning at a point in the center of the Lower Columbia River Highway right of way which is North 20° 56' West, a distance of 264 feet and South 87° 34' East, a distance of 237.4 feet from the Northwest corner of the Weatherbee Donation Land Claim; thence North 20° 56' West along the center line of the above mentioned right of way, a distance of 150 feet; thence North 87° 34' West, a distance of 315.1 feet to an iron rod; thence South 20° 56' East, a distance of 150 feet to an iron rod; thence South 87° 34' East, a distance of 315.1 feet to the point of beginning.

Excepting that portion lying within the right of way of the Lower Columbia River Highway.

Further excepting that portion conveyed to the State of Oregon, by and through its State Highway Commission by Final Judgment entered May 24, 1971 in the Circuit Court for Multnomah County, Case No. 363-562.

**Multnomah County Deed No.: D052018**  
**Tax Account No.: R325636**

Until a change is requested, all tax statements  
Shall be sent to the following address:  
OLD & YOUNG PROPERTIES LLC  
9522 SW 62nd Drive  
PORTLAND, OR 97219-4919

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

**Bargain and Sale Deed D052018 for R325636**

MULTNOMAH COUNTY, a political subdivision of the State of Oregon, Grantor, conveys to OLD & YOUNG PROPERTIES LLC, Grantee, the following described real property described in the attached Exhibit A.

The true consideration for this conveyance is \$750.

**THIS INSTRUMENT WILL 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 AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930.**

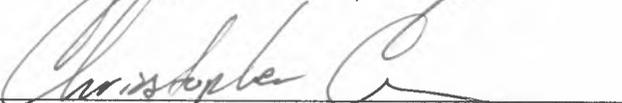
IN WITNESS WHEREOF, MULTNOMAH COUNTY has caused these presents to be executed by the Chair of the Multnomah County Board of Commissioners the 30th day of June, 2005, by authority of a Resolution of the Board of County Commissioners heretofore entered of record.

BOARD OF COUNTY COMMISSIONERS  
FOR MULTNOMAH COUNTY, OREGON

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Diane M. Linn, Chair

REVIEWED:

AGNES SOWLE, COUNTY ATTORNEY  
FOR MULTNOMAH COUNTY, OREGON

By   
Christopher D. Crean, Assistant County Attorney

STATE OF OREGON            )  
  ) ss  
COUNTY OF MULTNOMAH    )

This Deed was acknowledged before me this 30th day of June, 2005, 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.

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

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**Multnomah County Deed No.: D052018**

**Tax Account No.: R325636**