

EMANUEL HOSPITAL PROJECT

(ORE. R-20)

PROPERTY IDENTIFICATION

PARCEL NO. A-3-20 ADDRESS 3217 N. Vancouver Avenue

LEGAL DESCRIPTION North One-Half of Lot 14, Block 3, ALBINA ADDITION

OWNER PACE, T. P. and Grace Lee LOT AREA 2,500 SQ.FT.

PROPERTY DESCRIPTION:

Site is a level, narrow inside, landscaped 25'x100' lot which is approx. 3 feet above street grade. Onsite improvements consist of lawn, shrubs, fruit trees and flat concrete work. All public utilities are connected.

Improvements consist of a 1-story and attic dwelling built in 1904 with 788 sq.ft. of main floor area. The main floor has a living room, large dining room, kitchen with double sink, formica drainboards and small pantry, 1 bedroom, large, and entry hall. Attic area has 3 bedrooms and old style bath. There is a full basement with dirt floor, concrete walls, and new type FHA piped oil furnace. Interior is of lath and plaster, fir and linoleum floors and fir trim. Exterior is of asphalt shingles, composition roll roof, and GI gutters. There is no garage. The home is in fair average condition.

ZONING: A-2.5



MAR 69

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PIONEER NATIONAL TITLE INSURANCE COMPANY  
321 S. W. 4th Avenue  
Portland, Oregon

OWNERSHIP DATA REPORT

Order No. 355001 A-3-20

Dated February 1, 1969

(1) Last deed of record runs to T. P. Pace and Grace Lee Pace

From Lavern L. Baker and Marian D. Baker

Whose address is 3217 N. Vancouver Ave. Portland, Oregon

(2) Legal description The North one-half of Lot 14, Block 3, ALBINA  
ADDITION.

(3) Deed dated June 24, 1953 recorded June 29, 1953  
Book 1613 page 433 Consideration IRS \$4.40

(4) Assessed valuation of land \$2,950 Improvements \$2,050

(5) Taxes \$144.95; paid. Acct. No. 00990-0370

Mortgages, contracts and other encumbrances:

1. Deed of Trust, executed by T. P. Pace and Grace Lee Pace, husband and wife, to Title Insurance Company, Trustee, for the benefit of Harley E. Mortenson and Julia Ann Mortenson, husband and wife, not as tenants in common but with right of survivorship, dated June 21, 1955, recorded June 24, 1965 in Book 322 page 197, Mortgage Records, given to secure the sum of \$2,950.00.

This is not a title report and we assume no responsibility for errors or omissions herein.

PIONEER NATIONAL TITLE INSURANCE COMPANY

By: 