

**MULTNOMAH COUNTY**  
**PREVIEW LIST SUBJECT TO CHANGE**

NOTICE: PUBLIC SALE OF TAX FORECLOSED PROPERTY

TIME: Monday, May 6, 2024 at 10:00 am. Registration begins at 9:00 am.

PLACE: 501 SE Hawthorne Blvd, Portland, Oregon 97214 The Multnomah Building  
Rm 126

NOTICE IS HEREBY GIVEN that the Sheriff of Multnomah County, Oregon, in accordance with the provisions of Oregon Revised Statutes 275.110 to 275.220 and Multnomah County Board Order No.: 2024-020, dated April 4, 2024, will offer for sale to the highest bidder, for cash as provided under ORS 275.188, the following real properties numbered 1-3. (RMV=Real Market Value on 2023 Tax Roll.) Parcel numbers 1 and 2 will be sold as one offering:

1. Tax Account No.: R146849

Approximate Location: 3900 SW CULLEN, PORTLAND, OR 97221

Minimum Bid: \$18,000. RMV: \$91,000.

Legal Description: A tract of land situated in the Southwest one-quarter of Section 17, Township 1, South, Range 1 East, of the Willamette Meridian, in the City of Portland, County of Multnomah and State of Oregon, being a part of Lot 1, Block 2, DEWITT HEIGHTS, being more particularly described as follows, to-wit:

Beginning at a 1/2 inch iron pipe at the most Easterly corner of Lot 1, Block 2, DEWITT HEIGHTS, which iron pipe is in the Southwesterly right-of-way line of said Southern Pacific Railroad at the terminus of SW Flower Street; thence South 80°24'47" West, along the Northerly right-of-way line of said SW Flower Street, 60.19 feet to a 5/8 inch iron rod and the true place of beginning; from said true place of beginning, thence leaving said Northerly right-of-way line North 18°34'46" West 60.89 feet to a 5/8 inch iron rod; thence North 58°38'00" West 29.64 feet to a 5/8 inch iron rod at a point of curve in the Southwesterly right-of-way line of said Southern Pacific Railroad; thence, along said Southwesterly right-of-way line, on a curve to the left having a radius of 2698.60 feet through a central angle of 02°28'26" a distance of 116.52 feet to a 5/8 inch iron rod at the most Northerly corner of said Lot 1, Block 2 DEWITT HEIGHTS; thence, leaving said Southwesterly right-of-way line, South 39°58'06" West, along the Northwesterly line of said Lot 1, Block 2, 20.29 feet to a 5/8 inch iron rod at the Southwesterly line of said Lot 1, Block 2; thence South 38°29'21" East, along the Southwesterly line of said Lot 1, Block 2, 165.25 feet (plat 165.20 feet) to a 5/8 inch iron rod at the most Southerly corner of said Lot 1, Block 2, in the Northwesterly right-of-way line of SW Flower Street; thence Northeasterly, along a curve to the right, having a radius of 219.97 feet through a central angle of 11°37'11" a distance of 44.61 feet to a 5/8 inch iron rod and point of tangent; thence, continuing along said Northerly right-of-way line, North 80°24'47" East 13.37 feet to the true place of beginning.

2. Tax Account No.: R328868

Approximate Location: 3900 SW CULLEN, PORTLAND, OR 97221

Minimum Bid: \$19,000. RMV: \$100,100.

Legal Description: A tract of land in the Southwest one-quarter of Section 17, Township 1 South, Range 1 East, of the Willamette Meridian, being a part of Lot 1, Block 2, DEWITT HEIGHTS, and a part of the deeded Southern Pacific Railroad (abandoned), in the City of Portland, County of Multnomah and State of Oregon, being more particularly described as follows:

Beginning at a 1/2 inch iron pipe at the most Easterly corner of Lot 1, Block 2, DEWITT HEIGHTS, which iron pipe is in the Southwesterly right-of-way line of said Southern Pacific Railroad at the terminus of SW Flower Street; thence South 80°24'47" West along the Northerly right-of-way line of said Flower Street, 45.00 feet to a 5/8 inch iron rod and the true point of beginning; thence leaving said Northerly right-of-way line North 13°56'52" West 126.86 feet to a 5/8 inch iron rod in the Northerly right-of-way line of said Southern Pacific Railroad; thence along a curve to the left having a radius of 2758.60 feet through a central angle of 01°36'57" a distance of 77.81 feet to the Northwest corner of Lot 1, ONAWAY, which Northwest corner is on the East-West of said Section 17, Township 1 South, Range 1 East; thence leaving said Northerly right-of-way line North 88°52'00" West along said East-West centerline 132.64 feet to a 5/8 inch iron rod in the Southwesterly right-of-way line of said Southern Pacific Railroad; thence Southeasterly along said Southwesterly right-of-way line along a curve to the right having a radius of 2698.60 feet through a central angle of 04°08'31" a distance of 195.08 feet (chord bears South 61°09'00" East 195.04 feet) to a 5/8 inch iron rod; thence South 58°38'00" East 29.64 feet to a 5/8 inch iron rod; thence South 18°34'46" East 60.89 feet to a 5/8 inch iron rod in the Northerly right-of-way line of SW Flower street; thence North 80°24'47" East along said Northerly right-of-way line 15.19 feet to the true point of beginning.

3. Tax Account No.: R339897

Approximate Location: 2840 SE ORIENT DR, GRESHAM, OR 97080

Minimum Bid: \$53,000. RMV: \$800,000.

Legal Description: Basis of bearings:

The bearings noted hereon are based upon the Northeasterly right of way line of SE Orient Drive per SN 61502, a survey of record in Multnomah County. The following description is based on a dependent re-survey conducted by Summit Land Surveyors in April 2015 which retraced those tracts of land described in deed to George Hale Development Inc. and recorded in document no. 2010-054546, herein referred to as (D3); document no. 2010-054548, referred to as (D2); and document no. 2010-054547, referred to as (D1).

Legal Description:

That tract of land located in the Southwest 1/4 of Section 13. Township 1 South.

Range 3 East, of the Willamette Meridian, City of Gresham, Multnomah County, the State of Oregon, more particularly described as follows:

Commencing at a 1/2" iron pipe found at the Northwest corner of Lot 13, plat of "Condor Estates"; thence along the boundary of (D2) S 89°11'07" W, 97.23 feet to a 5/8" iron rod with a yellow plastic cap stamped "WESTLAKE CONSULTANTS" found at the Southeast corner of (D3); thence along the monumented boundary of (D3) the following 3 courses, N 02°29'35" W, 140.30 feet to a 5/8" iron rod found at the Northeast corner of (D3); thence N 89°55'27" W, 427.59 feet to a 3/4" iron pipe found at the Northwest corner of (D3); thence S 00°13'44" E, 14.97 feet to the point of beginning; thence parallel with and 130.00 feet distant from the centerline of SE Orient Drive (60.00 feet wide), S 40°21'02" E, 988.53 feet to a point on the Northerly right of way line of SE Welch Road, being 30.00 feet distant from the centerline thereof; thence along said North right of way line, S 88°56'00" W, 129.20 feet to the Northeasterly right of way line of SE Orient Drive; thence along said right of way line, N 40°21'02" W, 842.94 feet; thence leaving said right of way line and along the monumented boundary of (D3) the following 2 courses, N 85°57'15" E, 35.44 feet to a 1/2" iron pipe; thence N 00°13'44" W, 110.86 feet to the point of beginning.

EXCEPTING THEREFROM that portion conveyed to the City of Gresham, a municipal corporation of the State of Oregon, in deed recorded May 5, 2017 as 2017 55145 and 2017 55147.

**PUBLIC SALE PAYMENT TERMS: CASH OR EARNEST MONEY:** Full payment of sale price due on date of sale, or a nonrefundable earnest money deposit due immediately on day of sale, and execution of County supplied Earnest Money Agreement for the balance of sale price. The Earnest Money Agreement will require balance due (CERTIFIED FUNDS) on or before Monday, May 13, 2024 by 2:00 pm, through appointment with DART Tax Title Program, 501 SE HAWTHORNE BLVD, Room 175, Portland, Oregon, 97214, or the sale is null and void. Possession is acquired when property is paid in full and the deed is recorded by the County.

County Website: For more information about the sheriff's sale, including copies of the sale rules, please consult the County's Tax Foreclosed Property Website:

<https://multco.us/tax-title> | e-mail: [tax.title@multco.us](mailto:tax.title@multco.us)

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