

	DESCRIPTION	ROLL NO	ODOMETER
A 3-16	CLARK, L.C. 227 N. FARGO		
E-3-6	CLARK, RAY E. 2649 N. COMMERCIAL #2		
RS 3-5	CLINTON, LEO C. 2732 N. VANCOUVER		
R 9-3	COLLINS, FRED 3137 N. GANTENBEIN		
A-2-4	COOK, LESTER 3102 N. GANTENBEIN		
E 4-8	COOPER, BERTHA 323 N. RUSSELL		
RS 3-7	COREY, WALTER 2722 N. VANCOUVER		
E 4-8	CORLEY, FREDERICKA 327 N. RUSSELL		
E 3-7	CORNWELL, ALLEN 542 N. KNOTT		
RS 4-7	COUEY, SEARCY 111 N. RUSSELL #1		
A -3-9	CRITTENDEN, BETTY JEAN 3222 N. GANTENBEIN		
RS 4-9	DAVENPORT, CLARENCE 7 N. RUSSELL #2		
	DAVIS, FLOYD W. 2860 N. WILLIAMS AVENUE		
RS 4-9	DEMME, FRANK 7 N. RUSSELL		
A-4-7	DENSON, JEWEL (MRS.) 3316 N. GANTENBEIN		
A-2-4	DENT, DAVID 3110 N. GANTENBEIN		
A 3-5	DeWEESE, CARL 232 N. COOK		
A 2-8	DIAL, OSCAR 3111 N. VANCOUVER		

RESIDENTIAL RELOCATION RECORD

Project Name _____ Parcel No. 9.3.5 Advisor JC

Client's Name Deweese, Carl Phone _____

Address 232 N. Cook Ethn Black Age 41

- Male Family Married Renter/Occupant
 Female Individual Single Owner/Occupant

Family Composition

Economic Data

Total Number in Family 5

Employer Unemployed \$

2 wife, husband

Address _____

Other: Relation Age Relation Age

Relation	Age	Relation	Age
wife	30+		
SON	15		
SON	13		
SON	12		

Other Source of Income _____ \$

Total Monthly Income \$ (_____)

Eligible for Public Housing YES NO

Presently Receiving Welfare YES NO

Eligible for Welfare YES NO

Other Assistance _____

Eligible for (Other) YES NO

Claimant was displaced from real property within the project area on or after date of pertinent contract for Federal assistance and/or date of HUD approval of budget for project:

YES NO

Date of initial interview 2-10-71 Date of Info pamphlet delivery _____

Date Notice to Move given _____ Date Effective _____ Expires _____

CLAIMANT'S INITIAL DATE OF OCCUPANCY

1964

(a) for owner-occupants - indicate initial date of occupancy and ownership

Date of initiation of negotiations for purchase of property 8-9-71

Date of Acquisition 1-5-72

Date of letter of intent _____

Date of move 11-22-71

DWELLING UNIT FROM WHICH RELOCATED

Private Sales	<input checked="" type="checkbox"/>	Single Family	<input checked="" type="checkbox"/>
Private Rental	<input type="checkbox"/>	Duplex	<input type="checkbox"/>
Other	<input type="checkbox"/>	Multiple Family	<input type="checkbox"/>

Age of Housing Unit 1910

Size of Habitable Area 1518

Furnished with claimant's furniture
 YES NO

Total Number of Rooms 6 Rent Paid \$ _____ Utilities _____

Number of Bedrooms 4 Monthly Housing Payments \$ _____ Taxes _____

Liens \$ _____ (please explain) _____

Acquisition Price \$ 5600.00 Amenities _____

REPLACEMENT DWELLING UNIT

Address 311 N. Jessup LPA Referred _____ Self Referred _____

Private Sales	<input checked="" type="checkbox"/>	Single Family	<input checked="" type="checkbox"/>
Private Rental	<input type="checkbox"/>	Duplex	<input type="checkbox"/>
Other	<input type="checkbox"/>	Multiple Family	<input type="checkbox"/>

Outside city Outside state

Age of Housing Unit 1906

Size of Habitable Area 938

No. of Rooms 6 No. of Bedrooms 3

For Claimants Who Purchased

For Claimants Who Rented

Purchase Price of Replacement Dwelling \$ 16,500.00

Rent \$ _____

Taxes \$ 352.74

Utilities \$ _____

RHP or TACO (including incidental costs) \$ 10,900-

Total Rent Assistance \$ _____

Amount of Annual Payment \$ _____

No. of Housing Referrals to:

Agency Referrals: NONE

- 0 - Standard Sales

_____ MCW _____ HAP _____ OTHER (_____)

_____ Standard Rent

_____ Food Stamp _____ Legal Aid _____ Other (_____)

Benefits Received

Date 1-31-72 Ck # 268EH Type RHP Amount \$ 10,900-

Date 11-26-71 Ck # 27873G Type MC Amount \$ 500-

Date _____ Ck # _____ Type _____ Amount \$ _____

November 5, 1973

Malcolm J. Montague

Benjamin C. Webb

Eligibility to Receive a Replacement Housing Payment

Mr. and Mrs. Carl DeWeese occupied a property at 232 N. Cook Street in the Emanuel Project area under the terms of a lease option from Mr. and Mrs. Alan Paget. In November of 1971, the DeWeeses signed an option agreeing to sell the property to the Commission. Certain terms of the option provided that:

1. In the event of loss or damage to the property by fire, the Commission may refuse to accept conveyance of title.
2. The Commission may elect to exercise the option and take the proceeds from the fire insurance.

On December 1, 1972, the property suffered considerable fire damage, and the Commission elected to take alternate number 2. You have asked me what would have been the effect upon the DeWeeses' right to receive a Replacement Housing Payment if the Commission had elected to take alternate number 1. I have researched this question, and my opinion is as follows:

Under the provisions of Chapter 6, Section 1, paragraph 3, of the Relocation Handbook, the DeWeeses qualified as a displaced person because they moved their personal property from real property within the project area after the qualifying date for the benefit of the project. They qualified to receive a Replacement Housing Payment for Homeowners, because they had held a leasehold interest with option to purchase for at least 180 days prior to the initiation of negotiations, which is the date the Commission made the initial written offer to acquire the property for an amount established by the Commission in accordance with the provisions of P.L. 91-646, the Uniform Act.

The first question is, what would have been the date of initiation of negotiations if the Commission had ordered new appraisals and, pursuant to the new appraisals, made a new written offer to the owners. Under the provisions of Relocation Handbook Circular 1371.4, Appendix 4, Answer to Question 15, ". . . if reappraisal becomes necessary, the date of the offering based upon the new appraisal would be the date of initiation of negotiations." Except in the case of "constructive occupancy", the 180-day occupancy requirement for homeowners is the period immediately preceding initiation of negotiations.

Memo to Malcolm J. Montague
November 5, 1973
Page 2

The second question is, would the DeWeeses still qualify as owner-occupants in view of the 180-day requirement? As I understand it, the DeWeeses vacated the property in November of 1971. Moreover, the lease was to expire on January 15, 1972, and with it the ownership interest. They would, therefore, fail to qualify as owner-occupants, because they did not have an ownership interest and were not occupants of real property in the project area for 180 days prior to the initiation of negotiations.

The DeWeeses would also be ineligible to receive the Replacement Housing Payments for Tenants and Certain Others, because they would not have been in lawful occupancy 90 days prior to the initiation of negotiations.

If you have any questions, please let us know.

BCW:ch

summary of record - Paget

WILLIAMS, MONTAGUE, STARK, HIEFIELD & NORVILLE, P. C.

ATTORNEYS AND COUNSELORS AT LAW

BOISE CASCADE BUILDING
PORTLAND, OREGON 97201

TELEPHONE 222-9966

DAVID R. WILLIAMS
MALCOLM I. MONTAGUE
DONALD R. STARK
PRESTON C. HIEFIELD, JR.
OLIVER I. NORVILLE
JAMES E. GRIFFIN
LARRY C. HAMMACK
RICHARD E. ALEXANDER
GARY M. ANDERSON

July 30, 1973

RECEIVED

JUL 31 1973

PORTLAND DEVELOPMENT COMMISSION

Mr. John Kenward
Executive Director
Portland Development Commission
1700 S. W. Fourth Avenue
Portland, Oregon 97201

✓	VEA. DIR.
✓	VP. DIR.
✓	U. OPER.
	D. ADM.
	D. COM. S.
	D. PLAN.
	SP. ASST.
	<i>DR copy</i>
	<i>ESS copy</i>
	<i>BCW copy</i>
	Master File Copy

Re: Paget, et al. v. Great
Southwest Fire Insurance Co.

Dear Mr. Kenward:

In the above case, the trial court, the Honorable John Beatty, Jr., has ruled against the Pagets and the Portland Development Commission in their action against Great Southwest Fire Insurance Company. The purpose of this letter is to briefly discuss the facts, the court's findings and the law, and to make recommendations respecting an appeal.

Very briefly, the above property, which was part of the Emanuel Urban Renewal Area, was occupied by the DeWeeses under a lease with an option to purchase from Mr. and Mrs. Alan Paget. During their occupancy, the Pagets took out a policy of fire insurance on the residence building on the premises, in the amount of \$5,000, subject to a \$100 deductible. The Development Commission negotiated for the purchase of this property, both with the Pagets and the DeWeeses. The negotiations with the Pagets, the contract sellers, commenced in May of 1971, and with the DeWeeses in August of that year, and consummated on November 1, 1971, when the DeWeeses granted a written option to the Portland Development Commission to purchase the property for \$5,600. This was based on an appraisal value of \$2,050 for the land, and \$3,550 for the improvements.

*3550
70 50
5600*

On November 22, 1971, the DeWeeses quit the property. On November 24, the Development Commission gave due notice of its exercise of option, and on November 26, the entire amount was deposited in escrow, under instructions which provided that \$4,381.70 be disbursed to the Pagets, the contract sellers, which paid them in full the amount due under lease option agreement on the property. On December 1, 1971, a fire occurred in the frame family dwelling on the property, substantially destroying it. The court found that the amount of loss and damage was \$3,550.

Mr. John Kenward
July 30, 1973
Page Two

On December 27, 1971, the Pagets executed an assignment of whatever insurance proceeds they might be entitled to under the policy to the Portland Development Commission, and the Commission elected to go ahead with payment under the escrow, which took place on January 6, 1972, the Pagets receiving \$4,381.70 less costs, and the DeWeeses the balance.

The form of option used by the Portland Development Commission, and which was granted to the Portland Development Commission in this case, provides that, in part, in the event of loss or damage to the property by fire, the Commission may refuse to accept conveyance of title. It also provides that if the loss or damage is covered by insurance held by or on behalf of the optionor or in which the optionor has rights,

"the Commission may elect to take the proceeds from said insurance upon exercise of this option; and the undersigned shall assign such proceeds to the Commission, which proceeds shall be applied to reduce the sale price of the property by the amount of such proceeds."

The court held that

" . . . and it is equally clear that had the Portland Development Commission elected to abate the purchase price and take the insurance proceeds by assignment, that a loss would have occurred. But, in view of the manner in which the Portland Development Commission has chosen to act, no loss, as such, has occurred to the insured."

It is exceptionally difficult to explain the above language of the court, since it is quite clear that the Portland Development Commission did elect to take the insurance proceeds by assignment, and there is no possible way to "abate" the purchase price until the amount of proceeds which would be forthcoming under the assignment could be known. The option itself states this, when it states that the proceeds "shall be applied to reduce the sale price of the property by the amount of such proceeds."

We believe that on appeal, the court probably would be reversed, since the option in question simply does not, under any reasonable construction, lend itself to this type of analysis. However, by inference, it is possible that the court was groping

5600
4381.70
1215.30

Mr. John Kenward
July 30, 1973
Page Three

for a way to express what is actually the main issue of this case, when it stated that

"The Portland Development Commission has received exactly what it bargained for, and therefore it appears to have suffered no loss."

This language may be explained by the thrust of the defendant's contention, that when one purchases property with the intent to demolish it, and before that intent can be carried out it is destroyed by fire, that purchaser receives a bargain or bonus if he is allowed to collect on a fire insurance policy. There is a respectable line of cases in the United States to this authority, which is matched by another line of cases to the contrary. It is our belief that the Portland Development Commission, as a public condemning authority, is in a completely different position than an ordinary purchaser, since as a public body it is required by the law and constitution to pay fair market value for land and improvements. This is a considerably different situation than is sometimes - perhaps oftentimes - met by a purchaser who intends to demolish the structures, and consequently regards them as of little or no value.

While the Oregon Supreme Court has not spoken on the issue of a public condemning authority purchasing with intent to demolish, and benefiting by fire coverage because of a fire which occurs prior to demolition, we believe there is at least an even, if not a better than even chance that the court will rule in favor of a public condemning authority on this issue. In that event, in addition to recovering \$3,450, the Development Commission would be entitled to reasonable attorney fees, both in the trial-court and on appeal. Apart from the money involved, it would seem to us that the principal reason for appealing would be to attempt to establish the validity of the provisions of the option which were questioned in this case. It would be extremely regrettable if the extensive negotiations leading up to the receipt of an option were negated by the existence of a fire. This could, in some circumstances, seriously throw off the timing of acquisitions of property in an urban renewal area. It is conceivable that an optionor could conclude that he would be better off "having" a fire, and taking his chances on collecting fair value from the fire insurance company on the one hand, and fair value for the land from the Development Commission on the other hand (particularly if the structure was one which would have a negative impact on a jury view in either the fire case or the condemnation case).

Mr. John Kenward
July 30, 1973
Page Four

In conclusion, it would be our recommendation that the at least even chance of recovering \$3,450 plus attorney fees, plus the opportunity to establish the future course of conduct of condemning authorities under these circumstances, incline us to recommend that an appeal be taken. Notice of appeal must be filed in this case by Wednesday, August 8, 1973.

Very truly yours,

WILLIAMS, MONTAGUE, STARK,
HIEFIELD & NORVILLE, P.C.

Malcolm J. Montague
MALCOLM J. MONTAGUE

MJM:an
Encls.

LOSS - PLEASE READ & LAY IN FILE
BEW

Date August 10, 1973

TO: The Commissioners

FROM: John B. Kenward

Commission Reports & Documents No. 73-167

SUBJECT: Fire Loss Claim, Appeal
Emanuel Hospital Project Area

Attached is a letter containing information from Commission legal counsel regarding an appeal in the case of Paget, et al. v. Great Southwest Fire Insurance Co. and recommending that the case be appealed.

RECOMMENDATION: Motion to authorize and direct Commission Legal Counsel to file an appeal in the above case.

Executive Director

ACTION:

RESIDENTIAL RELOCATION RECORD

CLIENT'S NAME DEWEESE, Carl RELOCATION ADVISOR JC

ADDRESS 232 N. Cook PHONE _____ PROJECT NAME Emanuel ORE. R-20

SEX M ETHN black VETERAN _____ AGE 41 PARCEL NO. A-3-5

MARITAL STATUS married TENURE owner

DISABILITY _____ INDIV _____ FAMILY X

ELIGIBLE FOR: PUBLIC HOUSING _____ FHA 235 _____

RENT SUPPLEMENT _____ OTHER _____

DATE ON SITE: 1964
 INITIATION OF
 NEGOTIATIONS: August 9, 1971
 DATE OF
 ACQUISITION: January 5, 1972

INITIAL INTERVIEW _____ DATE INFO PAMPHLET DELIVERED _____

NOTICE TO MOVE _____ DATES EFFECTIVE _____ EXPIRATION DATE _____

NOTIFY IN CASE OF EMERGENCY _____

ECONOMIC DATA

Employer Carl-unemployed \$ _____
 Address (shipyard) _____
 MCW _____
 Social Security _____
 Pension _____
 Other _____

 TOTAL MONTHLY INCOME \$ _____

FAMILY COMPOSITION

Name	Relation	Age
LaVerne	wife	30+
Carl Jr.	son	15
Phillip	son	13
Kenneth	son	12

DWELLING UNIT FROM WHICH RELOCATED

	S	SS
Subsidized Sales		X
Subsidized Rental		
Public Housing		
Private Rental		
Private Sales	X	

Age of Structure 1910 No. Rooms 6
 No. Bedrooms 4 Furn. _____ Unfurn. _____
 Utilities \$ _____
 Monthly Payments (Rent) \$ _____
 Acquisition Price \$ 5,600.00
 Taxes \$ _____ Equity \$ _____
 Liens \$ _____

Size of Habitable Area 1518 sq.ft.

HOUSING REFERRALS

Address	Bedrooms

AGENCY REFERRALS

Name of Agency	Date
Multnomah County Welfare	
Food Stamp Program	
Housing Authority	
Legal Aid	
FISH	
Health Dept.	

AGENCY ACTION:

REASONS:

Appeals		
Evicted		
Refused Assistance		
Address Unknown (tracing)		
Other (death, etc.)		

TEMPORARY RELOCATION

Within Project	
Outside Project	

Date Moved In _____
 Address _____
 Reason _____

REPLACEMENT DWELLING UNIT

Client Referred _____ LPA Referred _____

Address 311 N. Jessup Phone 289-0466 Date of Move 11/22/71

WHERE RELOCATED:

				S	SS
Same City	X	Subsidized Sales		Single Family	X
Outside City		Subsidized Rental		Multiple Family	
Out of State		Public Housing		Duplex	
		Private Rental		Mobile Home	
		Private Sales	X		

Furnished ___ Unfurnished ___ Number of Rooms ___ Number of Bedrooms 4 Habitable Area ___

Utilities \$ _____ Monthly Payments (Rent) \$ _____ Purchase Price \$ 16,500.00

Age of Structure: _____ Taxes \$ _____ Equity \$ _____ Distance Moved Away _____

Name of Moving Company _____ Name of Realtor _____

BENEFITS RECEIVED

Type	Ck #	Date	Amount
RHP	268 EH	1/31/72	\$ 10,900.00
TACO (Rental)			\$
TACO (Rental)			\$
TACO (Rental)			\$
TACO (Rental)			\$
TACO (Sales)			\$
Fixed Moving	27873 G	11/26/71	\$ 500.00
Actual Move			\$
Storage			\$
Incidental			\$
Interest			\$

Purchase Price \$ 16,500.00

Down Payment \$ _____

RHP \$ 10,900.00

Total Down - \$ _____

Total Mortgage \$ _____

TOTAL BENEFITS RECEIVED \$ 11,400.00

REALTOR: _____ ESCROW CO. Transamerica Title OFFICER Mona McKean

INTERVIEW REGISTER

Date		Relocation Worker
1/15/71	FLYER: delivered by Mrs. Hines.	
1/22/71	Talked to JC on this date by telephone. Explained status of the project. Receptive.	
2/10/71	SURVEY: Will buy another house - Jefferson High School area. Would like five bedrooms. Mr. Robert Lohman, Mr. DeWesse's attorney called and requested a copy of Relocation Act. Discussed benefits. Appears he may have to represent them regarding their interest in the house	WSJ
7/10/72	Talked to Mrs. Dewesse. Need old and new contracts to compute interest payments.	

PORTLAND DEVELOPMENT COMMISSION

1700 S.W. FOURTH AVENUE
 PORTLAND, OREGON 97201

Nº **323** **EH**

DATE March 8, 19 72

PAY TO **Transamerica Title Insurance Company**

\$55.65

DOLLARS

TO THE TREASURER OF THE
 CITY OF PORTLAND, OREGON

AUTHORIZED SIGNATURE
NON-NEGOTIABLE
 AUTHORIZED SIGNATURE

DETACH BEFORE DEPOSITING CHECK

Portland Development Commission · 224-4800

DATE	INVOICE OR CONTRACT NOS.	DESCRIPTION	AMOUNT
		Deposit in escrow for Carl W. and LaVerne DeWeese. Settlement costs per claim filed (A-3-5).	\$55.65

Account Distribution

NO.	TITLE		AMOUNT
E 1501	Relocation Payment (Settlement Costs)	(EH)	\$55.65

Transamerica Title Ins Co.
By. Wyle J Tutman 3/9/72

JMA

CLAIM FOR RELOCATION PAYMENT

HUD-6147
(4-66)

(Settlement Costs Incurred by Owner)

NAME AND ADDRESS OF LOCAL AGENCY (Include ZIP code) Portland Development Commission 1700 SW Fourth Avenue Portland, Oregon 97201	PROJECT NAME (If applicable) Emanuel Hospital Project PROJECT NUMBER ORE R-20
---	--

INSTRUCTIONS: Complete all applicable items and sign certification in Block 5. Consult the local agency as to documents to be submitted with this claim.

PENALTY FOR FALSE OR FRAUDULENT STATEMENT. U.S.C. Title 18, Sec. 1001, provides: "Whoever, in any matter within the jurisdiction of any department or agency of the United States knowingly and willfully falsifies . . . or makes any false, fictitious or fraudulent statements or representations, or makes or uses any false writing or document knowing the same to contain any false, fictitious or fraudulent statement or entry, shall be fined not more than \$10,000 or imprisoned not more than five years, or both."

1. IDENTIFICATION OF CLAIMANT

Name (as shown in deed to local agency or in condemnation proceeding) DE WEESE, Carl W. and LaVerne	Address (Include ZIP code) 311 North Jessup Portland, Oregon 97227
--	--

2. IDENTIFICATION OF PROPERTY

a. Address or Legal Description 311 North Jessup, Portland, Oregon (replacement housing)	c. Did you occupy this property either as a resident or for the purpose of carrying out business operations? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No
b. Parcel Number(s) A-3-5	

3. SETTLEMENT COSTS INCURRED BY CLAIMANT IN TRANSFERRING PROPERTY TO LOCAL AGENCY

ITEM (a)	COSTS INCURRED BY CLAIMANT			FOR LOCAL AGENCY USE
	CHARGED TO CLAIMANT ON SETTLEMENT STATEMENT (b)	PAID DIRECTLY BY CLAIMANT (c)	AMOUNT CLAIMED (Col. (b) + (c)) (d)	AMOUNT APPROVED (e)
½ of escrow fee	\$ 33.50	\$	\$ 33.50	\$ 33.50
recording contract	4.00		4.00	4.00
documentary tax stamps	18.15		18.15	18.15
TOTAL	\$ 55.65	\$	\$ 55.65	\$ 55.65

4. LISTING OF DOCUMENTS SUBMITTED HEREWITH IN SUPPORT OF AMOUNTS ENTERED IN ITEM 3, COLUMN (c)

copy of escrow closing statement from Transamerica Title Ins. Co.

5. I CERTIFY under the penalties and provisions of U.S.C. Title 18, Sec. 1001, and any other applicable law, that this claim and information submitted herewith have been examined by me and are true, correct, and complete, and that I understand that, apart from the penalties and provisions of U.S.C. Title 18, Sec. 1001, and any other applicable law, falsification of any item in this claim or submitted herewith may result in forfeiture of the entire claim. I further certify that I have not submitted any other claim for, or received, reimbursement or compensation from any other source for any item of this claim, and that any receipts submitted herewith accurately reflect costs actually incurred.

March 6th, 1972

 Date

 Signature of claimant

FOR LOCAL AGENCY USE ONLY

A. DOES CLAIMANT MEET ALL TIMING REQUIREMENTS FOR ELIGIBILITY?

Yes No

If "No," explain:

see RHP claim paid January 31, 1972 in the amount of \$10,900.00

B. DETAIL OF COSTS COVERING MORTGAGE PREPAYMENT PENALTY AND COSTS ALLOCABLE TO PERIOD SUBSEQUENT TO TRANSFER OF TITLE (Show basis for, and amount of, reimbursement due claimant for (1) any mortgage prepayment penalty, or (2) any taxes or public service charges paid by, or charged to, claimant for any period subsequent to vesting title or possession in the local agency, if the amount claimed was paid directly by claimant or if the computation is not shown on the settlement statement.)

C. EXPLANATION OF ANY DIFFERENCE BETWEEN AMOUNT OF REIMBURSEMENT CLAIMED AND AMOUNT APPROVED FOR PAYMENT

D. CERTIFICATION

I CERTIFY that I have examined this claim, and the substantiating documentation, and have found it to be in accord with the applicable provisions of Federal law and the Regulations issued by the Department of Housing and Urban Development pursuant thereto. Therefore, this

claim is hereby approved and payment is authorized in the total amount of \$ 55.65.

3-6-72

Date

[Handwritten Signature]
Authorized signature

E. RECORD OF PAYMENT

Claim paid: \$ _____ by check No. _____ dated _____.

March 3, 1971

Mr. Robert Lohman
Attorney at Law
5505 River Street
West Linn, Oregon

Re: Carl Dewese, 232 N. Cook, Portland, Oregon

Dear Mr. Lohman:

As we discussed on February 10, 1971, I am enclosing a copy of a summary of the provisions of the Uniform Relocation Act of 1970. However, until detailed instructions are received from the Department of Housing and Urban Development we will not know what regulations and procedures will need to be followed in applying these benefits to individual cases.

We have not yet received permission to proceed with the Emanuel Hospital Project from the federal government. Your client will be notified, however, as soon as approval is granted.

Please call if you have any questions.

Very truly yours,

W. Stanley Jones

WSJ:slc
enc.

3-17-71
GND



Transamerica Title Insurance Co

February 24, 1972

Escrow No. 41132 Re: SCHAEFFER/DE WEESE

Property Address 311 N. Jessup

Portland Development Commission
235 N. Monroe
Portland, Oregon

Atten: Stan Jones

In connection with your interest at
the above address, we enclose the following; as requested by S. J. Pounder

- | | |
|---|--|
| <input checked="" type="checkbox"/> Closing Statement
Buyer's | <input type="checkbox"/> Real Estate Mortgage |
| <input type="checkbox"/> Title Insurance Policy | <input type="checkbox"/> Promissory Note |
| <input type="checkbox"/> Warranty Deed | <input type="checkbox"/> Check in the amount of \$ _____ |
| <input type="checkbox"/> Real Estate Contract | <input type="checkbox"/> Trust Deed |
| <input type="checkbox"/> Assignment of Real
Estate Contract - Vendor | <input type="checkbox"/> |
| <input type="checkbox"/> Assignment of Real
Estate Contract - Vendee | <input type="checkbox"/> |
| <input type="checkbox"/> Bill of Sale | <input type="checkbox"/> (Original) (Copy) of Fire
Insurance Policy No. |

Yours very truly,

Mona McKean
w.7.

Escrow Department
Mona McKean
Escrow Officer

mm/wt

February 22, 1972

Transamerica Title Insurance Co.
1807 N. E. 39th Avenue
Portland, Oregon 97214

Attention: Mona, Escrow Dept.

Re: Escrow Account No. 41132
DEWEESE, Carl and LaVerne

Gentlemen:

You have in the above identified escrow account the sum of \$10,900.00 representing a Replacement Housing Payment to Mr. and Mrs. Carl DeWeese. This is to certify that Mr. and Mrs. DeWeese have purchased and do occupy a standard structure at 311 N. Jessup, Portland, Oregon. You are hereby authorized to release said sum per their instructions.

Very truly yours,

W. Stanley Jones
Relocation Supervisor

WSJ:slc

February 22, 1972

Transamerica Title Insurance Co.
1807 N. E. 39th Avenue
Portland, Oregon 97214

Attention: Mona, Escrow Dept.

Re: Escrow Account No. 41132
DEWEESE, Carl and LaVerne

Gentlemen:

You have in the above identified escrow account the sum of \$10,900.00 representing a Replacement Housing Payment to Mr. and Mrs. Carl DeWeese. This is to certify that Mr. and Mrs. DeWeese have purchased and do occupy a standard structure at 311 N. Jessup, Portland, Oregon. You are hereby authorized to release said sum per their instructions.

Very truly yours,

W. Stanley Jones
Relocation Supervisor

WSJ:slc

CONNIE McCREADY
COMMISSIONER
DEPARTMENT OF PUBLIC UTILITIES



CITY OF PORTLAND
OREGON

97204

BUREAU OF BUILDINGS
CITY HALL

C. N. CHRISTIANSEN, Director

Building Division
C. C. Crank, Chief

Electrical Division
R. A. Niedermeyer, Chief

Plumbing Division
George W. Wallace, Chief

Permit Division
Albert Clerc, Chief

Housing Division
S. J. Chegwiddden, Chief

February 16, 1972

Portland Development Commission
235 N. Monroe Street
Portland, Oregon 97227

Re: 311 N. Jessup Street

Attn: Mr. Crolley

Gentlemen:

A reinspection was made by the Housing Division of the two-story, wood frame, three bedroom, single-family dwelling and detached garage at the above address.

Our inspector reports the substandard conditions have been corrected and the structures comply with City Housing Regulations at this time.

Yours truly,

C. N. CHRISTIANSEN
BUILDING INSPECTIONS DIRECTOR

S. J. Chegwiddden
Chief Housing Inspector

CHF:mfm
cc: June Schaffer

February 3, 1972

Transamerica Title Insurance Co.
1807 N. E. 39th Avenue
Portland, Oregon 97214

Attention: Mona, Escrow Dept.

RE: Escrow Account No. 41132
DEWEESE, Carl and LaVerne

Gentlemen:

Enclosed is our warrant, number 268 EH, in the amount of \$10,900.00 representing a Replacement Housing Payment to be deposited to the above subject account. This amount is not to be released until written verification is provided by the Portland Development Commission that proper certification has been provided by the Bureau of Buildings that the structure meets current regulations.

Very truly yours,

W. Stanley Jones
Relocation Supervisor

WSJ:slc

enclosure

PORTLAND DEVELOPMENT COMMISSION

1700 S.W. FOURTH AVENUE
 PORTLAND, OREGON 97201

N^o 268 EH

DATE January 31, 1972

PAY TO **Transamerica Title Insurance Company**

\$10,900.00

DOLLARS

TO THE TREASURER OF THE
 CITY OF PORTLAND, OREGON

AUTHORIZED SIGNATURE
NON-NEGOTIABLE

AUTHORIZED SIGNATURE

Portland Development Commission · 224-4800

DETACH BEFORE DEPOSITING CHECK

DATE	INVOICE OR CONTRACT NOS.	DESCRIPTION	AMOUNT
		Deposit in escrow for Carl and LaVerne De Weese, Replacement Housing Payment for Homeowners per claim filed. From 232 N. Cook (Parcel A-3-5) Lump Sum Payment	\$10,900.00

Account Distribution

NO.	TITLE	AMOUNT
E 1501	Relocation Payment (RHP)	\$10,900.00

AP

JMA

CLAIM FOR REPLACEMENT HOUSING PAYMENT FOR
HOMEOWNERS

NAME, ADDRESS, AND ZIP CODE OF DISPLACING AGENCY

Portland Development Commission
1700 S. W. Fourth Avenue
Portland, Oregon 97201

PROJECT NAME (if applicable)

Emanuel Project
PROJECT NUMBER: ORE R-20

INSTRUCTIONS: Complete all applicable items and sign certification in Block 4. Consult the displacing agency as to whether you need a Claimant's Report of Self-Inspection of Replacement Dwelling to complete and submit with this claim.

PENALTY FOR FALSE OR FRAUDULENT STATEMENT. U.S.C. Title 18, Sec. 1001, provides:

"Whoever, in any matter within the jurisdiction of any department or agency of the United States knowingly and willfully falsifies . . . or makes any false, fictitious or fraudulent statements or representations, or makes or uses any false writing or document knowing the same to contain any false, fictitious or fraudulent statement or entry, shall be fined not more than \$10,000 or imprisoned not more than five years, or both."

1. FULL NAME OF OWNER-OCCUPANT CLAIMANT (as shown in deed to displacing agency or in condemnation proceeding)

Carl and LaVerne DeWeese
 Family Individual

2. DATE OF DISPLACEMENT:

11/22/71

Parcel No. A-3-5

3. INFORMATION IN SUPPORT OF CLAIM

A. Differential Payment

Part I. Data on dwelling unit from which you moved

1. Address of dwelling unit from which you moved 232 N. Cook, Portland, Oregon 97227
2. Date you first occupied this dwelling as the owner 1964
Month-Day-Year
3. Number of bedrooms in the dwelling 5
4. Date of initiation of negotiations for local agency acquisition of dwelling August 9, 1971
5. Payment made by local agency for the dwelling \$ 5,600.00

Part II. Data on dwelling unit to which you moved

6. Address of dwelling unit to which you moved (include ZIP Code)
311 N. Jessup, Portland, Oregon 97217
7. Number of bedrooms in replacement dwelling 4
8. Purchase price of the replacement dwelling \$ 16,500.00

C. Incidental Expenses (List incidental expenses incurred by you in connection with the purchase of replacement dwelling. If more space is necessary, use additional sheets.)

COSTS INCURRED BY CLAIMANT				FOR LOCAL AGENCY USE
Item (a)	Charged to Claimant on Closing Statement (b)	Paid Directly by Claimant (c)	Amount Claimed (Col. (b) + (c)) (d)	Amount Approved (e)
	\$	\$	\$	\$
TOTAL	\$	\$	\$	\$

Listing of documents submitted herewith in support of amounts entered in Column (d) above: (Documentation for the above claim must be submitted.)

I submit this information in support of a claim for a Replacement Housing Payment under Section 203 of P.L. 91-646, as amended, and I certify under the penalties and provisions of U.S.C. Title 18, Sec. 1001, and any other applicable law, that the information submitted herewith has been examined by me and is true, correct, and complete, and that I understand that, apart from the penalties and provisions of U.S.C. Title 18, Sec. 1001, and any other applicable law, falsification of any item submitted herewith may result in forfeiture of the entire claim.

1/24/72
Date

Carl E. Dewese
Signature of Owner-Occupant (s)

(For Local Agency Use Only)
DETERMINATION OF ELIGIBILITY FOR REPLACEMENT
HOUSING PAYMENT FOR HOMEOWNERS

NAME AND ADDRESS OF CLAIMANT:

Carl and LaVerne DeWeese
311 N. Jessup
Portland, Oregon 97217

NAME OF LOCAL AGENCY:

Portland Development Commission
1700 S. W. Fourth Avenue
Portland, Oregon 97201

INSTRUCTIONS: Complete this form to determine eligibility of claimant for Replacement Housing Payment for Homeowners. Attach the completed form to the pertinent claim form filed by claimant. Note that the determination of the amount of payment to cover costs incidental to purchase of a replacement dwelling is made on the applicable claim form. Attach an explanation of any entries which differ from claimant's entries on claim form.

1. Did the claimant own the dwelling at the time of acquisition? Yes No

Initial Date of Ownership: 1964 Date of Acquisition: _____
Month-Day-Year Month-Day-Year

2. Did the claimant own and occupy the dwelling at least 180 days prior to the initiation of negotiations? Yes No

Initial Date of Ownership: 1964 Date of Initiation of
Negotiations: August 9, 1971

3. Did the claimant purchase and occupy the replacement housing within one year from the date of displacement? Yes No

Date of Displacement: 11/22/71 Date of Purchase of Replacement
Housing: _____

Date of Occupancy of Replacement Housing: 11/22/71
(If the claimant was unable to occupy the replacement housing within the required one-year period, use reverse side of this form to provide explanation.)

4. Did the claimant have a bona fide mortgage on his dwelling for at least 180 days prior to initiation of negotiations? Yes No

Issuance Date of Mortgage: _____ Date of Discharge of
Mortgage: _____

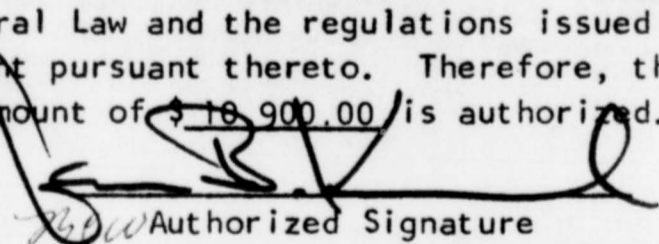
Date of Initiation of Negotiations: _____

5. Has the replacement housing been inspected and found to be standard? (Attach copy of dwelling inspection record or, if the claimant moved outside the locality, attach the report obtained from the claimant.) Yes No

6. CERTIFICATION OF LOCAL AGENCY

This is to certify that the property purchased by the claimant has been inspected and the property was occupied by the claimant within one year following his displacement. I further certify that I have examined this claim and have found it to be in accord with the applicable provisions of Federal Law and the regulations issued by the Department of Housing and Urban Development pursuant thereto. Therefore, this claim is hereby approved and payment in the amount of \$10,900.00 is authorized.

1-26-72
Date


Authorized Signature

7. RECORD OF PAYMENT

Date of Payment: 1/31/72 Check No. 268 FH Amount: \$ 10,900.00

(For Local Agency Use Only)
 WORKSHEET FOR COMPUTATION OF REPLACEMENT
 HOUSING PAYMENT FOR HOMEOWNERS

NAME AND ADDRESS OF CLAIMANT

COMPUTATION PREPARED BY:

Name

Date

INSTRUCTIONS: Attach this form to the pertinent claim form filed by claimant. Attach an explanation of any difference between amounts claimed and amounts approved. Complete Blocks B and C; then complete Block A.

A. COMPUTATION OF TOTAL REPLACEMENT HOUSING PAYMENT FOR HOMEOWNERS

1. Amount of differential payment (Block B, Line 6) \$ 10,900.
2. Plus interest payment (Block C, Step 4, Last line) + \$ _____
3. Plus costs incidental to purchase (Total amount approved by agency, from claim form, Block 3C, Column (e)) + \$ _____
4. Total (Sum of Lines 1, 2, and 3) \$ _____
5. Minus adjustments (Attach explanation; e.g., amount previously received as Replacement Housing Payment for Tenants and Certain Others) - \$ _____
6. Total Replacement Housing Payment for Homeowner (Line 4 minus Line 5) \$ 10,900.

(Enter this amount in the space provided in Block 6 on the Guideform Determination of Eligibility for Replacement Housing Payment for Homeowners)

B. COMPUTATION OF DIFFERENTIAL PAYMENT

Required Information

1. Actual purchase price of replacement dwelling \$ 16,500
2. Cost of comparable replacement dwelling (Cost based on: Schedule _____ Comparative _____ Other) \$ 21,940
3. Acquisition payment made by agency for claimant's former dwelling \$ 5,600

Computation

4. Line 1 or Line 2, whichever is less \$ 16,500
5. Minus Line 3 - \$ 5,600
6. Amount of differential payment \$ 10,900.

WORKSHEET FOR RHP CLAIM FOR HOMEOWNERS

Option Seguel
11-1-71

NAME AND ADDRESS OF DISPLACING AGENCY

PDC

PROJECT NAME

Emmanuel

PROJECT NO.

R-20

Full name

Carl & Laverne DeWese

Family

Individual

Date of Displacement

11-22-71

Parcel No.

A-351

A. I Address of unit from which you moved 222 N. 5th St
 Date you first occupied as owner-occupant 1964
 Number of bedrooms 5 Date of initiation of negotiations _____
 Payment made by local agency for this dwelling \$ 500.

A. II Address of unit to which you moved 311 N. DeSoto
 Number of bedrooms 4 Purchase price of replacement dwelling \$ 16,500
 Date you signed purchase agreement _____
 Date of settlement _____
 Date you expect to occupy 11/22/71
 Compute RHP on X schedule comparative

B. Interest Payment.

1. Outstanding mortgage on original dwelling \$ 41,600
2. Number of monthly payments remaining on mortgage: _____
3. Annual interest on mortgage of original dwelling 6 1/2 %
4. Annual interest rate of mortgage on new dwelling 7 %
5. Prevailing interest rate on passbook savings _____ %

C. Incidental expenses.

Item	Charged to Claimant	Paid by Claimant	Claimed	Approved
_____	\$ _____	\$ _____	\$ _____	\$ _____
_____	_____	_____	_____	_____
_____	_____	_____	_____	_____

List of documents submitted (attached) in support of above:

Determination

1. Did client own dwelling at time of acquisition X Yes _____ No
 Initial date of ownership _____ Date of acquisition _____
2. Did client own and occupy 180 days prior to negotiations? _____ Yes _____ No
3. Did client purchase and occupy replacement housing within one year from date of displacement _____ Yes _____ No
 Date of displacement _____
 Date of purchase of replacement housing _____
 Date of occupancy of replacement housing _____
4. Did claimant have a bona fide mortgage on his dwelling 180 days prior to negotiations? _____ Yes _____ No
 Issuance date of mortgage _____
 Date of discharge of mortgage _____
 Date of initiation of negotiations _____
5. Is replacement dwelling standard _____ Yes _____ No

THIS CARBON WILL DECOLORATE IF EXPOSED TO EXCESSIVE HEAT OR SUNLIGHT. 2115



FORM No. 671E (Escrow) Stevens-Ness Law Publishing Co. © Portland, Oregon 97204 SS

EARNEST MONEY RECEIPT

City PORTLAND State OREGON Sept 7, 1971

RECEIVED FROM Carl De Weese

the sum of Five Hundred (hereinafter called "purchase Dollars (\$ 500.00)) in the form of Note Payable on Closing (CASH, CHECK, DRAFT) as earnest money and in part payment for the purchase of the following described real estate situated in the City of Portland, County of Multnomah State of Oregon to-wit:

Legal LOTS 11 & 12 - BLOCK 13, PIED MOUNT which we have this day sold to said purchaser for the sum of Sixteen Thousand Five Hundred Dollars (\$ 16,500) on the following terms, to-wit: The sum, hereinabove receipted for, of Five Hundred Dollars (\$ 500)

* On Sept 24, 1971, as additional earnest money, the sum of _____ Dollars (\$ _____) * On owners acceptance, _____ Dollars (\$ _____) Upon acceptance of title and delivery of * { deed, the sum of Sixteen Thousand Dollars (\$ 16,000) { contract, _____ Dollars (\$ _____) Balance of _____ Dollars (\$ _____)

payable as follows: This transaction is subject to Purchaser's retention of \$12,500 from the Portland Development Comm. of \$4000.00 on an FHA 235 loan. Loan approval to be received on or before Sept 24, 1971, Loan costs & reserves to be paid by Purchaser Seller to be paid by Purchaser for oil in tank

A title insurance policy from a reliable company insuring marketable title in seller is to be furnished purchaser in due course of seller's expense; preliminary to closing seller may furnish a title insurance company's title report showing its willingness to issue title insurance, which shall be conclusive evidence as to seller's record title; or in lieu of said title insurance policy, seller may furnish purchaser an abstract of title prepared by a reliable abstract company.

It is agreed that if seller does not approve this sale within the period allowed broker below in which to secure seller's acceptance, or if the title to the said premises is not insurable or marketable, or cannot be made so within thirty days after notice containing a written statement of defects is delivered to seller, the said earnest money shall be refunded. But if said sale is approved by seller and title to the said premises is insurable or marketable and purchaser neglects or refuses to comply with any of said conditions within ten days after the said evidence of title is furnished and to make payments promptly, as hereinabove set forth, then the earnest money herein receipted for (including said additional earnest money) shall be forfeited to seller as liquidated damages and this contract thereupon shall be of no further binding effect.

The property is to be conveyed by good and sufficient deed free and clear of all liens and encumbrances except zoning ordinances, building and use restrictions, reservations in Federal patents, easements of record and, None

All irrigation, plumbing and heating fixtures and equipment (including stoker and oil tanks but excluding fire place fixtures and equipment), water heaters, electric light fixtures, light bulbs and fluorescent lamps, bathroom fixtures, venetian blinds, drapery and curtain rods, window and door screens, storm doors and windows, attached linoleum attached television antenna, all shrubs and trees and all fixtures except None

are to be left upon the premises as part of the property purchased. The following personal property is also included as a part of the property for said purchase price: None

Seller and purchaser agree to pro rate the taxes which are due and payable for the current tax year. Rents, interest, premiums for existing insurance and other matters shall be pro rated on a calendar year basis. Adjustments are to be made as of the date of the consummation of said sale or delivery of possession, whichever first occurs. Encumbrances to be discharged by seller may be paid at his option out of purchase money at date of closing. SELLER AND PURCHASER AGREE THAT SUBJECT SALE WILL BE CLOSED IN ESCROW. THE COST OF WHICH SHALL BE BORNE CO-EQUALLY BETWEEN SELLER AND PURCHASER.

Possession of said premises is to be delivered to purchaser on or before 30 days after deed recording, or as soon thereafter as existing laws and regulations will permit removal of tenants, if any. Time is the essence of this contract. This contract is binding upon the heirs, executors, administrators, successors and assigns of buyer and seller. However, the purchaser's rights herein are not assignable without written consent of seller. In any suit or action brought on this contract, the prevailing party shall be entitled to recover reasonable attorney's fees to be fixed by the court.

Address: 4227 N.E. Sandy Blvd S. J. Powers Realty Co Bro. 21-1183 By: [Signature]

AGREEMENT TO PURCHASE

I hereby agree to purchase the property herein described in its present condition and to pay the price of \$ 16,500 as set forth above and grant to said agent a period of 5 days hereafter to secure seller's acceptance hereof, during which period my offer shall not be subject to revocation. Said deed or contract to be in name of CARL E & LAVERNE DEWEESE, HUSB & WIFE Address: 237 N COOK Purchaser: Carl E Deweese (S E A) La Verne Deweese (S E A) Phone: 781-7521

AGREEMENT TO SELL

I hereby approve and accept the sale of above described property and the price and conditions as set forth in above contract, and agree to furnish evidence of title above provided; also the said deed when stated. Address: 311 N. Jessup Seller: June M. Schaeffer (S E A) Phone: _____ (S E A)

DELIVER PROMPTLY TO PURCHASER, either manually or by registered mail, a copy hereof showing seller's acceptance. Purchaser acknowledges receipt of the foregoing instrument bearing his signature and that of the seller showing acceptance. DATE: _____ Purchaser: _____ Copy hereof showing Seller's signed acceptance sent purchaser by registered mail to purchaser's above address (return receipt requested) on _____, 19____ Return receipt card received and attached to broker's copy _____, 19____

SELLER'S CLOSING INSTRUCTIONS

I agree to pay forthwith to the above named broker a commission amounting to \$ 1113.00 for services rendered in this transaction. In the event of a forfeiture of the deposit as above provided, the said deposit shall be paid to or retained by the broker to the extent of the agreed upon commission with residue to the seller. I authorize said broker to pay out of the cash proceeds of sale the expense of furnishing evidence of title, of recording fees and reeveque stamps, if any, as well as any encumbrances on said premises payable by me at/or before closing. I acknowledge receipt of a copy of this earnest money receipt bearing my signature(s) and that of the purchaser named above.

NOTE: IF ANY BLANK SPACES ARE INSUFFICIENT, USE S-N No. 810 "HANDY PAD", TO BE SEPARATELY SIGNED BY BUYER AND SELLER.

Seller: June M. Schaeffer (S E A)

PORTLAND DEVELOPMENT COMMISSION

1700 S.W. FOURTH AVENUE
 PORTLAND, OREGON 97201

Nº 27873 G

DATE November 26, 1971

PAY TO THE ORDER OF **Carl and LaVerne DeWeese**

\$ 500.00

DOLLARS

NON-NEGOTIABLE

THE FIRST NATIONAL BANK OF OREGON
 S.W. Fifth and College Branch
 Portland, Oregon

Portland Development Commission · 224-4800

DETACH BEFORE DEPOSITING CHECK

DATE	INVOICE OR CONTRACT NOS.	DESCRIPTION	AMOUNT
		Reimbursement for Relocation Payment per claim filed. Move from 232 N. Cook (A-3-5) to 311 N. Jessup. Dislocation Allowance \$200.00 Fixed - own furniture <u>300.00</u>	<u>\$500.00</u>

Account Distribution

NO.	TITLE	AMOUNT
E 1501	Relocation Payments (EH) (Fixed - own furn. - Family)	\$500.00

Received 11/29/71

LaVerne DeWeese

AL

BD

(For Local Agency Use Only)
DETERMINATION OF ELIGIBILITY FOR RELOCATION PAYMENT
FOR MOVING EXPENSES (FAMILIES AND INDIVIDUALS)

NAME AND ADDRESS OF CLAIMANT:

Carl and LaVerne DeWeese
311 N. Jessup
Portland, Oregon 97217

NAME OF LOCAL AGENCY:

Portland Development Commission
1700 S. W. Fourth Avenue
Portland, Oregon 97201

INSTRUCTIONS: Attach this form to the pertinent claim form filed by claimant. Attach an explanation of any difference between amounts claimed and amounts approved.

1. Does claimant meet basic eligibility requirements? Yes No

If "NO", explain:

2. Complete if claim is for a fixed payment including an amount for moving articles located in household storage space:

Date items inspected: _____
Month-Day-Year

3. If claim is for a self-move, does approved amount exceed estimated cost of accomplishing the move through services of a commercial mover or contractor?

Yes No

If "Yes," explain basis for approved amount:


4. CERTIFICATION

I CERTIFY that I have examined the claim, and the substantiating documentation, and have found it to be in accord with the applicable provisions of Federal law and the regulations issued by the Department of Housing and Urban Development pursuant thereto. Therefore, the claim is hereby approved and payment is authorized as follows:

(form continued on next page)

(For Local Agency Use Only)

(Complete either A or B:)

Item	Amount <u>1/</u>	Authorized Signature	Date
A. Fixed Payment and Dislocation Allowance	\$		
1. Fixed payment \$ <u>300.00</u>			<u>11-24-71</u>
2. Dislocation allowance \$ <u>200.00</u>			
3. Total \$ <u>500.00</u>	<u>500.00</u>		
B. Actual Moving and Related Expenses	\$		
1. Initial payment including, if applicable, storage and related costs in the amount of \$ _____	_____	_____	_____
2. Supplementary payment (s) for storage costs:	_____	_____	_____
3. Final payment for moving expenses covering storage and related costs	_____	_____	_____

1/ Attach full explanation of any adjustments made; e.g., amount set off against claim or amount of dislocation allowance made as an advance payment.

5. RECORD OF PAYMENTS MADE

Date	Check Number	Amount	Date	Check Number	Amount
<u>11/26/71</u>	<u>278736</u>	<u>\$ 500.00</u>	<u>50</u>		\$

Dwelling Unit Inventory

5 Beds & Springs
 Bedroom Chair
1 Breakfast Table
4 Breakfast Table Chairs
 Bridge Lamp & Shade
1 Buffet
3 Chest of Drawers
1 Coffee Table
2 Couch
1 Davenport
 Desk
1 Dining Table
4 Dining Chairs
2-1 Dresser
4 End Table
1 Floor Lamp & Shade
4 - Chairs
 Mirror

 Night Stand
 Occasional Chair
11 Overstuffed Chair
1 Overstuffed Rocker
1 Range Electric
11 Refrigerator: Brand
1 Rocker
3 Rug & Pad: Size 9x12
 Stool
 Table Lamp & Shade
 Table, small
 Vanity & Bench
3 Suitcases
 Trunks
25 Cartons, Boxes, Etc.
4 Clothes, closets
6 Bedding & Linens

Miscellaneous (List Items)

1 Freezer
7 TV
3 Stereo-Record Player
1 Vacuum
1 Lawn Mower
6 Radio

1 Bookcase
1 Washing Machine
1 Sewing Machine
1 Magazine Rack

COMMENTS:

DATED this 22 day of Nov 19 71.

The undersigned does hereby consent and agree that all personal property left by me in the premises at 232 N.
COOK, Portland, Oregon may be considered and treated by the PORTLAND DEVELOPMENT COMMISSION as abandoned property and disposed of without incurring any obligation or liability to account to me therefore.

~~(firm name)~~

~~xxx~~ Carl E. Dewese

Transamerica Title Insurance Co



A Service of
Transamerica Corporation

ESCROW DEPARTMENT

Escrow No. 41132

Order No. _____

Date _____

Adjustment Date 11/15/71

Carl W. & LaVerne DeWeese

PROPERTY AT: 311 N. Jessup

	CHARGES	CREDITS
Purchase Price _____ 71-72 tax	16,500.00	
Pro Rata Real Estate Taxes: <u>352.74 11/15 - 7/1/72</u>	213.85	
Pro Rata Fire Insurance: <u>new coverage</u>		
Escrow Fee <u>1/2 of \$67.00</u>	33.50 ✓	
Recording <u>Contract</u>	4.00 ✓	
Contract/Mortgage Balance _____		4,339.73 ✓
Documentary Tax Stamps	18.15 ✓	
February contract payment	65.00	
Range	100.00	
Earnest-Money Deposit <u>PDC</u>		10,900.00
Deposit in Escrow <u>Pioneer</u>		1,260.27
Oil Adjustment - Montag <u>55.65</u>	92.04	
To Balance _____		

PURCHASERS STATEMENT

(Cash or Contract)

Att: Jim Cooley

OCTOBER 21, 1971

PORTLAND DEVELOPMENT COMMISSION
ATT: DICK PERKINS

SUBJECT: CARL E. DE WEESE, WIFE LA VERNE
232 N. COOK
PORTLAND, OREGON

OUR REPORT TO YOU OF 10/5/71 SHOWS:
FINANCE CO. NO RECORD.

WE RECHECKED 10/19/71 WITH THE FOLLOWING RESULTS:

FIN	9/65	1112	892	1-7 (SUIT)
-----	------	------	-----	------------

THE LOAN SHOULD HAVE BEEN PAID UP 9/68. WE SUED 7/1/69 FOR \$1052. SUBJECT MADE A PAYMENT OF \$45.00 10/18/71, LEAVING BALANCE OF \$892.31. ONLY THIS ONE PAYMENT IN THE LAST TEN MONTHS.

CREDIT BUREAU METRO
GEF:RB

3:30

10-14-71

Jim

I found a real good 4 BR home
at 816 N. Church, includes fireplace
LR, DR, Kit/w space - f.e.p. new furnace
excellent roof 1 1/2 baths + shower in
basement, fine lawn - no garage
they will accept DeWessis with
approximately \$7500.00 down, the
owner is Art Nelson and I believe
you have met him. Call me on it.

Regards
Dick

Oh yes your love life Mrs Gordon
phoned at 3:00 + 3:15
lots of luck



CREDIT BUREAU REPORTS

a nationwide service



FHA Standard Factual
Data Report No. 891

CORRECT NAME AND ADDRESS

Name **DE WEESE, CARL E. LA VERNE**
Street Address **232 N. COOK**
City and State **PORTLAND, OREGON**
Zip Code

Case Number
Property Address
Date on Order Ticket **9/24/71**
Date Received by Bureau **9/24/71**
Date Report Mailed **10/5/71**

(No reference shall be made in this report to race, creed, color, or national origin)

1-A. Do name and address agree with information shown on request for report? If not, explain below. B. Date of Birth -	1-A. YES FILE SINCE 8/52 B. 42
2-A. Marital status - number of dependents including self B. Length of time married - C. Did you learn of any separation or divorce?	2-A. MARRIED Dependents: WIFE & 3 CHILD B. -- C. NONE
3-A. Name of present employer - B. Position held - length of present connection - C. Has employment status changed within the past two years?	3-A. UNEMPLOYED Years: B. WORKMENS COMP. C.
4-A. If spouse is presently employed, give name of employer - B. Position held - length of present connection - C. Approximate income -	4-A. WILLIAMS MARKET Years: 11 YRS. B. CHECKER C. NET 82 WEEK

REMARKS: 1. Amplify his employment history. (This report shall contain information as to the subject's previous employment status, location and salary, if there has been a change in employment status within the past two years.)
 2. The reporting bureau certifies that: (a) public records have been checked for suits, judgments, foreclosures, garnishments, bankruptcies, and other legal actions involving the subject with the results indicated below: or, (b) equivalent information has been obtained through the use of a qualified public records reporting service with the results indicated below. (Give details). (The records of real estate transfers which do not involve foreclosure may be excluded).
 3. The reporting bureau certifies that the subject's credit record in the payment of bills and other obligations has been checked: (a) through the credit accounts extended by a combined minimum of 75% of the larger department stores and larger consumer and unsecured credit granters of the community in which the subject resides, with the results indicated below: or, (b) through accumulated credit records of such credit granters of the community in which the subject resides, with the results indicated below.

TRADE CHECKED 9/29/71:

Trade Line	How Long Selling	Date of Last Sale	Highest Credit	Amount Owing	Amount Past Due	Terms of Sale and Usual Manner of Payment
BANK (R)		6/71	LO 2 CKG ACCT, HER NAME.			
HOSP*			SENT ACCT TO COLLECTION, NO FURTHER INFORMATION.			
PROF		1/70	27	27		TURNED TO COLLECTION 9/70
SAME			STILL OWING			
CONN		12/66	222	90		R-3
FINC -- CITY			NO RECORD			

ADJ. DEPT ACCT:
FIRM 10/7/69 \$9.00 RET'D 4/23/70

ITEMS OF RECORD: PARTY SAME NAME:

7/1/69 SUIT: CITY FINC VS CARL E. DE WEESE ET AL, \$1052, NO SATIS SHOWN
6/13/66 SUIT: UNITED ADJ. VS CARL E. DE WEESE ET UX, \$231 (SAME AS HOSP ACCT ABOVE) * NO SATIS AS TO HER ONLY, DISMISSED 7/71 AS TO HIM ONLY
1/29/63 BANKRUPTCY: CARL E. DE WEESE, 236 N.E. RUSSELL, CUSTODIAN, DEBTS \$3328.00

PREV ADDR: 232 N. COOK, PREV 236 N.E. RUSSELL
PREV EMP: 8/69 LISTED PAC. STEEL WAREHOUSE

Report for:

PTLD DEV. COMM 4/C ATTN: DICK PERKINS

Stamp Imprint Number (if Applicable)

Prepared by:

CREDIT BUREAU METRO, PTLD ORE.

\$5.50
GEF/BAC

State

The information in this report is provided under contract between the Federal Housing Administration and Credit Bureau Reports, Inc. Information furnished on FHA Standard Factual Data Report No. 891, together with related antecedent reports, is furnished upon the express condition that the FHA Approved Mortgagee and/or its authorized agent or FHA Contract Broker and/or its authorized agent or the V.A. Lender and/or its authorized agent agrees to hold such information in strict confidence for its own exclusive use, never to be communicated except to the FHA, or VA (or bonafide purchasers in the secondary mortgage market), and to save Credit Bureau Reports, Inc., and the reporting credit bureaus, their officers, agents and employees harmless from any and all damages which may arise from the violation of the agreement by such FHA Approved Mortgagee or such FHA Contract Broker, or such VA Lender.

CONNIE McCREADY
COMMISSIONER
DEPARTMENT OF PUBLIC UTILITIES



CITY OF PORTLAND
OREGON

97204

September 22, 1971

BUREAU OF BUILDINGS
CITY HALL

C. N. CHRISTIANSEN, Director
Building Division
C. C. Crank, Chief
Electrical Division
R. A. Niedermeyer, Chief
Plumbing Division
George W. Wallace, Chief
Permit Division
Albert Clerc, Chief
Housing Division
S. J. Chegwiddden, Chief

Portland Development Commission
235 N. Monroe Street
Portland, Oregon 97227

Re: 311 N. Jessup Street

Attn: Mr. Crolley

Gentlemen:

As the result of a displaced person and at your request, an inspection was made by the Housing Division of the two-story, wood frame, three bedroom, single-family dwelling and detached garage at the above address.

Our inspector reports the following conditions are in noncompliance with City regulations:

1. Cellar stairway and a portion of the stairway to the second story lack safety handrails.
2. First story water closet room lacks the required 7' ceiling height.
3. Detached garage has broken window panes.
4. Mud sills and wood siding of the detached garage are below finished yard grade and show evidence of decay.
5. Chimney brick and mortar are loose and crumbled above the roof.

Due to obvious deficiencies in the plumbing and electrical installation, it will be necessary for you to request an inspection from the plumbing and electrical divisions.

Please notify the Housing Division of the Bureau of Buildings, 2200 N.E. 24 Avenue, Telephone 288-6077, when the corrections have been completed, under proper permit where required, and a reinspection can be made.

Yours truly,

C. N. CHRISTIANSEN
BUILDING INSPECTIONS DIRECTOR

S. J. Chegwiddden
S. J. Chegwiddden
Chief Housing Inspector

CHF:mfm
cc: June Schaffer
Plg. & Elec. Divisions

CITY OF PORTLAND, OREGON
BUREAU OF BUILDINGS
PLUMBING DIVISIONNOTICE
BOOK200
1215

71

Location..... 311 N. Jessup Street Date..... October 26, 19 71
 Agent } S. J. Pounder Realtors - Agent Address..... 4227 N. E. Sandy Blvd.
 Owner }

NOTICE OF DEFECTS IN PLUMBING SYSTEM

Your attention is called to the following defects in the plumbing system at the above address. Please have these defects corrected to comply with the Plumbing Code, Ordinance No. 77482. If you desire further explanation as to the corrections required, please call 228-6141, Ext. 427 between the hours of 8:00 and 9:30 a.m. and ask for Mr. Angell..... of the Plumbing Division, who will arrange to meet you on the premises.

A recent plumbing inspection at the above address revealed the following violations:

Kitchen sink has illegal trap waste connection, faucets in disrepair.

Water closet on first floor has the flushing mechanism in disrepair and closet seat loose.

Water closet on second floor has flushing mechanism in disrepair.

Hot water heater lacks pressure relief valve and drain.

If further information is desired, please contact this office.

GWW:DH

cc: Housing Division

SP - 16.500
 dn pa 12.384
 Cmi Oct 4116

CHIEF PLUMBING INSPECTOR

By: *Victor A. Wallace*

October 28, 1971
Date _____

NOTICE OF VIOLATION OF CITY ORDINANCE

Location 311 N. Jessup
Owner June Schaffer Address same
Tenant _____ Building occupied as residence

A recent inspection indicates that the electrical wiring and/or equipment at the above location violates the Electrical Ordinance of the City of Portland in the following particulars:

Improperly wired clothes dryer and water heater.

cc: Portland Development Commission, 235 N. Monroe.
Attention: Mr. Grolley.

**IMPORTANT – This wiring and/or equipment must be placed in a safe condition not later than
November 11, 1971**

Before any electrical work may be installed, altered and/or repaired, a permit shall be secured from the Electrical Division, Room 120, City Hall. Have your electrician consult the Electrical Division for complete details of violation.

GMS:hg

By G. M. Sandwick
Electrical Inspector

September 10, 1971

Don Stark

Ben Webb

Parcel A-3-5
DeWeese Relocation Benefits

Relative to your memo of 9/9/71, copy attached, please note that the DeWeeses now occupy a four-bedroom house. The Replacement Housing Payment would therefore be, by the schedular method, the difference between \$21,940 and the amount we pay them for their house - not to exceed the lesser of \$15,000 or the difference between the amount we pay for their present house and the amount that they pay for the replacement dwelling.

Our option is for \$4,000. The clients would therefore qualify for the full \$15,000, plus moving costs and a dislocation allowance of approximately \$460. However, Jim Crolley has informed me that the DeWeeses have found a house for about \$16,000. If this is true, then the RHP would be approximately \$12,000.

Since the client is an owner-occupant, his income will not affect his right to benefits.

BCW:ch

MEMORANDUM

TO : BEN WEBB
FROM : DONALD R. STARK
DATE : 9/09/71

Re: Parcel A-3-5
DeWeese

Ben, I am having quite a bit of difficulty with the attorney for DeWeese, Robert Lowman. Could you advise me how much money DeWeese is entitled to for relocation benefits so that I may respond to a recent letter from DeWeese. I am unaware of how many bedrooms he has on that parcel and whether his income qualifies him for real location benefits.

DRS:cm



FORM No. 671E (Escrow) Stevens-Ness Law Publishing Co. © Portland, Oregon 97204 SS

EARNEST MONEY RECEIPT

City PORTLAND

State Oregon

Sept 7, 1971

RECEIVED FROM Carl DeWeese

(hereinafter called "purchaser")

the sum of Five Hundred Dollars (\$ 500.00) in the form of Note Payable on Closing as earnest money and in part payment for the purchase of the following described real estate situated in the City of Portland, County of Multnomah State of Oregon to wit:

Legal 311 N Jessup St, lot & garage LOTS 11 & 12 - BLOCK 13, PIEDMONT which we have this day sold to said purchaser for the sum of Sixteen Thousand Five Hundred Dollars (\$ 16,500.00) on the following terms, to-wit: The sum, hereinabove received for, of Five Hundred Dollars (\$ 500.00);

• {On _____ 19_____, as additional earnest money, the sum of _____ Dollars (\$ _____);
• {On owners acceptance, _____ Dollars (\$ _____);
Upon acceptance of title and delivery of • {deed, the sum of Sixteen Thousand Dollars (\$ 16,000.00);
Balance of _____ Dollars (\$ _____)

payable as follows: This transaction is subject to purchaser receiving \$12,500 from the Portland Development Comm, & \$4000.00 on an FHA 235 loan. Loan approval to be received on or before Sept 24, 1971, Loan Costs & reserves to be paid by purchaser
seller to be paid by purchaser for oil in tank

A title insurance policy from a reliable company insuring marketable title in seller is to be furnished purchaser in due course of seller's expense; preliminary to closing, seller may furnish a title insurance company's title report showing its willingness to issue title insurance, which shall be conclusive evidence as to seller's record title; in lieu of said title insurance policy, seller may furnish purchaser an abstract of title prepared by a reliable abstract company.
It is agreed that if seller does not approve this sale within the period allowed broker below in which to secure seller's acceptance, or if the title to the said premises is not insurable or marketable, or cannot be made so within thirty days after notice containing a written statement of defects is delivered to seller, the said earnest money shall be refunded. But if said sale is approved by seller and title to the said premises is insurable or marketable and purchaser neglects or refuses to comply with any of said conditions within ten days after the said evidence of title is furnished and to make payments promptly, as hereinabove set forth, then the earnest money herein received for (including said additional earnest money) shall be forfeited to seller as liquidated damages and this contract thereupon shall be of no further binding effect.
The property is to be conveyed by good and sufficient deed free and clear of all liens and encumbrances except zoning ordinances, building and use restrictions, reservations in Federal patents, easements of record and, none

All irrigation, plumbing and heating fixtures and equipment (including stoker and oil tanks but excluding fire place fixtures and equipment), water heaters, electric light fixtures, light bulbs and fluorescent lamps, bathroom fixtures, venetian blinds, drapery and curtain rods, window and door screens, storm doors and windows, attached linoleum, attached television antenna, all shrubs and trees and all fixtures except none

are to be left upon the premises as part of the property purchased. The following personal property is also included as a part of the property for said purchase price: none

Seller and purchaser agree to pro rate the taxes which are due and payable for the current tax year. Rents, interest, premiums for existing insurance and other matters shall be pro rated on a calendar year basis. Adjustments are to be made as of the date of the consummation of said sale or delivery of possession, whichever first occurs. Encumbrances to be discharged by seller may be paid at his option out of purchase money at date of closing. SELLER AND PURCHASER AGREE THAT SUBJECT SALE WILL BE CLOSED IN ESCROW, THE COST OF WHICH SHALL BE BORNE CO-EQUALLY BETWEEN SELLER AND PURCHASER.

Possession of said premises is to be delivered to purchaser on or before 30 days after deed recording, or as soon thereafter as existing laws and regulations will permit removal of tenants, if any. Time is the essence of this contract. This contract is binding upon the heirs, executors, administrators, successors and assigns of buyer and seller. However, the purchaser's rights herein are not assignable without written consent of seller. In any suit or action brought on this contract, the prevailing party shall be entitled to recover reasonable attorney's fees to be fixed by the court.

Address 4227 N.E. Sandy Blvd Phone 281-1183
By S. J. Powell Realty Co Broker

AGREEMENT TO PURCHASE

I hereby agree to purchase the property herein described in its present condition and to pay the price of \$ 16,500, as set forth above and grant to said agent a period of _____ days hereafter to secure seller's acceptance hereof, during which period my offer shall not be subject to revocation. Said deed or contract to be in name of CARL E & LAVERNE DEWEESE, HUSB & WIFE
Address 237 N COOK Purchaser Carl E Dewese (SEAL)
Phone 281-7521 Purchaser La Verne Dewese (SEAL)

AGREEMENT TO SELL

I hereby approve and accept the sale of above described property and the price and conditions as set forth in above contract, and agreed to furnish evidence of title as above provided; also the said deed when stated.
Address 311 N. Jessup Seller June M. Schaeffer (SEAL)
Phone 280-6024 (O) (MULTI-SERVICE (TR)) Seller (Fleming) (SEAL)

DELIVER PROMPTLY TO PURCHASER, either manually or by registered mail, a copy hereof showing seller's acceptance.
Purchaser acknowledges receipt of the foregoing instrument bearing his signature and that of the seller showing acceptance. DATE: _____ Purchaser: _____
Copy hereof showing Seller's signed acceptance sent purchaser by registered mail to purchaser's above address (return receipt requested) on _____ 19_____
Return receipt card received and attached to broker's copy _____ 19_____

SELLER'S CLOSING INSTRUCTIONS

I agree to pay forthwith to the above named broker a commission amounting to \$ 1113.00 for services rendered in this transaction. In the event of a forfeiture of the deposit as above provided, the said deposit shall be paid to or retained by the broker to the extent of the agreed upon commission with residue to the seller. I authorize said broker to pay out of the cash proceeds of sale the expense of furnishing evidence of title, of recording fees and revenue stamps, if any, as well as any encumbrances on said premises payable by me at/or before closing. I acknowledge receipt of a copy of this earnest money receipt bearing my signature(s) and that of the purchaser named above.

NOTE: IF ANY BLANK SPACES ARE INSUFFICIENT, USE S-N No. 810 "HANDY PAD", TO BE SEPARATELY SIGNED BY BUYER AND SELLER.

Seller June M. Schaeffer (SEAL)

1371.1

APPENDIX 8. GUIDEFORM WORKSHEET FOR COMPUTATION OF REPLACEMENT HOUSING PAYMENT FOR HOMEOWNERS

(For Local Agency Use Only) WORKSHEET FOR COMPUTATION OF REPLACEMENT HOUSING PAYMENT FOR HOMEOWNERS	NAME AND ADDRESS OF CLAIMANT <i>Ballinger, Carl & ...</i>
	COMPUTATION PREPARED BY: _____ (Name) _____ (Date)

INSTRUCTIONS: Attach this form to the pertinent claim form filed by claimant. Attach an explanation of any difference between amounts claimed and amounts approved. Complete Blocks B and C; then complete Block A.

A. COMPUTATION OF TOTAL REPLACEMENT HOUSING PAYMENT FOR HOMEOWNERS

- 1. Amount of differential payment (Block B, Line 6) \$ _____
- 2. Plus interest payment (Block C, Step 4, Last line) + \$ _____
- 3. Plus costs incidental to purchase (Total amount approved by agency, from claim form, Block 3C, Column (e)) + \$ _____
- 4. Total (Sum of Lines 1, 2, and 3) \$ _____
- 5. Minus adjustments (Attach explanation; e.g., amount previously received as Replacement Housing Payment for Tenants and Certain Others) - \$ _____
- 6. Total Replacement Housing Payment for Homeowner (Line 4 minus Line 5) \$ _____

(Enter this amount in the space provided in Block 6 on the Guideform Determination of Eligibility for Replacement Housing Payment for Homeowners)

B. COMPUTATION OF DIFFERENTIAL PAYMENT

Required Information

- 1. Actual purchase price of replacement dwelling \$ 16,500
- 2. Cost of comparable replacement dwelling (Cost based on: Schedule Comparative Other) \$ 21,900
- 3. Acquisition payment made by agency for claimant's former dwelling \$ 5,600

Computation

- 4. Line 1 or Line 2, whichever is less \$ 16,500
- 5. Minus Line 3 - \$ 5,600
- 6. Amount of differential payment \$ 10,900

Handwritten calculation: 10900 + 12200 = 23100, 23100 - 12200 = 10900

[form continued on next page]

Signed *Optician* 11-1-71

9. Complete either a or b:

a. If you have purchased and occupy the replacement dwelling:

Date you signed purchase agreement _____ Date of settlement _____
Month-Day-Year Month-Day-Year

b. If you have purchased but do not yet occupy the replacement dwelling:

Date you signed purchase contract _____ Date of settlement _____
Month-Day-Year Month-Day-Year

Date you expect to occupy _____
Month-Day-Year

10. Check method you choose to determine the replacement housing cost that will be used as a basis for computing the amount of the differential payment

_____ Schedule _____ Comparative

B. Interest Payment

1. Outstanding balance of mortgage (if any) on dwelling from which you moved \$ 4116.00
2. Number of monthly payments remaining on the mortgage _____
3. Annual interest rate of mortgage on the dwelling from which you moved 6 1/2 %
4. Annual interest rate of mortgage on the replacement dwelling 7 %
5. Prevailing annual interest rate paid on standard passbook savings accounts by savings banks in the community where the replacement dwelling is located _____ %

1. Repair on Garage

2. Paint around downspouts

3. Area around for masonry/bricks

4. Roof on extended. has need for replacement

5. (want roof replaced on back side) gutters

6. Light on top of Garage to repair

7. secured.

7. facing masonry from light outside

8. to be replaced. when in winter

for light on back porch.

8. Terrace - gutters need to be in good working condition

Don/Occ
lease option

1:30

(f)

RESIDENTIAL RELOCATION RECORD

RELOCATION WORKER _____

PROJECT NO. R-20 PARCEL A 3-5

NAME Deweese, Carl ADDRESS 232 N Cook APT NO. _____

PHONE 281-7521 INITIAL INTERVIEW _____ SEX M W _____ NW B AGE 41

U.S. CITIZEN _____ ALIEN _____ VETERAN _____ SERVICEMAN _____ DATE ON SITE 7 yrs.

FAMILY COMPOSITION

Name	Relation	Age
<u>Carl Dewese</u>	<u>Self</u>	<u>41</u>
<u>Phillip Dewese</u>	<u>Son</u>	<u>15</u>
<u>Kenneth Dewese</u>	<u>Son</u>	<u>12</u>

Employer: Name (Signed) \$ _____
 Address _____
 MCW Caseworker _____
 Social Security _____
 Va. Fed. Mult Co. _____
 Pension: Name _____
 Other: Name _____

TOTAL MONTHLY INCOME _____

Rent _____, Inc. Heat _____ Water _____ Gas _____ Gar _____ Elec _____ Unfurn _____ Furn _____ No. Rms 6

ELIGIBILITY FOR PUBLIC HOUSING: (yes or no)
 Over 62 _____ Disabled (Soc. Sec. def.) _____ Income below limits _____ Assets below limits _____

221 CERTIFICATE OF ELIGIBILITY: Date delivered _____ by _____

Notify in case of accident:
 Name _____ Address _____ Phone _____

Information Statement given to _____ on _____ by _____
 Notice to move given to _____ on _____ by _____

Payments: Amount \$ _____ Check No. _____ Date delivered _____ Moved by self _____ (or)
 moved by moving company _____ (Phone) _____

REMOVED FROM CASELOAD: (Date) _____

Refused assistance _____

Relocated in: _____

Low-rent public housing _____

Other perm. public housing _____

Standard priv. rent. hsg. _____

Sub-standard priv. rent hgs. with refusal of further aid _____

Standard sales housing _____

Sub-standard sales hsg. _____

Out-of-town _____

Address unknown, abandoned _____

Evicted, no further assistance _____

Other (explain) _____

REMAINING ON CASELOAD:

Address unknown, tracing _____

Evicted, further assistance contemplated _____

Temporarily relocated by LPA _____

within project: _____ address _____

outside project: _____ address _____

FAMILY REFUSED ADDITIONAL ASSISTANCE:
 Date _____ Worker _____

RELOCATION REFERRALS:

Address	Inspection Certified By	Date

NEW ADDRESS: 311 N. Dewey Zip _____ Phone 289-0466

1/15/71 flyers delivered by Mrs. Hines.

1/22/71 Talked to DC on this date by tele. Explained status of project. Receptive

2/10/71 ^{survey} Will buy another house - Jefferson Hi area would like 5 bedrooms.

Mr Robert Lohman, Mr DeWeese's attorney called - requested copy of Relocation Act. Discussed benefits. Appears he may have to represent them regarding their interest in the house WSD -

Atty. Robert Kohman
 5505 River St.
 656-5915
 West Linu Ore,

HOUSING RESOURCES SURVEY

RELOCATION ASSISTANCE NEEDS OF RESIDENTS OF
 EMANUEL HOSPITAL PROJECT AREA

(To be filled in for each dwelling unit in the Project Area)

Analyst WSSG Date of survey 2/10/71 Tabulator _____ Date tabulated _____
 Dwelling Unit No. 5 Structure No. 4 Census Block No. 23 Census Tract No. 22A
 Street Address 232 N. Cook Apartment No. _____

A. Status Of Relocation Assistance Needs At This Dwelling Unit:

1. Assistance may be needed, yes X, no _____
 2. Why no assistance may be needed
 a. _____ Vacant
 b. _____ Will be vacated on the following date _____
 c. _____ Other reasons _____

buying on lease option

B. Residents Of This Dwelling Unit Who May Need Relocation Assistance:

Name	Family relation	Age	Sex	Occupation
1. Carl Dewese	Head of household	41	M	
2. Lavern		30+		
3. Carl Jr		15	M	
4. Phillip		13	M	
5. Kenneth		12	M	
6.				
7.				
8.				
9.				

C. Family Income And Extent Of Travel To Locations Of Employment:

1. Jobholders in this household, employers and location of jobs: Distance

Names of jobholders	Names of employers	Street address where jobs are located to work	Distance
	shipyard		

2. Monthly income from jobs and from all other sources received by persons in this household:

Names of persons in this household who have income from any source	Amount of income per month	
	In month before this survey	In an average month during 1970
Carl Unemployed	\$55 week	\$500
Total family or household income per month	\$220	\$500

D. Characteristics Of Replacement Housing Needs Expected To Be Sought:

1. Location (indicate approximate cross streets) Jefferson High District
 2. Transportation, number of autos owned 1, use bus , walk _____
 3. Will rent house _____, apartment _____, expect to pay rent, including utilities, at \$ _____ per mo. (Furniture is owned, yes _____, no _____, stove and refrigerator owned, yes _____, no _____)
 4. Will buy house in price range \$ comparable, down payment of \$ _____, monthly payment of \$ 65
 5. If now buying this house, how much are payments on contract or mortgage monthly \$ _____
 6. Size of unit to be sought, number of bedrooms 5, kitchen , dining room , living room , number of bathrooms 1, total sq. ft. in dwelling unit _____
 7. Other characteristics W O (B) I M

HOUSING RESOURCES SURVEY
To be Filled in For Each Dwelling Unit in All Survey Areas

Analyst WJD Date 2/10/71 Surveyed 2/10/71 Tabulator _____ Date _____
 Dwelling Unit No. 5 Structure No. 4 Census Block No. 23 Census Tract No. 22A
 Street Address 232 N. Cook Apartment No. _____
 Legal Description _____

NAME OF OCCUPANT: <u>Deweese, Carl</u> <u>lease - option</u>	NAME & ADDRESS OF OWNER <u>Paget, Alan A. & Marilyn C.</u> <u>125 C Ave. Lake Oswego</u>	NAME & ADDRESS OF PROP. MGR: _____
TELEPHONE: <u>281-7521</u>	TELEPHONE: <u>686-7011</u>	TELEPHONE: _____
INTERVIEWED? (<input checked="" type="checkbox"/> Yes () No	INTERVIEWED? () Yes () No	INTERVIEWED? () Yes () No

I. DESCRIPTION OF STRUCTURE

<u>X</u> One-family house	No. of units in bldg. _____
_____ Apt. in a house	_____
_____ Apt. in apt. bldg. or plex	_____
_____ Apt. in comm. bldg.	_____
_____ Mobile home or trailer	_____

This structure has 1+A stories (do not count basement)

II. OCCUPANCY STATUS OF DWELLING UNIT

X Owner occupied
 _____ Renter occupied
 _____ Vacant

III. SIZE OF DWELLING UNIT

1018 Sq. ft. in first floor (county figure)
1518 Sq. ft. in dwelling unit (if more than 1 floor)
6 Total no. of rooms (include kitchen, dining, living and bedrooms, exclude bathrooms)
1 No. of bathrooms
4 No. of bedrooms (rooms used mainly for sleeping)

IV. ASSESSOR'S MARKET VALUATION DATA

A. Dates or period of time
1971 Period market value data applicable
1967 Date of last appraisal
1910 Date structure was originally built

B. Market value data for one-family dwelling

	Market value	Computed value per sq. ft.
Land	\$ <u>2960</u>	\$ _____
Improvements	<u>1920</u>	_____
Total	<u>4880</u>	_____

C. Market value data for dwelling unit in a multiple-family structure or commercial bldg.

	Market value for entire structure	Computed value per sq. ft. for this dw. unit
Land	\$ _____	\$ _____
Improvements	_____	_____
Total	_____	_____

_____ Sq. ft. of all d. u. in this structure
 _____ Sq. ft. of commercial space and value of commercial space: Land \$ _____, improvements \$ _____, total \$ _____.

V. RENTAL RATE FOR THIS RENTED UNIT

Monthly average	Cash rent	Utilities	Total paid by renter
Rent	\$ _____	_____	\$ _____
Electricity	\$ _____	_____	_____
Gas	_____	_____	_____
Water	_____	_____	_____
Heat (oil, or other)	_____	_____	_____
Total	\$ _____	\$ _____	\$ _____

Deposits required of renter
 Advance rent \$ _____, other \$ _____
 Rental information obtained from
 Tenant _____, owner _____, manager _____, or estimated from assessor's data _____.

VI. FOR SALE INFORMATION FOR THIS HOUSE THAT IS OCCUPIED BY OWNER OR RENTER

Listed with broker, yes _____, no _____
 Advertised by owner, yes _____, no _____
 Cash asking price \$ _____
 Period house has been for sale, months _____

VII. REMARKS

1 1-00990-0420 PAGET, ALAN A & MARILYN C
 MAP: 2730 BY PORTLAND FEDERAL
 ZONE: A25
 RATIO: 1401 444 SW 5TH AVE
 LVY C:001 PORTLAND OREGON 97204

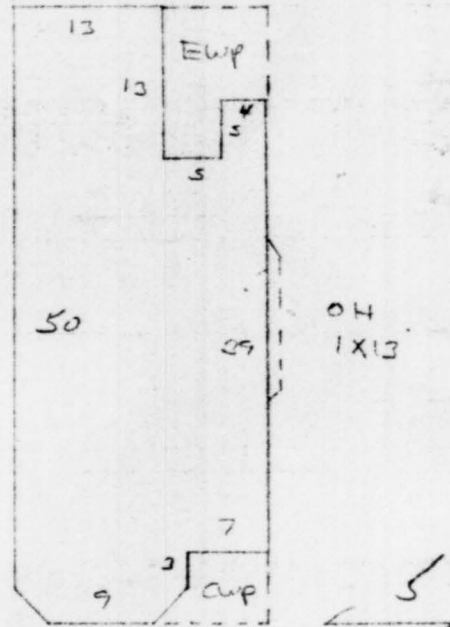
ALBINA ADD

LOT BLOCK

4 3

PROPERTY ADDRESS: 232 N COOK ST
 PORTLAND

APPEALS:



AVE. OR ST.

AVE. OR ST.

232 N Cook AVE OR ST
 FRONT OF BUILDING



SUMMARY - ASSESSED VALUATION - REAL PROPERTY

ASSESS. YEAR	MIN. RIGHTS	TIMBER	LAND	IMPS	TOTAL	SIGN. DATE
1968			2850	1850	4700	2/15/68
1971			2,960	1,920	4,880	UD

FUNCT G P

ECON G *Not best land use*

COND G A *Pool o.s. cond.*

REMARKS

2/17/68

DATE *2 14 68* SIGN *Alan Polansky* DEPUTY

DATE	CHECKED	REVIEWED	BLDG. COUNT	INDEX	RE-CHECKED	NOTIFIED
FEB 22 '68		<i>3-21-68</i>				
BY	ANDREWS	<i>J. Fisher</i>				

12 '67 KUBLI

FORM OF REV. 3-66

