

BEFORE THE BOARD OF COUNTY COMMISSIONERS  
FOR MULTNOMAH COUNTY, OREGON

RESOLUTION NO. 2019-040

Authorizing the Repurchase of Tax Foreclosed Property as Allowed Under ORS 275.180 to Theresa Montantes.

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

- a. The Theresa Montantes is the former owner of certain real property, more particularly described in the proposed deed to Theresa Montantes ("Former Owner"), attached and identified as Exhibit A ("Property").
- b. On or about October 6, 2016, judgment was entered in Multnomah County Circuit Court foreclosing the delinquent taxes levied against the Property.
- c. On October 9, 2018, the County Tax Collector deeded all right, title and interest in the Property to Multnomah County as authorized under ORS 312.200.
- d. Staff have identified the Former Owner and Property as a candidate for a Housing Retention Repurchase Trial. A County funding source dedicated to affordable housing for youth and families with children will pay the repurchase price of \$34,145.81, an amount consistent with ORS 275.180 and MCC Subsection 7.402(B).
- e. It is in the best public interest that the Property be sold to the Former Owner as described above in Paragraph d.

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

The County Chair is authorized to execute a deed, in substantial conformance with the attached deed, conveying the Property to Theresa Montantes.

ADOPTED this 16th day of May 2019.



BOARD OF COUNTY COMMISSIONERS  
FOR MULTNOMAH COUNTY, OREGON

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Deborah Kafoury, Chair

REVIEWED:  
JENNY M. MADKOUR, COUNTY ATTORNEY  
FOR MULTNOMAH COUNTY, OREGON


By   
Carlos A. Rasch, Assistant County Attorney

EXHIBIT A TO RESOLUTION

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

(Grantee) THERESA MONTANTES  
1054 NE 6<sup>TH</sup> ST  
GRESHAM, OR 97030

After recording return to:  
(Grantor) MULTNOMAH COUNTY  
%TAX TITLE  
501 SE HAWTHORNE BLVD  
PORTLAND OR 97214

D192620 For R558856

QUITCLAIM DEED

MULTNOMAH COUNTY, a political subdivision of the State of Oregon, **Grantor**, releases and quitclaims to THERESA MONTANTES, **Grantee**, all the right, title and interest in and to the following described real property:

**Lot 3, SAWGRASS FLATS, in the City of Gresham, County of Multnomah and State of Oregon**

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, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010. 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, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010.

The true consideration for this conveyance is \$34,145.81

IN WITNESS WHEREOF, the Multnomah County Board of Commissioners by authority of an Order of the Board, entered on May 16, 2019, by Order No. 2019-\_\_\_\_, has caused this deed to be executed by the Chair of the County Board.

Dated this \_\_\_\_\_ day of May 2019.

BOARD OF COUNTY COMMISSIONERS  
FOR MULTNOMAH COUNTY, OREGON

\_\_\_\_\_  
Deborah Kafoury, Chair

STATE OF OREGON                    )  
  ) ss  
COUNTY OF MULTNOMAH        )

This Deed was acknowledged before me this \_\_\_\_\_ day of May 2019, by Deborah Kafoury, 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: 5/23/2022

REVIEWED:  
JENNY M. MADKOUR, COUNTY ATTORNEY  
FOR MULTNOMAH COUNTY, OREGON

By \_\_\_\_\_  
Carlos Rasch, Assistant County Attorney