IN THE BOARD OF COUNTY COMMISSIONERS OF THE STATE OF OREGON
FOR THE COUNTY OF BAKER

IN THE MATTER OF ) ORDER NO. 2021-112
AN ORDER DIRECTING THE BAKER )
COUNTY SHERIFF TO MAKE SALE OF )
COUNTY PROPERTY; FIXING THE )
MINIMUM PRICE AND PROVIDING A )
PORTION OF THE CONDITIONS AND )
TERMS OF SALE

WHEREAS, the County governing body may sell, exchange or lease lands acquired through foreclosure of delinquent tax liens pursuant to ORS 275.090; and

WHEREAS, the Baker County Board of Commissioners finds that certain properties acquired through foreclosure of delinquent tax liens are owned by the County and not in use for County purposes; and

WHEREAS, the Baker County Board of Commissioners find that the sale of such properties to be in the best interest of the County; and

NOW, THEREFORE, the Baker County Board of Commissioners ORDERS the following:

Section A. The Baker County Sheriff is directed to make sale of the County property identified in Section B in accordance with ORS Chapter 275.

Section B.

<table>
<thead>
<tr>
<th>Reference #</th>
<th>Description</th>
<th>Back Taxes and Estimated County Expenses</th>
<th>Real Market Value from Tax Roll</th>
<th>Minimum Bid</th>
</tr>
</thead>
<tbody>
<tr>
<td>11548</td>
<td>154 Claude St., Halfway, OR 97867</td>
<td>Back Taxes, Interest &amp; Fees: $3,406.55 Est. Expenses: $600.00 Total: $4,006.55</td>
<td>Land: $20,160 Structure: $12,720 Total: $32,880</td>
<td>$15,000</td>
</tr>
</tbody>
</table>

Section C. The following conditions and terms of sale are required for the property being sold:

1. A condition of this sale is that the purchaser shall be obligated to demolish and remove all of the improvements on the property.
which is the subject of this sale. Such demolition and removal shall be accomplished within 90 days from the date of purchase of such property.

2. Each purchaser will be issued a Quit Claim Deed, recorded at the expense of the purchaser. The purchaser will receive only such interest in the property as is owned by the County. The County makes no warranty or guaranty regarding liens or encumbrances. Any title or lien search is the sole responsibility of the purchaser.

3. Cash or Cashier’s Check payment of property shall be made within 15 business days of the date of purchase.

Section D. Sale of listed property shall take place on Tuesday, April 13, 2021 at 10:00 a.m. on the steps of the Baker County Courthouse, 1995 Third Street, Baker City, Oregon.

Done and Dated this 17th day of February, 2021.

BAKER COUNTY BOARD OF COMMISSIONERS

[Signatures]

William “Bill” Harvey, Commission Chair

[Signature]

Mark E. Bennett, Commissioner

[Signature]

Bruce A. Nichols, Commissioner
This sketch is for location purposes only, and no warranties are implied as to variations, if any, in dimensions or location as revealed by an accurate survey. It is not a survey and does not show the locations of improvements. It is provided for identification of lands only, and this company accepts no liability for the accuracy of the boundary lines, easements, roads of other matters shown thereon.

Map # 08S4608DC
File No. 19-22425