

**BEFORE THE BOARD OF COUNTY COMMISSIONERS  
FOR MULTNOMAH COUNTY, OREGON**

**RESOLUTION NO. 2020-064**

Authorizing the Private Sale of a Tax Foreclosed Property as Allowed Under ORS 275.225 to the City of Gresham.

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

- a. Multnomah County acquired through the foreclosure of liens for delinquent real property taxes certain real property located in Multnomah County, more particularly described in a copy of the proposed deeds, attached as Exhibit 1 ("Property").
- b. ORS 275.225 allows the County to sell County owned property, including property acquired through tax foreclosure, at a private sale if that property meets certain conditions with respect to value and the applicable zoning and building codes.
- c. The Property has a real market value of less than \$15,000.00 on each constituent account on the assessment roll prepared for the County, consistent with the requirement of ORS 275.225(1)(a).
- d. The zoning jurisdiction and record and current use indicates that the Property is currently unsuitable for the construction or placement of a dwelling thereon under applicable zoning ordinances and building codes, as provided under ORS 275.225(1)(b).
- e. The County has received payment in the amount of \$5,000.00 from the City of Gresham ("Purchaser"), 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. The County Chair is authorized to execute a deed, in substantial conformance with the deed attached as Exhibit 1, conveying the Property to Purchaser, in consideration of \$5,000.00.

ADOPTED this 30th day of July 2020.



BOARD OF COUNTY COMMISSIONERS  
FOR MULTNOMAH COUNTY, OREGON

*Deborah Kafoury*

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

REVIEWED:

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

By

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

SUBMITTED BY: Travis Graves, Dept. of County Management

**EXHIBIT 1 TO THE RESOLUTION**

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

(Grantee) CITY OF GRESHAM  
1333 N.W. Eastman Parkway  
Gresham, OR 97030-

After recording return to:

(Grantor) MULTNOMAH COUNTY TAX TITLE PROGRAM  
501 SE HAWTHORNE BLVD  
PORTLAND OR 97214

**Bargain and Sale Deed D192634 for R340781**

MULTNOMAH COUNTY, a political subdivision of the State of Oregon, **Grantor**, conveys to CITY OF GRESHAM, a municipal corporation of the State of Oregon, **Grantee**; the following described real property:

See attached Exhibit A

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 \$5,000.

IN WITNESS WHEREOF, the Multnomah County Board of Commissioners by authority of an Order of the Board, entered on July 30, 2020, by Resolution No. 2020-064, has caused this deed to be executed by the Chair of the County Board.

Dated the \_\_\_\_ day of \_\_\_\_\_, 2020.

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 August, 2020, 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 Hovious  
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

ACCEPTED BY:  
THE CITY OF GRESHAM, OREGON, a municipal corporation

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City Manager or Designee

APPROVED AS TO FORM:

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City Attorney

EXHIBIT A

LEGAL DESCRIPTION:

R340781

An undivided one-third interest in and to the following, to be used as a community roadway of a parcel of land situated in Section 20, Township 1 South, Range 3 East of the Willamette Meridian, County of Multnomah, State of Oregon described as follows:

Beginning at the Southeast corner of that center tract of land described in deed dated February 3, 1912, recorded February 9, 1912, in Book 574, Page 82; thence North, tracing the East boundary of said land 1,089 feet to the Northeast corner thereof; thence West 30 feet; thence South parallel with the East boundary line of said tract 1,089 feet to a point in the South boundary line thereof; thence East 30 feet to the point of beginning.