



MARION COUNTY BOARD OF COMMISSIONERS

Board Session Agenda Review Form

Meeting date: July 24, 2019 9:30am

Department: Finance Agenda Planning Date: July 18, 2019 Time required: 5

Audio/Visual aids

Contact: LeAnne Aurand Phone: 503-373-4364

Department Head Signature: Jeff J White

TITLE

Public Hearing to consider approval of the sale of Tax ID #R108128 to the City of Woodburn.

Issue, Description & Background

Marion County Finance was deeded Tax ID #R108128 on 12/21/2007 for non-payment of property taxes. This parcel is a .01 acre strip that is located off First St. and Cleavland St. in an public alleyway. Per Marion County Finance Policy 809-A, all departments heads were notified of the County's intention to eventually sell this property. Marion County declined to retain this parcel, a notification was then sent to the City of Woodburn. The City of Woodburn currently has several city improvement projects underway and is interested in buying this property to help complete the widening of this particular alleyway. Woodburn submitted an offer to purchase in the amount of \$754.95. Marion County Board of Commissioners discussed this matter at a Management Update meeting held on June 10, 2019 and agreed to accept the offer made by the City of Woodburn of \$754.95 pending the final approval of the Woodburn City Counsel. The Woodburn City Counsel is scheduled to meet July 22, 2019. This is the full amount of past due taxes, interest, and fees owed for this property. The Assessor has a current Real Market Value of this parcel listed as \$3,600.00.

Financial Impacts:

With the sale of this property Marion County will reduce its inventory of Tax Foreclosed Properties and reduce the potential liability concerns by city residents who currently access the property each day. The revenue generated from this sale will be dispersed among Marion County and the taxing districts.

Impacts to Department & External Agencies

None

Options for Consideration:

- 1. Approve the sale of Tax ID# R108128 to the City of Woodburn.
2. Decline the sale of Tax ID# R108128 to the City of Woodburn.
3. Postpone the decision to sell Tax ID# R108128 to the City of Woodburn.

Recommendation:

Marion County recommends approving the sale of Tax ID# R108128 to the City of Woodburn.

List of attachments:

- Offer letter from The City of Woodburn
Public Notice of Public Hearing
Quit Claim Deed

Presenter:

Jeff white, LeAnne Aurand, Camber Schlag



MARION COUNTY BOARD OF COMMISSIONERS

Board Session Agenda Review Form

Copies of completed paperwork sent to the following: (Include names and e-mail addresses.)

Copies to:

LAurand@co.marion.or.us



May 22, 2019

LeAnne M. Aurand
Foreclosed Propoerty Coordinator
Marion County Finance
555 Court Street NE
Salem, OR 97301

RE: Intent to Purchase Tax Lot 051W18BA09990 From Marion County

Dear Ms. Aurand:

The City of Woodburn desires to purchase the land parcel designated as tax lot 051W18BA09990. The purchase of this property is critical to enabling a legal alley access that extends from Arthur Street to Cleveland Street. The City is currently administering a construction project that involves full width alley improvements from Arthur Street to Cleveland Street, and we need this parcel to be able to construct the project and provide an adequate right-of-way through this existing alley. City Council will need to formally approve this purchase, and we can get this process going soon if necessary in order to expedite the process. Please let me know what you need from the City of Woodburn in order to complete the purchase of this parcel. Based on approved Marion County Administrative Policy 809 and Procedure 809-A, the City is willing to purchase this parcel for \$754.95, which is the total amount of previously unpaid property taxes for this parcel.

If you have a question, please contact me at (503) 982-5241.

Sincerely,

A handwritten signature in blue ink, appearing to read "Eric Liljequist".

Eric Liljequist, PE
Public Works Director

.Statesman Journal Publication

PUBLIC NOTICE OF PUBLIC HEARING Marion County Board of Commissioners will hold a public hearing Wednesday, July 24th, 2019, 9:30 a.m. at 555 Court St. NE, Salem, OR 97301 to consider a request from the City of Woodburn to purchase a tax foreclosed property described below, pursuant to ORS 271.330:

Property ID #R108128 Map Tax Lot #051W18BA09990
.01 ac parcel zoned DDC off Cleveland and 1st street. Woodburn Addition A, Lot 1 Blk 1 Annexation
No 84-36.

For information, contact LeAnne M Aurand: 503-373-4364 or LAurand@co.marion.or.us.

Grantor's Name:

Marion County

After recording return and send all tax statements to:

Grantee:

**The City of Woodburn
270 Montgomery St.
Woodburn, OR 97071**

QUITCLAIM DEED

KNOW ALL PERSONS BY THESE PRESENTS, that **MARION COUNTY, a Political Subdivision of the State of Oregon**, hereinafter called grantor, for the consideration hereinafter stated, does hereby remise, release and quitclaim unto, **The City of Woodburn**, hereinafter called grantee and unto grantee's heirs, successors and assigns all of the grantor's right, title, and interest in that certain real property with the tenements, hereditaments and appurtenances there unto belonging or in any way appertaining, situated in the **County of Marion**, State of Oregon, as described:

EXHIBIT A

Lot 1, fractional Block 1, Settlemier's Addition to Woodburn as recorded in Volume 1, Page 65, Marion County Book of Town Plats, Marion County, Oregon.

Save and Except:

That portion of the tract of land described in Reel 4099, Page 275 of the Marion County Deed Records located within above said Lot 1.

REGISTERED
PROFESSIONAL
LAND SURVEYOR

Kent Ryan Inman 7/22/19
OREGON
JULY 13, 2004
KENT RYAN INMAN
60050LS

EXPIRES 6/30/21

To Have and to Hold the same unto the grantee and grantee's heirs, successors and assigns forever. The true and actual consideration paid for this transfer, stated in terms of dollars, is **\$754.95**.

In construing this deed, where the context so requires, the singular includes the plural and all grammatical changes shall be made so that this deed shall apply equally to corporations and to individuals.

In Witness Whereof, the grantor has executed this instrument this 24th day of July 2019; if a corporate grantor, it has caused its name to be signed and its seal, if any, affixed by an officer or other person duly authorized thereto by order of its board of directors.

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER THE ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007. 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.

THE PROPERTY DESCRIBED IN THIS INSTRUMENT MAY CONTAIN ENVIRONMENTAL HAZARDS, CONTAMINATION, AND/OR WETLANDS. SELLER ASSUMES NO RESPONSIBILITY AND IS IN NO WAY LIABLE FOR ANY CLEANUP, ABATEMENT, MITIGATION, REMEDIATION OR OTHER ACTIONS IN CONNECTION WITH THESE POSSIBLE CONDITIONS.

MARION COUNTY BOARD OF COMMISSIONERS

CHAIR

COMMISSIONER

COMMISSIONER

STATE OF OREGON

County of Marion) ss
)

This instrument was acknowledged before me on July 24, 2019

By _____

as Marion County Commissioners.

Notary Public for Oregon

