

RESOLUTION NO. 6496

A RESOLUTION ACCEPTING THE CONVEYANCE OF REAL PROPERTY FROM GLORIA JEAN BODINE BY QUITCLAIM DEED.

WHEREAS, the property is located at 405 Denver Street NE, Albany, and further described as 11S-03W-05CB-10200, Attachment A; and

WHEREAS, the property has been a code enforcement issue for more than a year, with frequent illegal activities, junk and trash violations, and neighbors Bowman Park; and

WHEREAS, the property was abandoned and has been in foreclosure; and

WHEREAS, the property owner, Gloria Jean Bodine, has agreed to give the property to the City; and

WHEREAS, it is the City's intent to clean up the property and sell it.

NOW, THEREFORE, BE IT RESOLVED by the City of Albany Council to hereby accept the conveyance of property from Gloria Jean Bodine by Quitclaim Deed, Attachment B.

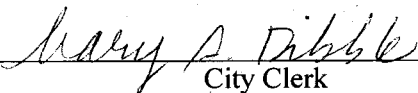
BE IT FURTHER RESOLVED that this resolution shall take effect immediately upon passage by the Council and approval by the Mayor.

DATED AND EFFECTIVE THIS 27TH DAY OF APRIL 2016.



Mayor

ATTEST:



City Clerk

Attachment A



405 Denver Street NE, Albany OR 97321

Gloria Jean Bodine
Grantor

For Recorder's Use:

City of Albany
Grantee

Attachment B

After Recording Return to:

M. Sean Kidd
Delapoer Kidd, P.C.
201 First Ave. W., Suite B
Albany, OR 97321

**Until requested otherwise send
all tax statements to:**

City of Albany
333 Broadalbin St. SW
Albany, OR 97321

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS, that *Gloria Jean Bodine*, hereinafter called *Grantor*, for the consideration hereinafter stated, does hereby remise, release and quitclaim unto *City of Albany*, hereinafter called *Grantee*, and unto Grantee's heirs, successors and assigns all of that certain real property with the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, situated in the County of Linn, State of Oregon, described as follows, to-wit:

Beginning on the South line of Block 20, HACKLEMANS 4TH ADDITION TO ALBANY OR., in the City of Albany, Linn County, Oregon, at a point South 80° 21' West 124.03 feet from the Southeast corner of said Block 20; thence North 11° 12' West 166.68 feet; thence South 80° 21' West parallel with the South line of said Block, 208.50 feet to the West line of said Block; thence Southerly along the West line of said Block to the Southwest corner thereof; thence North 80° 21' East along the Southerly line of said Block, 213.79 feet to the point of beginning. SAVE AND EXCEPT the Northerly 62 feet conveyed to the City of Albany by deed recorded August 2, 1978 in Volume 208, page 106, Microfilm Records, Linn County, Oregon and more formally known as 405 Denver Street NE, Albany, Oregon 97321

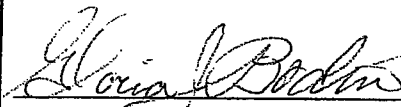
To Have and to Hold the same unto said Grantee and Grantee's heirs, successors and assigns forever.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$0. However, the actual consideration consists of or includes other property or value given or promised which is whole consideration.

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

IN WITNESS WHEREOF, the Grantor has executed this instrument this 21st day of March, 2016.


BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 197.352. 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 197.352.


Gloria Jean Bodine - Grantor

STATE OF OREGON, County of Linn) ss.

This instrument was acknowledged before me on the 21st day of March, 2016, by Gloria Jean Bodine.




NOTARY PUBLIC FOR OREGON

Gloria Jean Bodine
Grantor

City of Albany
Grantee

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M. Sean Kidd
Delapoer Kidd, P.C.
201 First Ave. W., Suite B
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