

DESCRIPTION		ROLL NO	ODOMETER
PARCEL NO. A-3-20	WASHINGTON, CLEO 3217 N. VANCOUVER		
PARCEL NO. E-3-8	WASHINGTON, KATHRYN 2648 N. KERBY		
PARCEL NO. A-3-6	WEDGE, RAYMOND D. 242 N. COOK		
PARCEL NO. R-10-9	WESLEY, ROOSEVELT 535 N. MORRIS		
PARCEL NO. R-10-9	WHITCOMB, SCOTT 535 N. MONROE		
PARCEL NO. A-3-12	WHITE, CARMEN 253 N. FARGO		
PARCEL NO. A-2-4	WHITE, DOUGLAS & EVELYN (HAUGHT, EVELYN) 3100 N. GANTENBEIN		
PARCEL NO. A-3-2	WHITE, LOUISE 216 N. COOK		
PARCEL NO. RS-4-9	WILLIAMS, ALONZO 7 N. RUSSELL		
PARCEL NO. E-4-1	WILLIAMS, ALTON & BENNIE 2653 N. GANTENBEIN		
PARCEL NO. A-3-18	WILLIAMS, T.C. 203 N. FARGO		
PARCEL NO. RS-4-9	WILLIAMS, THEO 7 N. RUSSELL		
PARCEL NO. E-4-8	WOODS, E. JAMESETTA 323 N. RUSSELL		
PARCEL NO. A-2-9	WOODS, WILLIAM H. JR. 3117 N. VANCOUVER		
PARCEL NO. A-3-3	WOODWARD, NEBBIE 3227 N. GANTENBEIN		
PARCEL NO. A-3-8	WRIGHT, WILLIAM R. 30 N. KNOTT		
PARCEL NO. A-4-4	YARBOROUGH, MRS. BOBBIE 252 N. IVY		
PARCEL NO. A-3-7	YOUNG, DAVE 248 N. COOK		

/
R E S U M E

DATE _____

NAME WESLEY, Rosevelt

Mr. Wesley had never bought a home before and it required hand carrying him until he obtained confidence that he would really and truly be granted a loan. This is a factor found in most cases where we relocate tenants who have the financial ability to buy a home. Because of bad credit experiences, these people have lived in substandard conditions and paid a premium because they did not know how to correct their credit problems or in some cases they had a credit problem and did not know it.

DaDu Realty, Co. of 1440 N. Prescott Street was the real estate agent and showed him several houses before Mr. Wesley settled on this one. Mr. Wesley seems very happy with this house and I believe the monthly payment was within his means.

(signed) _____

C. Daniel

worker

RESIDENTIAL RELOCATION RECORD

Project Name Emanuel - ORE. R-20 Parcel No. R-10-9 Advisor CDClient's Name ROOSEVELT, Wesley, ROOSEVELT Phone 288-3338Address 535 N. Morris Ethn Black Age 51

☒ Male ☒ Family ☐ Married ☒ Renter/Occupant
☐ Female ☐ Individual ☐ Single ☐ Owner/Occupant

Family Composition

Economic Data

Total Number in Family 2

Employer \$

wife, husband

Address

Other: Relation Age Relation Age

Mother	85		

Other Source of Income

\$

\$

Total Monthly Income \$ ()

Eligible for Public Housing ☐ YES ☒ NOPresently Receiving Welfare ☐ YES ☒ NOEligible 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 ☐ NODate of initial interview 12-13-71 Date of Info pamphlet delivery 1/13/72

Date Notice to Move given _____ Date Effective _____ Expires _____

CLAIMANT'S INITIAL DATE OF OCCUPANCY

1966

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

Date of initiation of negotiations for purchase of property 6/9/71Date of Acquisition Cond. 7/24/72

Date of letter of intent _____

Date of move 3-3-72

DWELLING UNIT FROM WHICH RELOCATED

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

Age of Housing Unit 1905

Size of Habitable Area 1025 sq. ft.

Furnished with claimant's furniture
☐ YES ☐ NO

Total Number of Rooms 5 Rent Paid \$ 85.00 Utilities \$47.40

Number of Bedrooms 2 Monthly Housing Payments \$ 8 Taxes

Liens \$ (please explain)

Acquisition Price \$ Amenities

REPLACEMENT DWELLING UNIT

Address 4836 N. Missouri

LPA Referred Self Referred ☒

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

Outside city ☐ Outside state ☐

Age of Housing Unit 1949

Size of Habitable Area 949

No. of Rooms 4 No. of Bedrooms 2

For Claimants Who Purchased

Purchase Price of Replacement Dwelling \$ 15,250

Taxes \$

RHP or TACO (including incidental costs) \$ 2,000

For Claimants Who Rented

Rent \$

Utilities \$

Total Rent Assistance \$

Amount of Annual Payment \$

No. of Housing Referrals to:

Standard Sales

Standard Rent

Agency Referrals:

MCW HAP OTHER ()

Food Stamp Legal Aid Other ()

Benefits Received

Date 3/8/72 Ck # 324 EH Type TACO-Down Amount \$ 2,000

Date 3/8/72 Ck # 324 EH Type M/C & D/A Amount \$ 460

Date Ck # Type Amount \$

RESIDENTIAL RELOCATION RECORD

CLIENT'S NAME WESLEY, Roosevelt RELOCATION ADVISOR CD
 ADDRESS 535 N. ~~Monroe~~ *Monroe* PHONE 288-3338 PROJECT NAME Emanuel ORE. R-20
 SEX M ETHN black VETERAN AGE 51 PARCEL NO. R-10-9
 MARITAL STATUS TENURE tenant
 DISABILITY INDIV FAMILY X
 ELIGIBLE FOR: PUBLIC HOUSING FHA 235
 RENT SUPPLEMENT OTHER
 INITIAL INTERVIEW 12-13-71 DATE INFO PAMPHLET DELIVERED 1/13/72
 NOTICE TO MOVE DATES EFFECTIVE EXPIRATION DATE
 NOTIFY IN CASE OF EMERGENCY Mrs. Lucy Barnes 535 N. Monroe 288-3338

DATE ON SITE:	<u>1966</u>
INITIATION OF	
NEGOTIATIONS:	<u>6/9/71</u>
DATE OF	
ACQUISITION:	<u>7-24-72</u>

ECONOMIC DATA

Employer \$5,495.31/42.
 Address
 MCW
 Social Security
 Pension
 Other
 TOTAL MONTHLY INCOME \$

FAMILY COMPOSITION

Name	Relation	Age
Lucy Barnes	mother	85

DWELLING UNIT FROM WHICH RELOCATED

Subsidized Sales		Single Family	S	SS
Subsidized Rental		Multiple Family		X
Public Housing		Duplex		
Private Rental	X	Mobile Home		
Private Sales				

Size of Habitable Area 1025 sq. ft.

Age of Structure 1905 No. Rooms 5
 No. Bedrooms 2 Furn. Unfurn
 Utilities \$ 47.40
 Monthly Payments (Rent) \$ 85.00
 Acquisition Price \$
 Taxes \$ Equity \$
 Liens \$

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 4836 N. Missouri Phone _____ Date of Move 3-3-72

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 2 Habitable Area _____

Utilities \$ _____ Monthly Payments (Rent) \$ _____ Purchase Price \$ 15,250.00

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

Name of Moving Company _____ Name of Realtor LaDu Realty

BENEFITS RECEIVED

Type	Ck #	Date	Amount
RHP			\$
TACO (Rental)			\$
TACO (Rental)			\$
TACO (Rental)			\$
TACO (Rental)			\$
TACO (Sales)	324 EH	3/8/72	\$ 2,000.00
Fixed Moving	324 EH	3/8/72	\$ 460.00
Actual Move			\$
Storage			\$
Incidental			\$
Interest			\$

Purchase Price \$ 15,250.00

Down Payment \$ _____

RHP \$ 2,000.00

Total Down - \$ _____

Total Mortgage \$ _____

TOTAL BENEFITS RECEIVED \$ 2,460.00

REALTOR: Elizabeth LaDu ESCROW CO. U.S. National OFFICER Vivan E. Korpela

DATE	NOTES	C/W
1/15/71	<u>Flyer</u> delivered by Marion Scott. Tenant is on crutches. Would like to call on them and explain program for benefit of self and elderly mother.	
2/22/71	<u>Survey:</u> Will rent house in northeast area. Mr. Roosevelt had an auto accident in August of 1970 and is still on crutches. He is going to Doctor quite regularly. He was employed by G.S.A. at the county court house. At the time of the survey the mother was not receiving any social security benefits but they were gathering evidence to prove age so she could apply.	J.C.
11/15/71	Called Mr. ^{Wesley} Roosevelt and arranged for a meeting on Thursday, November 18th at 11:00 a.m.	
11/18/71	Met with Mr. ^{Wesley} Roosevelt and outlined the various benefits available to him. He would still like to rent a two bedroom house in the northeast part of Portland. He does not want to live in an area where there are a lot of young people that would make noise. He is still seeing a doctor at least once a week. I told him that I would start looking for a rental unit and would call him as soon as I had a list of referrals to give him.	
11/22/71	Mailed benefit letter today.	
12/7/71	Called Mr. ^{Wesley} Roosevelt but he was unable to talk. He was preparing to leave when I called.	

INTERVIEW REGISTER

Date		Relocation Worker
12/13/71	Called Mr. Roosevelt Wesley. Also went by. He stated his mother is in hospital and he was preparing to go to work. He will call when his mother is home from the hospital, as he had some questions he wanted certification on.	AG
12/28/71	Mr. Roosevelt Wesley was contacted by phone. Appointment will be set up for talking with him and his mother about their option of buying or renting. Due to an accident, his work time varies.	AG
1/7/72	Telephoned Mr. Wesley today and set up an appointment for Wednesday 1/12	
1/12/72	Called Mr. Wesley to cancell appointment. I was unable to keep the hour that was convenient for him. Set up another for 11am, 1/13/72.	
1/13/72	Interview with Mrs. Wesley who has decided to buy a home provided we can find a two bedroom all on one floor, as his mother is 86 years old and has a heart condition that strenuous steps and exertion is not allowed. Has taken a look at several places and set up an appointment for next week to come in. Letter for verification of income will be brought in.	
1/18/72	Verification of income brought into office. Mr. Daniels took him to see a place that he seemed to like at 4836 N. Missouri Ave.	
	Went with Mr. Wesley to U. S. National to make application for loan on FHA. He wanted moral support - has never had any experience with buying a house.	
1/20/72	Talked with Mr. Wesley after going out to see the house. I told him I felt the house was a bit high priced for the size, neighborhood, etc. He said that his mother likes the house and he felt he would still buy it. I showed him Q. Turners, Allen, R.J. and several others I felt were comparable to this house. Also quoted the FHA or sale prices. These houses were sold for less than \$15,000. He still wants this house - brought in earnest money and is ready to process claim.	
2/2/72	Mr. Wesley and I went to the U. S. National to make application for FHA loan. Mr. Wesley has no experience in buying a house and wants to be hand carried through this program.	
2/25/72	Found that Mr. Wesley had several liens against him. It is possible I can get them taken off his credit report.	
3/24/72	Mr. Wesley's ex-wife signed a release of lien for child support.	
3/31/72	Mr. Wesley completed signing of closing papers at U. S. Bank.	
3/3/72	He has moved into his new house and seems very happy.	

INTERVIEW REGISTER

Date

Relocation
Worker

Mr. Roosevelt Wesley, tenant in Emanuel project area at 535 N. Monroe St., bought a home at 4836 N. Missouri Ave. He provided a home for his mother who was 86 years old. She died during the processing of the mortgage loan at the United States National Bank. She had been under intense pain and required constant medication. This caused a delay in getting into the house of several weeks. Mr. Wesley wanted to make sure when he borrowed money from his credit union that he got enough to bury his mother and pay the tax liens and others who had claims against him.

All liens were paid and his credit report cleared. The Bank had a problem figuring our system of computing the downpayment for tenants deducting the incidental closing costs. U. S. Bank insists that "the origination fee is the banks method of charging for the cost incurred in preparing the necessary documents, etc." We are going along with assumption, however, PDC was not able to find anything to confirm this in "the Truth in lending act". Loan was approved and Wesley has moved.

Mr. Wesley had never bought a home before and it required hand carrying him until he obtained confidence that he would really and truly be granted a loan. This is a factor found in most cases where we relocate tenants who have the financial ability to buy a home. Because of bad credit experiences, these people have lived in substandard conditions and paid a premium because they did not know how to correct their credit problems or in some cases they had a credit problem and did not know it.

I showed Mr. Wesley three houses which compared to the one he bought and told him the prices based on FHA appraisal. After seeing the FHA appraisal on this house, he finally bought, made up his mind and signed the papers. Personally, I would not have chosen this house, although it was a well cared for home, but my likes and dislikes did not matter. This is the one he selected and brought to my attention and said he wanted from the very first.

LaDu Realty, Co. of 1440 N. Prescott St. was the real estate agent and showed him several houses before Mr. Wesley settled on this one. Mr. Wesley seems very happy with this house and I believe the monthly payment was within his means.

PORTLAND DEVELOPMENT COMMISSION1700 S.W. FOURTH AVENUE
PORTLAND, OREGON 97201N^o 324 EHDATE March 8, 1972PAY TO **U. S. National Bank of Oregon****\$2,460.00****DOLLARS**TO THE TREASURER OF THE
CITY OF PORTLAND, OREGONAUTHORIZED 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 Roosevelt Wesley, RHP for Tenant per claim filed. Move from 535 N. Monroe (R-10-9). Lump Sum RHP \$2,000.00 Dislocation Allowance 200.00 Fixed Payment - own furniture <u>260.00</u>	<u>\$2,460.00</u>

Account Distribution

NO.	TITLE	AMOUNT
E 1501	Relocation Payment (EH)	\$2,460.00
	(RHP \$2,000)	
	(Fixed Payment \$ 460) (FAMILY)	

Jms

CLAIM FOR REPLACEMENT HOUSING PAYMENT
FOR TENANTS AND CERTAIN OTHERS

NAME, ADDRESS, AND ZIP CODE OF DISPLACING AGENCY:

Portland Development Commission
1700 S. W. 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 Blank 6. 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. Omit Block 4 if you have moved into a rental unit. Omit Block 3 if you have purchased and occupied a dwelling unit. Complete only Blocks 1 and 5 if you are a homeowner temporarily displaced because of code enforcement or voluntary rehabilitation.

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 CLAIMANT

Roosevelt Wesley

☒ Family ☐ Individual

2. DWELLING UNIT FROM WHICH YOU MOVED

PARCEL NO. _____

- a. Address: _____
535 N. Moore, Portland, Oregon
- b. Apartment or room number: ---
- c. Number of bedrooms: 2

- d. Monthly rental: \$ 85.00
- e. Date you moved out of this dwelling: _____
Month-Day-Year

3. DWELLING UNIT TO WHICH YOU MOVED (RENTAL)

- a. Address (include ZIP Code): _____
- b. Apartment or room number: _____
- c. Number of bedrooms: _____

- d. Monthly rental: \$ _____
- e. Date you moved into this dwelling: _____
Month-Day-Year

4. DWELLING UNIT TO WHICH YOU MOVED (PURCHASE)

- a. Address (include ZIP Code): _____
4836 N. Missouri, Portland, Oregon
- b. Number of bedrooms: 2
- c. Downpayment: \$ _____

- d. Incidental expenses (total from table on next page): \$ _____
- e. Date you purchased this dwelling: _____

5. INFORMATION IN SUPPORT OF CLAIM OF HOMEOWNER TEMPORARILY DISPLACED BECAUSE OF CODE ENFORCEMENT OR VOLUNTARY REHABILITATION

- a. Address of dwelling unit from which you moved: _____
- b. Address of dwelling unit to which you moved (include ZIP code): _____
- c. Date of move: _____
Month-Day-Year

- d. Monthly rental for temporary unit: \$ _____
- e. Will you require temporary housing for more than 3 months?
Yes ☐ No ☐
If "Yes", total number of months you will require temporary housing: _____ months

6. I submit this information in support of a claim for a Replacement Housing Payment under Section 204 of P.L. 91-646, and I certify under the penalties and provisions of U.S.C. Title 18, Section 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, Section 1001, and any other applicable law, falsification of any item submitted herewith may result in forfeiture of the entire claim.

February 23, 1972

Date

X Roosevelt Wesley
Signature of Claimant(s)

Complete the following table if you have incurred incidental expenses in connection with the purchase of your replacement dwelling:

Item (a)	COSTS INCURRED BY CLAIMANT			FOR LOCAL AGENCY USE
	Charged to Claim- ant on Closing Statement (b)	Paid Directly by Claimant (c)	Amount Claimed (Col. (b) + (c)) (d)	Amount Approved (e)
	\$	\$	\$	\$
TOTAL	\$	\$	\$ <u>1/</u>	\$

1/ Enter this amount in Block 4, Line d.

Listing of enclosed documents in support of amounts entered in Column (d) above:
Documentation must be provided to support any claim for incurred costs.

NAME & ADDRESS OF CLIENT:

COMPUTATION PREPARED BY:

Date

A. COMPUTATION OF DOWNPAYMENT ASSISTANCE FOR CLAIMANT MOVED TO UNIT PURCHASED

Required Information

1. Amount necessary for downpayment $(15,250 \times 20\%)$ \$ 3,050.00
2. Costs incidental to purchase (Total amount approved by agency, from table on claim form, Column (e)) \$ 1

Computation

3. Base amount (Sum of Lines 1 and 2) \$ 3,050.00
- NOTE: If Line 3 is \$2,000 or less, skip Lines 4, 5, and 6 and enter the amount of Line 3 on Line 8 a.
4. Amount on Line 3 in excess of \$2,000
- | | | |
|--------|----------------------|--------------------|
| Line 3 | \$ <u>3,050.00</u> | |
| | - \$ <u>2,000.00</u> | \$ <u>1,050.00</u> |
5. Amount on Line 4 divided by 2
- | | | |
|--------|--------------------|------------------|
| Line 4 | \$ <u>1,050.00</u> | |
| | 2 | \$ <u>525.00</u> |
6. Matching amount (If amount on Line 5 exceeds \$2,000, enter \$2,000. Otherwise, enter the amount on line 5.) \$ ~~525.00~~
- No Matching Fund*
7. Base amount (Sum of amount on Line 6 and \$2,000)
- | | | |
|--------|-----------------------------|--------------------|
| Line 6 | \$ <u>525.00</u> | |
| | + \$ <u>2,000.00</u> | \$ <u>2,525.00</u> |
8. Amount of downpayment assistance
- a. Amount on Line 3 or Line 7 \$ _____
- b. Minus adjustments (attach explanation; e.g., amount previously received for rental assistance payment) - \$ _____
- \$ 2,000.00

(Enter this amount in the space provided in Block 4 on page one of this form.)

WORKSHEET FOR ALL TCO CLAIMS

NAME AND ADDRESS OF DISPLACING AGENCY

PROJECT NAME Emanuel Project

PROJECT NO. R-00

1. Full name of claimant:

☒ Family ☐ Individual

Roosevelt Wesley

2. Dwelling unit from which you moved:

Parcel No. R-10-9

a. Address 535 N. Moore

c. Number of bedrooms 2

Portland, Oregon

d. Monthly rental \$ 85

b. Apartment or room number 1

e. Date displaced _____

3. Dwelling unit to which you moved (RENTAL)

a. Address _____

c. Number of bedrooms _____

b. Apartment or room number _____

d. Monthly rental \$ _____

e. Date moved in _____

4. Dwelling unit to which you moved (PURCHASE)

a. Address 4834 N. Missouri Ave

c. Downpayment \$ _____

Portland, Oregon

d. Incidental expenses \$ _____

b. Number of bedrooms 2

e. Date of purchase _____

5. For Code Enforcement or Voluntary Rehabilitation (include ZIP)

a. Address from which you moved _____

b. Address to which you moved _____

c. Date of move _____

d. Monthly rental for temporary unit: \$ _____

e. Require temporary housing for more than 3 months? ☐ Yes ☒ No

If yes, total number of months in temporary housing _____ months

Incidental expenses.

<u>Item</u>	<u>Charged to claimant</u>	<u>Paid by Claimant</u>	<u>Claimed</u>	<u>Approved</u>
_____	\$ _____	\$ _____	\$ _____	\$ _____
_____	_____	_____	_____	_____
_____	_____	_____	_____	_____

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

Determination

1. Did claimant rent or own at time of acquisition? ☒ Yes ☐ No

Tenant's initial date of rental 1966

Date of acquisition (not acquired)

Owner-occupant's initial date of ownership _____

2. Did claimant own or rent 90 days prior to initiation of negotiations? ☒ Yes ☐ No

Date of rental or purchase 1966

Date of initiation of negotiations X

3. Is replacement housing standard? ☒ Yes ☐ No

If previously substandard, date found standard _____

4. Certification:

(Amount of this claim \$ 2,000.00)

DETERMINATION OF ELIGIBILITY FOR REPLACEMENT
HOUSING PAYMENT FOR TENANTS AND CERTAIN OTHERS

NAME OF CLAIMANT Roosevelt Wesley

Parcel No. R-10-9

NAME OF LOCAL AGENCY Portland Development Commission

1. Did the claimant rent or own the dwelling at the time of acquisition? ☒ Yes ☐ No

Tenant's initial date of rental: 1966

Date of Acquisition: (not acquired)

Owner-Occupant's initial date of ownership: _____

2. Did the claimant rent or own the dwelling at least 90 days prior to the initiation of negotiations? ☒ Yes ☐ No

Date of Rental or Purchase: 1966

Date of Initiation of Negotiations: June 9th, 1971

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

Date previously substandard dwelling was inspected and found to be standard:

Month-Day-Year

4. CERTIFICATION OF LOCAL AGENCY

This is to certify that, where required, the property occupied by the claimant has been inspected. 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 \$2,000.00 is authorized.

3-1-72

Date

[Signature]
Authorized Signature

5. RECORD OF PAYMENTS

a. Claimant moved to rental unit

(1) Lump-sum payment

(2) Annual payment

1st Year

2nd Year

3rd Year

4th Year

Date of Payment

Check Number

Amount

\$ _____

\$ _____

\$ _____

\$ _____

\$ _____

b. Claimant moved to unit he purchased

\$ _____

c. Homeowner temporarily displaced

\$ _____

CLAIM FOR RELOCATION PAYMENT FOR FIXED
PAYMENT (FAMILIES AND INDIVIDUALS)

NAME, ADDRESS AND ZIP CODE OF LOCAL AGENCY

Portland Development Commission
1700 SW Fourth Avenue
Portland, Oregon 97201

PROJECT NAME (if applicable)

Emanuel Hospital Project
Project Number: ORE R-20

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1. FULL NAME OF CLAIMANT

Roosevelt Wesley

☒ Family ☐ Individual

2. DATE(S) OF MOVE

3. DWELLING UNIT FROM WHICH YOU MOVED

PARCEL NO. R-10-9

a. Address

535 N. Monroe, Portland, Oregon

b. Apartment, Floor, or Room Number ---

c. Was it furnished with your own furniture?

☒ Yes ☐ No

d. Number of rooms occupied (excluding bathrooms, hallways, and closets: 6

e. Date you moved into this address: 1966

4. DWELLING UNIT TO WHICH YOU MOVED

a. Address (include ZIP Code)

4836 N. Missouri, Portland, Oregon

b. Apartment, Floor, or Room Number ---

c. Were household goods moved to or from storage?

☐ Yes ☒ No

If "Yes", complete table,

"Statement of Claim for Storage Costs"

5. TOTAL CLAIM (if 5 b. marked above)

Dislocation Allowance

\$200.00

Fixed Moving Payment

260.00

(Consult local agency)

Total \$ 460.00

6. 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 loss or expense paid pursuant to this claim, and that any bills or receipts submitted herewith accurately reflect moving services actually performed and/or storage costs actually incurred.

2/23/72

Date

Roosevelt Wesley
Signature of Claimant

(For Local Agency Use Only)

DETERMINATION OF ELIGIBILITY FOR RELOCATION PAYMENT
FOR MOVING EXPENSES (FAMILIES AND INDIVIDUALS)

NAME AND ADDRESS OF CLAIMANT:

Roosevelt Wesley
4836 N. Missouri
Portland, Oregon

NAME OF LOCAL AGENCY:

Portland Development Commission
1700 SW 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

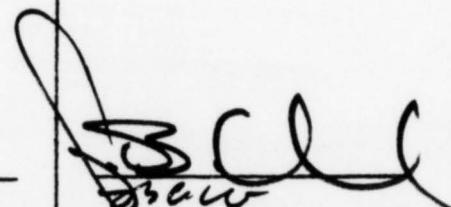
If "Yes," explain basis for approved amount:

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:

(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>260.00</u>			
2. Dislocation allowance \$ <u>200.00</u>			
3. Total \$ <u>460.00</u>	<u>460.00</u>		<u>3-1-72</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
		\$			\$

WORKSHEET FOR ALL MOVING CLAIMS

1. Name Roosevelt Wesley Project Emanuel
 2. Date(s) of move unk Parcel No. R-10-9
 3. Dwelling unit from which you moved:
 Address 535 N. Monroe No. of rooms 6 5+ Extra furnished in Basement.
Furnished ☒ Unfurnished Date you moved into this unit 1966
 4. Dwelling unit to which you moved:
 Address 4836 N. Missouri Ave
 Were goods moved to or from storage? ☐ Yes ☒ No

5. Total claim \$ 260.00

FIXED PAYMENT: \$200 + \$260.00 = \$460.00

ACTUAL MOVING COSTS

6. Name of moving company (or person) _____
 7. Mover's telephone _____ 8. Mover's address _____
 9. Method of payment
☐ a. reimburse client (show paid bill)
☐ b. pay mover directly (show bill)
☐ c. let local agency contract with mover
 10. Amount actual costs
 a. Moving costs (attach receipt or voucher) \$ _____
 b. Cost of insurance (attach invoice) \$ _____
 c. Storage cost (attach receipt or voucher) \$ _____

STORAGE COSTS

Name, address and ZIP code of storage company

- A. Type of claim
☐ initial ☐ supplementary ☐ final
 B. Storage period
 1. Total period: _____ months. Check one: ☐ Actual ☐ Estimated
 2. Date property moved to storage: _____
 3. Date property moved from storage: _____
 C. Storage Costs

		<u>Approved</u>
1. Monthly rate	\$ _____	\$ _____
2. Total costs actually incurred	\$ _____	\$ _____
3. Amount previously received	\$ _____	\$ _____
4. Amount claimed (line 2 minus 3)	\$ _____	\$ _____

 D. Description of Property Stored: please list on back of this sheet.
 E. Method of Payment
☐ reimburse client (attach receipt or paid bill)
☐ pay storage company directly (attach bill)

February 23, 1972

Portland Development Commission
235 N. Monroe
Portland, Oregon 97227

Attention: Chet Daniels

Gentlemen:

This is to authorize you to make my check for a Replacement Housing Payment to Tenants and Certain Others, in the sum of \$2,000.00, and the check for Moving Expenses and Dislocation Allowance in the sum of \$460.00, payable to U. S. National Bank of Oregon, and to deposit said checks with Vivian E. Korpela, Real Estate Loan Officer and Manager East Central Area Real Estate Loan Office, head office of US National, for the purchase of the house at 4836 N. Missouri, Portland, Oregon.

Roosevelt Nesbitt

5

GENERAL COMMITMENT CONDITIONS

1. **COMMITMENT** requires this commitment with respect to the issues that in the case of an **EXISTING** business or **NEW** venture, the owner or manager has to make in the case of **EXISTING** business, **IF/DA** describes all cases as other "EXISTING" or "NEW" **PROFIT** for the owner of the business and a commitment.

plots. Accordingly, a house, even though right under construction, may be considered as an existing house if it was not acquired by PNA or V.A prior to the beginning of construction.)

4. **CANCELLATION**—This condition may be exercised 90 days from the date of issuance if construction has not begun. The mortgagee has defined this provision.

5. **PROPERTY STANDARDS.**--All construction, whether or not those proposed in the application or in the drawings, shall conform to the applicable provisions of the Building Code, the Uniform Building Code, or the provisions of any other applicable laws, ordinances, rules, regulations, or codes. The applicant shall prepare and accept conditions of General Conditions for the August, 1968.

August, 1968.

15 (Applicable when checked)

6. **VA INSPECTIONS:**—Furnish a copy of a clear VA field report.

6. SECTION 235 AUTOMATICITY:

(a) ☐ This document may be converted to standard 2560" upon receipt of an application stating an eligible borrower.

☐ **If contact authority is available, this commitment will**

5. **EXPIRATION DATE.**—The Trial Value cannot expire in the current calendar year.

Deposits of General Certificate Funds &

☐ See special conditions re.

1944-1945

97

110

21

This commitment is within Section 86(1) mortgage limits.

79
97
110
112

12/71

TO FHA COMMITMENT

FHA CASE NO. 12-22-71

SHEET 1

Commitment conditions (applicable when checked)
Conditions 1 through 10 are on FHA Commitment Form 2008-5.

All required repairs must be completed in a professional manner.

All certifications must be submitted before requesting final inspection of repairs.

30. See attached addendum for condition on individual water and/or sewage disposal system.
31. Install an acceptable vapor barrier ground cover over entire crawl space area.
32. Crawl space shall be graded and sloped to prevent ponding of seepage water. Install drain tile in gravel bed connected to suitable outfall to provide positive drainage away from dwelling. Cover entire crawl space with acceptable vapor barrier.
33. Install at least four 8"x14" galvanized hardware cloth screened crawl space area vents of 1/4" mesh (one near each corner) to adequately vent crawl space area.
34. Provide concrete foundation and/or piers under all wood sills, posts and supporting members under dwelling, porch (rear-front-side) so that no wood remains within 6" of the ground. Replace any deteriorated members.
35. (a) Replace all deteriorated rotted or damaged wood foundation and framing members including posts, plates, beams and joists in underfloor area, with sound material. No wood to remain within 6" of ground.
(b) Replace all skirting and other wood in contact with the ground and replace with material resistant to rot and infestation. Finish all exposed new or repaired work to match exterior. No wood to remain within 6" of ground.
36. Submit certification from a qualified pest control operator, engineer, or architect that wood destroying organisms, fungus and/or rot damage in the structure of the dwelling have been eliminated. A "Standard Notice of Work Completed" or a report form indicating no infestation may be submitted as certification. Note: All repairs must be completed in conformance with local professional building standards and local building codes.
37. Remove all debris, including wood scraps, form boards, etc., from under building.
38. Trim bushes, cut weeds and remove all junk and debris from premises.
39. Install a 3/4" temperature and pressure relief valve on hot water tank; and a 3/4" discharge line to outside or to an interior drain.
40. Install elbows for downspouts and provide splash blocks to carry roof water at least two feet away from foundation.
41. Install new gutters under all eaves on main building. Provide adequate downspouts and splash blocks. Apply primer and two coats of exterior paint to match existing finish.
42. Clean out and repair gutters and downspouts so they function properly.
43. Install screened hooded roof or gable vents to provide positive cross ventilation of attic space.
44. Paint all exterior metal and wood trim of house and/or garage after adequately preparing surface.
45. Paint entire exterior of house and/or garage, including trim, after repairing all damaged areas, removing all loose paint and blisters, and applying an undercoat of bare wood.
46. Repair and paint exterior trim, siding at the following location(s):
47. Remove deteriorated accessory structures as follows:
48. (a) The FHA value is based on a lot size of
(b) Submit a copy of correct legal description, including lot dimensions.
(c) Since a portion of the land offered as security is deemed to be ineligible excess land, the Deed of Trust or Mortgage shall cover only the following parcel which is eligible:
(d) The portion of land to be excluded consists of:

70. Assure protection against damage to the property by exercise of the mineral reservations with a suitably executed and recorded agreement; or in lieu of such an agreement, mortgagee's title policy may carry a provision specifically insuring against such loss or damage.
71. Install waterproof wainscoting at _____ tub, _____ shower _____ feet high.
72. Install durable plastic laminate or equal _____ kitchen, _____ bath counter top and back splash after first replacing any damaged or rotted underlay.
73. Sand and refinish hardwood floors in the following rooms: _____

Painted fir floors may be repainted. NOTE: The installation of carpeting and cushion meeting UM-44b standards in these areas is an acceptable alternate method of satisfying this condition.

74. Remove the existing floor covering in the following rooms: _____
- Replace with new resilient floor covering over suitable underlayment after making necessary repairs to subfloor. Carpeting not acceptable in kitchen and bath areas.
75. Cover all warm air ducts in attic or basementless space with one-inch blanket or equivalent insulation.
76. Install a new forced air, wall, baseboard, or other heating system adequate to heat all finished rooms to 70° Fahrenheit. Submit specifications for approval prior to installation. Space or room heaters are not acceptable in dwellings of this type.
77. _____ (Re-roof) _____ (Repair roof) of dwelling and/or _____ garage and repair sheathing as necessary. Remove all old roofing when more than two layers exist. Contractor to certify that required work is complete and roof is in good condition.
78. Paint the following interior room(s): _____
79. Replace all broken or missing glass.
80. Install a solid (concrete) (asphaltic) driveway apron from the property line to the street pavement, per standards of local authority.
81. Grade street to full width of right-of-way from _____ to _____ and install an all-weather surface to a sufficient width to provide acceptable year-around access.
82. Provide positive drainage of surface water away from buildings and off lot along the following areas:
83. Install adequate retaining wall or rockery where earth slope exceeds one foot vertically to two feet horizontally. Earth slopes not permitted to extend into minimum usable yard spaces.
84. _____ Replace _____ Repair garage door to function properly.
85. Repair and paint all window sash and doors to operative condition. Caulk all windows.
86. Replace missing or broken hardware, door knobs, hinges, door stops, and light fixtures.
87. Clean and repair as necessary existing carpet in _____
88. Remove the existing worn out and/or soiled carpet in the following rooms: _____
- Replace with carpeting and cushion meeting UM-44l standards.
89. Insulate entire ceiling area with fireproof insulation material to three-inch minimum depth.
90. The leased heating equipment is to be paid for in full or replaced with new equipment that is now part of realty.
91. Install electric exhaust fan in _____ bathroom, _____ kitchen, vented to outside.
92. Connect property to the _____ public sanitary sewer system, _____ public water system.
93. Submit evidence that the water system serving this property has been accepted for continuous maintenance by local authorities having jurisdiction.
94. Application _____ had no entry, _____ had "None Known" for "Special Assessments." Mortgagee to submit assurance that none exist nor are about to be levied.
95. Key is enclosed.
96. Submit evidence of a recorded easement, acceptable to this Administration, for the community driveway serving subject and adjacent property.
97. Lower exterior grade to at least four inches below siding or any other wood members and slope grade to provide positive drainage away from foundation.

Image

98. Replace all delaminated plywood of A _____ cornices; B _____ gable ends; C _____ eaves; D _____ porch ceilings with exterior grade plywood. Prime and paint to blend, two coats.
99. Install new A _____ front; B _____ rear door and hardware, using a 1-3/4" hollow core, exterior-type door, or equal. Prime and paint or varnish both sides, including edges to match related areas, two coats.
100. Sand, scrape and fill all casings, doors, door frames, window sills, and other previously painted woodwork, and paint with semigloss paint.
101. Provide splashblocks of concrete or other durable material at all downspouts, minimum length 24 inches. Splashblocks to be firmly embedded and provide drainage away from foundation.
102. Connect downspouts to underground drain with outfall to street gutter (ditch), drywells, or subsurface drain lines. Connecting drain pipe shall have watertight joints.
103. Install new kitchen sink, fittings, and Hudee or equal sink rim.
104. Install corrosive resistant screening, 8 mesh per inch, in all foundation vents.
105. Install metal or concrete areaway around crawl space opening. Install 6" layer of crushed gravel in areaway, top of gravel to be 4" below frame of opening - wall to extend 4" above grade.
106. Install metal or concrete areaway around foundation vents, and/or basement windows. Install 6" crushed gravel at base of areaway. Top of gravel is to be 3" below wood frame. Areaway is to extend 2" above grade, decayed framing to be replaced with sound, treated material.
107. Install 3/4" exterior-type plywood door on crawl space opening. Provide fastening device. Paint two coats both sides and edges.
108. Install 3 inches of 3/4" minus crushed gravel over crawl space before installing ground cover.
109. Repair broken: A _____ driveway; B _____ walkway.
110. Certification to be submitted by the local governing body that this property is in compliance with the Housing Code applicable to this particular district.
111. Certification on the enclosed form letters to be completed on the A _____ roof, B _____ heating, C _____ Plumbing, D _____ Electrical. One copy of the certification is to be delivered to the purchaser of the property and one copy is to be submitted to FHA/HUD with the closing documents.
112. This commitment is issued on the condition that if the mortgage is to be insured under Section 235, the seller will execute an agreement to reimburse HUD for expenses incurred in repairing structural or other defect with respect to the property being sold in the form prescribed by the Secretary and that a seller who is not the occupant of the property will deposit 5 percent of the sales price in escrow with the mortgagee in accordance with the terms of the agreement.
113. Provide one operable window in each habitable room.
114. through 139. Reserved.

140. Other: Just Dryer
Carroll Brown Tech

This form is a request for information and is not to be used as a contract. It is subject to change without notice. Please fill in the information requested and return it to the address indicated on the reverse side of this form.

<input type="checkbox"/> Detached <input type="checkbox"/> Semi-det. <input type="checkbox"/> Row <input type="checkbox"/> Frame <input type="checkbox"/> Masonry <input type="checkbox"/> Concrete		<input type="checkbox"/> Full Basement <input type="checkbox"/> No Basement <input type="checkbox"/> Slab on Gr. <input type="checkbox"/> Crawl Space		<input type="checkbox"/> Full Bath <input type="checkbox"/> No Bath <input type="checkbox"/> Partial Bath <input type="checkbox"/> No Kitchen	
<input type="checkbox"/> Hardwood <input type="checkbox"/> Carpet <input type="checkbox"/> Tile <input type="checkbox"/> Other		<input type="checkbox"/> Hardwood <input type="checkbox"/> Carpet <input type="checkbox"/> Tile <input type="checkbox"/> Other		<input type="checkbox"/> Hardwood <input type="checkbox"/> Carpet <input type="checkbox"/> Tile <input type="checkbox"/> Other	
<input type="checkbox"/> Full Kitchen <input type="checkbox"/> No Kitchen <input type="checkbox"/> Partial Kitchen		<input type="checkbox"/> Full Living Room <input type="checkbox"/> No Living Room <input type="checkbox"/> Partial Living Room		<input type="checkbox"/> Full Dining Room <input type="checkbox"/> No Dining Room <input type="checkbox"/> Partial Dining Room	
<input type="checkbox"/> Full Bedroom <input type="checkbox"/> No Bedroom <input type="checkbox"/> Partial Bedroom		<input type="checkbox"/> Full Bathroom <input type="checkbox"/> No Bathroom <input type="checkbox"/> Partial Bathroom		<input type="checkbox"/> Full Porch <input type="checkbox"/> No Porch <input type="checkbox"/> Partial Porch	

SPBC. ADDRESS. (payable to) Int. \$ Ann. Pay. \$ 1st. \$ 2nd. \$ 3rd. \$ 4th. \$ 5th. \$	Non-Prop. \$ Run. Term. Yrs. 1st. \$ 2nd. \$ 3rd. \$ 4th. \$ 5th. \$
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EQUAL OPPORTUNITY IN HOUSING
 Federal laws and regulations prohibit discrimination because of race, color, religion, sex, or national origin in the sale or rental of housing. Numerous state statutes and local ordinances also prohibit such discrimination. Title VIII of the Civil Rights Act of 1968 prohibits discriminatory practices in connection with the financing of housing. If you have been in noncompliance with any applicable antidiscrimination laws or regulations, it may be necessary to file a statement with the Director.

1. Name of Seller (Print Name) (Attach one page if necessary)

2. Name of Buyer (Print Name)

3. Address of Property (Print Address)

4. City and State (Print City and State)

5. Date of Sale (Print Date)

6. Amount of Sale (Print Amount)

7. Name of Lender (Print Name)

8. Address of Lender (Print Address)

9. City and State of Lender (Print City and State)

10. Date of Loan (Print Date)

11. Amount of Loan (Print Amount)

12. Name of Broker (Print Name)

13. Address of Broker (Print Address)

14. City and State of Broker (Print City and State)

15. Date of Listing (Print Date)

16. Amount of Listing (Print Amount)

17. Name of Agent (Print Name)

18. Address of Agent (Print Address)

19. City and State of Agent (Print City and State)

20. Date of Commission (Print Date)

21. Amount of Commission (Print Amount)

I hereby certify that the information furnished herein is true and correct to the best of my knowledge and belief. I understand that this statement is a part of the public record and that it may be used for any purpose.

Signature of Seller: _____

Signature of Buyer: _____

Signature of Lender: _____

Signature of Broker: _____

Signature of Agent: _____

Certificate of Compliance



BUREAU OF BUILDINGS

This is to certify that the one-story, wood frame, single-family dwelling & garage
located at 4836 N. Missouri Avenue was found to be in
compliance with the Housing and Building Regulations of the City of Portland
Code on September 15, 1971

Commissioner

CONNIE McCREADY

by

Douglas D. Miller

Portland, Oregon

Jan. 28 31, 1972

RECEIVED FROM

Roosevelt Wesley (Roosevelt Wesley)

(hereinafter called "buyer"), the sum of \$500.00 in the form of note as earnest money and part payment for the following described real estate: House and lot known as 4836 N. Missouri Ave., and legally described as:

Lot 4, Block 24, M. PATTON'S ADD., in the City of Portland, Multnomah County, Oregon.

together with the following personal property:

Wall-to-wall carpeting and drapes/curtains.

which we have sold to the buyer subject to the seller's approval

The total purchase price of Fifteen Thousand Two Hundred Fifty & 00/100 - - - Dollars \$15,250.00

on the following terms, to-wit: The earnest money hereinabove received for

on an owner's acceptance 19 , as additional earnest money, the sum of \$

upon delivery (1) of the title report mentioned below and (2) of a deed contract the sum of \$ Balance of Fifteen Thousand Two Hundred Fifty & 00/100 - - - - - Dollars \$15,250.00payable as follows: in cash. This offer subject to approval of Portland Development Commission, and subject to obtaining benefits due under Relocation Act.X Also subject to obtaining an FHA loan for necessary financing.

1) Seller shall furnish to buyer in due course at seller's expense a title policy insuring marketable title in an amount equal to purchase price of aforesaid real estate. Preliminary to closing, seller shall deliver to buyer a title insurance company's title report showing its willingness so to insure seller's title to said property.

2) If seller does not accept this sale within the period allowed broker below to obtain such acceptance, or if seller's title is not insurable and cannot be made so within 30 days after the date of said preliminary title report, the said earnest money shall be refunded, but buyer's acceptance thereof shall not constitute a waiver of other remedies available to him. But if seller accepts this sale and said title is insurable and buyer neglects or refuses to comply with any of said conditions, or to make all said required payments promptly, then said earnest money and additional earnest money, if any, shall be forfeited to seller as liquidated damages and this contract shall be of no further binding effect.

3) The property is to be conveyed by good and sufficient deed, free and clear of all liens and encumbrances excepting zoning ordinances, building and use restrictions, reservations in federal patents, easements of record and no other exceptions.

4) Seller shall leave on the premises as part of the property purchased all irrigation, plumbing, heating and built-in appliances, fixtures and equipment (including oil tanks but excluding unattached fireplace equipment), water heaters, light fixtures, bulbs and tubes, bathroom fixtures, venetian blinds, shades, drapery and curtain rods, window and door screens, storm doors and windows, attached telephone, attached television antenna, wall-to-wall carpeting, all shrubs, plants and trees and all other attached fixtures not herein expressly reserved or excepted.

5) Taxes for the current year, rents, interest, insurance premiums and other matters shall be prorated between buyer and seller; buyer shall pay seller for oil or other fuel on hand at date of possession and shall reimburse seller for sums held in seller's reserve account, if any, for any indebtedness on said property; all adjustments are to be made as of the date of delivery of possession unless otherwise specified. Encumbrances to be discharged by seller may be paid, at seller's option, out of the purchase money at date of closing. CLOSE IN ESCROW: ☒ YES ☐ NO ☐ IF CLOSED IN ESCROW, ESCROW COSTS TO BE SHARED EQUALLY BY SELLER AND BUYER.

6) Possession of said premises is to be delivered to buyer on or before closing, 19 . Time is of the essence hereof. This contract is binding upon the heirs, executors, administrators, successors and assigns of buyer and seller. However, the buyer'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.

Special conditions:

Broker's Address: 1440 N. Prescott St.LaDu Realty Co.

Broker

Phone No. 288-8111By: E. S. LaDu

AGREEMENT TO PURCHASE

Jan. 28 3119 72

I hereby agree to purchase the above described property in its present condition, for the price and on the terms set forth above and grant to said broker a period of 3 days before seller's acceptance hereof, during which period my offer shall not be subject to revocation. I acknowledge delivery of an executed copy of this earnest money receipt; said deed or contract to be in the name of Roosevelt Wesley

Buyer's Address: 535 N. MonroeBuyer: Roosevelt Wesley

(SEAL)

Phone No. 288-3338

AGREEMENT TO SELL

Jan. Feb. 119 72

I hereby approve and accept the above sale for said price and on said terms and conditions and agree to convey with the same as stated.

Seller's Address: 4836 N. Missouri Ave.Seller: Gerald R. Riedner

(SEAL)

Phone No. 288-1305Leta R. Riedner

(SEAL)

DELIVER PROMPTLY TO BUYER, either manually or by registered mail, a copy hereof showing seller's acceptance.

Buyer acknowledges receipt of the foregoing instrument bearing his signature and that of the seller.

DATE: BUYER:

Copy hereof showing seller's signed acceptance sent buyer by registered mail to buyer's above address.

(Return receipt requested) on 19 Return receipt card received and attached to broker's copy. 19

SELLER'S CLOSING INSTRUCTIONS

Feb. 119 72

I agree to pay forthwith to said broker a commission amounting to \$915.00 for services rendered in this transaction. In event of a forfeiture of the deposit, as above provided, the same shall be paid to or retained by the broker to the extent of his agreed commission with residue to seller. I authorize said broker to pay out of the proceeds of sale all title and other expenses and revenue stamps as well as encumbrances on said premises payable by me at or before closing. I direct said broker to deposit in his special trust account all moneys received by him on this transaction until needed in closing. I acknowledge receipt of a copy of this contract bearing signatures of seller and buyer named above.

6) Strike whichever word or phrase not applicable and indicate yes or no in paragraph 5.

FORM No. 908

Copyright 1963

Stevens-Ness Law Publishing Co.

Portland, Oregon

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

BROKER'S COPY - FILE IN DEAL ENVELOPE

PORTLAND DEVELOPMENT COMMISSION

NOTE OFFICE
EMANUEL HOSPITAL BUILDING
838 N. MONTGOMERY ST.
PORTLAND, OREGON 97227
PHONE 522-0100

March 23, 1972

United States National Bank of Oregon
Head Office
321 S. W. Sixth Avenue
Portland, Oregon 97205

Attention: Vivian E. Korpela

Re: Escrow Account - Roosevelt Wesley

Gentlemen:

Enclosed is our warrant, number 324 EH, in the amount of \$2,450.00, which sum is to be held in the above subject escrow account until you receive notice from the Commission that Roosevelt Wesley has purchased and does occupy standard housing at 4836 N. Missouri, Portland, Oregon. Two thousand dollars (\$2,000.00) of this amount represents a Replacement Housing Payment for Tenants and Certain Others and must be applied to the purchase price of the house in the form of a downpayment or applied to satisfy the following costs:

- 1) Legal, closing and related costs including title search, preparing conveyance contracts, notary fees, survey, preparing drawings and plats, and charges paid incident to recordation.
- 2) Lender, FHA or VA appraisal fees.
- 3) FHA or VA application fees.
- 4) Certification of structural condition.
- 5) Credit report.
- 6) Owner's and mortgagee's evidence of absence of title.
- 7) Sales or transfer taxes.
- 8) Escrow agent's fees.

The above listed costs incidental to closing should be subtracted from the \$2,000.00 and the balance applied to the downpayment. This \$2,000.00 may not be used for any other purpose than those specified above and can be clearly indicated on the closing statement.

The additional \$400.00 (included in the total sum of \$2,400.00) represents Mr. Wesley's Dislocation Allowance and Final Moving Expense Payment. This amount may be applied toward payment of other expenses incident to the purchase of the house, as directed by Mr. Wesley, with any balance to be refunded to him.

We appreciate your cooperation in this matter. Please feel free to contact us if you have any questions regarding allocation of these funds. A copy of the closing statement would be appreciated.

Very truly yours,

W. Stanley Jones
Relocation Supervisor

WSJ:slc

enclosure

13 April, 1972

Mrs. Vivian E. Korpela
Manager & R.E. Loan Officer
U.S. National Bank of Oregon
East Central
Area Real Estate Office
12203 N.E. Glisan Street
P.O. Box 16654
Portland, Oregon 97215

Re: ROOSEVELT WESLEY
4836 N. Missouri Avenue
Case # 431-111501-203b

Dear Mrs. Korpela:

We have your letter of 10 April, 1972 with respect to whether or not an item of \$137.00 origination fee is to be considered an interest charge.

Mr. Wesley is being displaced from his present residence by an urban renewal project and is therefore entitled to receive a replacement housing payment and a moving expense allowance under the provisions of the Uniform Relocation Assistance and Real Property Acquisition Policies Act of 1970, Public Law 91-646. Federal regulations require that the full amount of the replacement housing payment be applied to the purchase price and incidental closing expenses of a replacement dwelling, and that these items must be shown on the closing statement. However, the displacee may spend the moving expense as he pleases. We are therefore required to distinguish between incidental closing expenses, which may be charged against the replacement housing payment, and all other expenses which may not be charged against the replacement housing payment.

Your letter refers to Section 203.27(a)(2) of the regulations, with the Truth In Lending Act. We are unable to find this reference in our copy of the regulations. Perhaps you have a different publication. However, we do have a copy of regulations Section 226.4 which says in part:

Mrs. Vivian E. Korpela

13 April, 1972
Page 2.

"Excludable Charges, Real Property Transactions.

- (e) The following charges in connection with any real property transactions, provided they are bona fide, reasonable in amount and not for the purpose of circumvention or evasion of this part, shall not be included in the finance charge with respect to that transaction:

..... (2) Fees for preparation of deeds, settlement statements, or other documents."

Your letter indicates that origination fee is the bank's method of charging for the cost incurred in preparing the necessary documents etc. to close the loan, and nothing more. We are therefore of the opinion that the fee is an incidental closing cost and may be charged against the replacement housing payment. For your convenience we have attached a schedule showing the application of the \$2,460.00.

We hope that is the information that you require. If we may be of further assistance, please let us know.

Very truly yours,

Benjamin C. Webb
Chief, Relocation and
Property Management

BCW:bf
Enclosure

SCHEDULE TO SHOW APPLICATION OF FUNDS
FOR ROOSEVELT WESLEY

	<u>Replacement Housing</u>	<u>Moving Allowance</u>	<u>Total</u>
Appraisal Fees	40.00		40.00
Survey	20.00		20.00
Credit Report	5.50		5.50
Origination Fee	137.00		137.00
Recording Deed	2.00		2.00
Recording Bank Mortgage	6.00		6.00
Title Insurance	50.00		50.00
Revenue Stamps	17.05		17.05
Pro-rated Taxes		87.00	87.00
Tax Reserve		174.00	174.00
Insurance Accrued		11.00	11.00
Mortgage Insurance		11.36	11.36
Realty Tax Service	12.50		12.50
Interest on Irreg. First Payment		2.60	2.60
Fire Insurance	65.00		
Less Credit	<u>6.00</u>	59.00	29.00
Downpayment	1,709.95		1,709.95
Refund to Client	<u> </u>	115.04	115.04
<u>Total Amount of Payment</u>	<u>\$2,000.00</u>	<u>460.00</u>	<u>2,460.00</u>

CLOSING STATEMENT

United States National Bank

of Oregon

Real Estate Loan Department

BRANCH

1-230

Date

Completed by:

PROPERTY ADDRESS: 1826 NW Monroe

FIRST PAYMENT DUE: 5-1-72 Amount \$ 91.24

Purchase Price 15250.00

Earnest Money Paid.....

PROCESSING CHARGES:

Appraisal..... 40.00

Survey..... 20.00

Credit Report 5.50

Origination Fee 137.00

TITLE EXPENSES:

Recording Deed \$ 2.00

Recording Sat. of Mtge.

Reconveyance Fee \$

Recording Bank Mtge. 6.00

Recording Completion Notice

Owner's Title Ins. (\$15250) .. 100.00

Mtgee's Title Ins. (\$13700) .. 50.00

Revenue Stamps on (\$15250) .. 17.05

Taxes

Total..... \$

BALANCE OF MORTGAGE OR CONTRACT:

Principal.....

Interest.....

Penalty.....

Less: Credit.....

PRO-RATES AS OF 3-31-72 closing

Taxes 1971/22 (\$348.00) 3 Mo. @ 29.00..... 87.00

Insurance.... (\$) Mo. @

RESERVES:

Taxes accrued from 11-71 to 5-72

6 Mo. @ \$ 29.00..... 174.00

Insurance accrued from to

2 Mo. @ \$ 5.50..... 11.00

MORTGAGE INSURANCE PREMIUM:

1/12 of 1st year..... 11.36

Excel. Mtge. Ins. Premium

FHA or VA Discount..... 5%

R.E. Commission..... 2.00 Realty Co.

MISCELLANEOUS:

Realty Tax Service..... 12.50

Int. on Irreg. 1st Pymt. 2.60

Escrow Fees.....

State Farm Fire Ins. Co. 65.00

DEPOSITS PRIOR TO CLOSING:

MORTGAGE NOTE.....

SUB TOTAL..... 15377.00

Adjustment and Closing Charges - BORROWER

Amount Due SELLER 13652.00

Amount Due BORROWER..... 2725.00

TOTAL..... 16166.00

RECAPITULATION

Disbursements	Check No	Date	Receipts:
SELLER	1879		13652.00
PRIOR MORTGAGEE			
BORROWER	1880		2725.00
	1881		3.50
TITLE CO.	1882		12.50
APPRAISER	1883		25.00
SURVEYOR	1884		20.00
TRUST A/C (Reserves)	1864	3-31-72	209.96
SERVICE CHARGE	1865	"	137.00
EXPENSE	1863	3-31-72	91.24
Adapt 34	1885		2.60
State Farm Ins	1886		65.00
U O Com. Ins.	1887		62.50
TOTAL.....			16166.00



UNITED STATES NATIONAL BANK OF OREGON

EAST CENTRAL
AREA REAL ESTATE OFFICE
12203 N. E. GLISAN STREET
P. O. BOX 16654, PORTLAND, OREGON 97216
HEAD OFFICE — PORTLAND

April 17, 1972

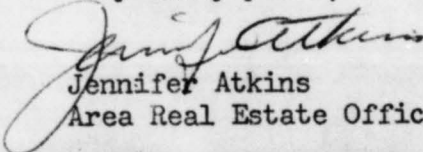
Portland Development Commission
Attn: Mr. Chester Daniels
235 N. Monroe
Portland, Oregon

Dear Mr. Daniels:

Re: Sale of property
4836 N. Missouri
Roosevelt Wesley

With reference to the above mentioned case, we are enclosing the itemized closing statement on the sale. This is the amended copy. We trust that this meets with your approval. If you have any questions, please contact us at 255-4876.

Very truly yours,


Jennifer Atkins
Area Real Estate Office

Encl.

CLOSING STATEMENT

United States National Bank
of OregonReal Estate Loan Department
Interstate & Closing BRANCHDate **3-31-72** Completed by:
Vivian E. Korpel

PROPERTY ADDRESS: 4836 N. Missouri		Wesley, Roosevelt		Rieden, Gerald P. et ux	
		Borrower		Seller	
		Charge	Credit	Charge	Credit
FIRST PAYMENT DUE: 5-1-72 Amount \$ 91.24		15,250 00			15,250 00
Purchase Price					
Earnest Money Paid					
PROCESSING CHARGES: FHA Ext. fee				25 00	
Appraisal		40 00 ✓			40 00
Survey		20 00 ✓			
Credit Report		5 50 ✓			
Origination Fee		137 00 ✓			
TITLE EXPENSES:					
Recording Deed		2 00 ✓			
Recording Sat. of Mtge.					
Reconveyance Fee					
Recording Bank Mtge.		6 00 ✓			
Recording Completion Notice					
Owner's Title Ins. (\$ 15,250) ..				100 00	
Mtgee's Title Ins. (\$ 13,700) ..		50 00 ✓			
Revenue Stamps on (\$ 15,250) ..		17 05 ✓			
Taxes					
Total					
BALANCE OF MORTGAGE OR CONTRACT:					
Principal					
Interest					
Penalty					
Less: Credit					
PRO-RATES AS OF 3-31-72					
Taxes 1971-72 (\$ 348.94 3 Mo. @ 29.00		87 00			87 00
Insurance (\$) Mo. @					
RESERVES:					
Taxes accrued from 11-71 to 5-72					
6 Mo. @ \$ 29.00		174 00			
Insurance accrued from to					
2 Mo. @ \$ 5.50		11 00			
MORTGAGE INSURANCE PREMIUM:					
1/12 of 1st year. 5/68		11 36			
Excel. Mtge. Ins. Premium					
FHA or VA Discount				685 00	
R.E. Commission. L.A. Realty				915 00	
MISCELLANEOUS:					
Realty Tax Service		12 50 ✓			
Int. on Irreg. 1st Pymt.		2 60			
Escrow Fees					
State Farm Insurance		65 00			
U.S. Bank - Apply to principal on note		159 95	2,466 00		
DEPOSITS PRIOR TO CLOSING:					
MORTGAGE NOTE. \$ 1,709.95 down		13,700 00			
SUB TOTAL		16,050 96	16,166 00	1,725 00	15,377 00
Adjustment and Closing Charges - BORROWER					
Amount Due SELLER				13,652 00	
Amount Due BORROWER		115 04			
TOTAL		16,166 00	16,166 00	15,377 00	15,377 00

RECAPITULATION

Disbursements	Check No	Date		Receipts:
SELLER	1879	3-31-72	13,652 00	
Vivian Korpel U.S. Bank 1981		"	159 95	R.E. NOTE \$ 13,700.00
BORROWER	1988	"	115 04	Portland Dev.
Plus Expenses	1981	"	5 50	FROM Commission 2,460.00
TITLE CO.	1881	"	175 05	
APPRAISER	1882	"	25 00	FROM C. Check 6.00
SURVEYOR	1883	"	20 00	
TRUST A/C (Reserves)	1864	"	208 86	
SERVICE CHARGE	1865	"	137 00	
EXPENSE L.A. Realty	1863	"	915 00	
Add'l Int.	1885	"	2 60	
State Farm Ins.	1886	"	65 00	
H.O? Controllers	1887	"	685 00	
TOTAL			16,166 00	TOTAL \$ 16,166.00



UNITED STATES NATIONAL BANK OF OREGON

EAST CENTRAL
AREA REAL ESTATE OFFICE
12203 N. E. GLISAN STREET
P. O. BOX 16654, PORTLAND, OREGON 97216
HEAD OFFICE — PORTLAND

April 4, 1972

Mr. Chester Daniels
Portland Development Commission
235 N. Monroe
Portland, Oregon

Dear Mr. Daniels:

Re: Sale of property
4836 N. Missouri
Roosevelt Wesley

With reference to the above mentioned case, we are enclosing the itemized closing statement on the sale. We trust that this meets with your approval. If you have any questions, please contact us at 255-4876.

Very truly yours,

Jennifer Atkins
Jennifer Atkins
Area Real Estate Office

Encl.

TO WHOM IT MAY CONCERN:

STATE OF OREGON)
) ss.
County of Multnomah)

I, JULIA LEE WESLEY, being first duly sworn do hereby depose and say that I hereby acknowledge payment in full by my former husband, Roosevelt Wesley, of the following noted judgement which is in my favor and for the support of my two minor children, to wit:

"...the child support judgment in the State Circuit Court in favor of State of Oregon, ex rel Julia Lee Wesley, and against Roosevelt Wesley; Judgment No. 318015, entered March 16, 1966 in Docket 62-D page 267 lines 18-19; Face \$25.00 per month child support each of 2 minor children."

Dated this 23rd day of March, 1972.

Julia Lee Wesley

Subscribed and sworn to before me this 23rd day of March, 1972.

Elizabeth L. Orr
NOTARY PUBLIC
State of Oregon, County of Multnomah

My Commission Expires: May 23, 1975

DATED this 23 day of March 19 72.

The undersigned does hereby consent and agree that all personal property left by me in the premises at 535 N.
Monroe, 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.

Loonquist Wesley
(firm name)

by: _____

Pioneer National Title Insurance Company

421 S.W. STARK STREET • PORTLAND, OREGON 97204 • TELEPHONE 224-0550

OREGON DIVISION

A consolidated statement of all charges and advances in connection with this order will be provided at closing.

United States National Bank
Area Real Estate Office
12203 N.E. Glisan
Portland, Oregon
ATTN: Jenny Atkins

O.P. \$	15,250	Prem. \$	100.00
M.P. \$		Prem. \$	
ALTA	\$13,700		\$50.00

Gentlemen:

We are prepared to issue title insurance policy in the usual form insuring the title to the land described on the attached description sheet:

4836 N. MISSOURI

Vestee: **GERALD R. RIEDEN and LITA L. RIEDEN,**
as tenants by the entirety.

Dated as of **February 25**, 19 **72** at 8:00 a.m.

cc: **LaDu Realty**

Pioneer National Title Insurance Company

By

Paul Aragon

Subject to the usual printed exceptions and stipulations,

Note: 1971-72 taxes, \$348.04; paid.
(Account No. 52050-2040, Code 001)

Note: Proof should be furnished that the following judgments and Liens are not against Roosevelt Wesley, the prospective purchaser herein:

Go to Court House and Make statement clearing this
(a) Child Support judgment in the State Circuit Court in favor of
State of Oregon, ex rel Julia Lee Wesley, and against Roosevelt
Wesley, Judgment No. 318015, entered March 16, 1966 in Docket 62-D
page 267 lines 18-19; Face \$25.00 per month child support each of
2 minor children.

(b) State Income Tax Lien against Roosevelt Wesley, State No. 863659,
entered October 9, 1969 in Docket 23 page 337 in the State Circuit
Court; Face \$81.68.

Report No. **391152**

RPA:dms -- Unit I

(continued)

PRELIMINARY REPORT ONLY

C O P Y

228-4113 - (-

Down
to 843.16

(e) Judgment in favor of Gary R. Gregory and against Ernest Wesley, Roosevelt Wesley and Julia Wesley, entered May 12, 1970 in Docket 66 page 336 lines 3-6, State Circuit Court; Face \$500.00 6%; Costs \$15.25, \$16.75. Transcribed from the district Court of Multnomah County.

(d) State Income Tax Lien against Roosevelt Wesley, State No. 875624, entered November 13, 1970 in Docket 24 page 335 in the State Circuit Court; Face \$133.37.

133.37

81.68

215.05

-----END OF REPORT-----

DESCRIPTION SHEET

See page 1 for vesting and encumbrances, if any.

Description of the tract of land which is the subject of this report:

**Lot 4, Block 24, N. PATTONS ADDITION TO ALBINA, in the City of
Portland, County of Multnomah and State of Oregon.**

Dwelling Unit Inventory

QUANTITY	
<u>2</u>	Beds & Springs
	Bedroom Chair
<u>1</u>	Breakfast Table ✓
<u>4</u>	Breakfast Table Chairs ✓
	Bridge Lamp & Shade
	Buffet
<u>2</u>	Chest of Drawers
<u>1</u>	Coffee Table ✓
	Couch
	Davenport
	Desk
<u>1</u>	Dining Table ✓
<u>6</u>	Dining Chairs <i>13 took with him</i>
<u>2</u>	Dresser <i>1✓</i>
<u>2</u>	End Table <i>1✓</i>
	Floor Lamp & Shade
	Mirror

QUANTITY	
<u>2</u>	Night Stand <i>1</i>
<u>1</u>	Occasional Chair
	Overstuffed Chair
	Overstuffed Rocker
<u>1</u>	Range
<u>1</u>	Refrigerator: Brand <i>✓</i>
	Rocker
	Rug & Pad: Size <i>✓</i>
	Stool
<u>2</u>	Table Lamp & Shade <i>2</i>
<u>1</u>	Table, small
	Vanity & Bench
	Suitcases
<u>1</u>	Trunks <i>2</i>
<u>✓</u>	Cartons, Boxes, Etc. <i>✓</i>
<u>✓</u>	Clothes <i>✓</i>
<u>✓</u>	Bedding & Linens <i>✓</i>

Miscellaneous (List Items)

1 TV. Stand & TV
1 Roll away bed
1 Storage Room
Many Misc. things
on Back porch and under house

COMMENTS:

1-17-72

(Date)

Gentlemen:

The Portland Development Commission has relocated (is relocating) me from an urban renewal area, and in order to determine my eligibility for further compensation, would like you to give them the amount of my income from my employment.

This will authorize you to give them the information requested below. Please return one copy of the completed form directly to the Portland Development Commission in the envelope provided.

Thank you.

Sincerely,

X Roosevelt Wesley
(Name)

535 N Monroe St
(Address)

Portland, Ore.

1-17-72

(Date)

TO: Portland Development Commission

The following information on income from employment is submitted, as requested above:

Employee's name:

Roosevelt Wesley

Total earnings for 1971:

\$ 5495.31

Estimated earnings for current year:

\$ 6,151.20

Neil Peterson

(Authorized signature)

CONFIDENTIAL

February 23, 1972

Portland Development Commission
235 N. Monroe
Portland, Oregon 97227

Attention: Chat Daniels

Gentlemen:

This is to authorize you to make my check for a Replacement Housing Payment to Tenants and Certain Others, in the sum of \$2,000.00, and the check for Moving Expenses and Dislocation Allowance in the sum of \$460.00, payable to U. S. National Bank of Oregon, and to deposit said checks with Vivien E. Korpela, Real Estate Loan Officer and Manager East Central Area Real Estate Loan Office, head office of US National, for the purchase of the house at 4836 N. Missouri, Portland, Oregon.

PORTLAND DEVELOPMENT COMMISSION

DEPT. OFFICE
EMANUEL HOSPITAL PROJECT
225 N. MONROE ST.
PORTLAND, OREGON 97227
PHONE 222-2100

February 14, 1972

Mr. Fred Hauger
Chief, Mortgage Credit
Federal Housing Administration
520 S. W. Sixth Avenue
Cascade Building
Portland, Oregon 97205

Dear Mr. Hauger:

The Roosevelt Masley family is eligible, based on their status as (a) tenant(s) in the Emanuel Hospital Project, to receive certain relocation benefits subject to the provision of the Uniform Relocation Act of 1970. These benefits include a Replacement Housing Payment of up to \$4,000 for a downpayment toward the purchase of a replacement dwelling unit, including the reasonable costs of expenses incurred incidental to the purchase of the replacement dwelling. Incidental expenses are limited to reasonable costs but not prepaid expenses or finance charges, and may include the following:

- (1) Legal, closing and related costs including title search, preparing conveyance contracts, notary fees, surveys, preparing drawings on plats, and charges paid incident to recordation.
- (2) Lender, F.H.A. or V.A. appraisal fees.
- (3) F.H.A. or V.A. application fees.
- (4) Certification of structural soundness.
- (5) Credit Report.
- (6) Owner's and mortgagee's evidence or coverage of title.
- (7) Sale or transfer of taxes.
- (8) Escrow agent's fee.

The Replacement Housing Payment, including incidental expenses, is subject to the following federal provisions:

- (1) The amount may not exceed the amount that would be required for a conventional loan; and

- (2) If the claim is for more than \$2,000, the claimant must match dollar-for-dollar the amount in excess of \$2,000 up to a maximum payment of \$4,000.

Thus, in this case the Roosevelt Wesley family is eligible to receive a maximum of \$2,525.00 to be applied towards the downpayment and eligible incidental expenses. The exact amount of the downpayment will depend upon the amount of eligible closing costs incidental to the purchase of said house, and their ability to provide the necessary matching funds for any eligible amount in excess of \$2,000.

In addition, the Roosevelt Wesley family will receive moving expenses in the sum of \$260.00 and a dislocation allowance of \$200.00 for their relocation from the Emanuel Hospital Project. This may be used by the Wesleys for reserves and other closing costs relative to the purchase of their replacement dwelling.

We are most anxious to assist the Wesleys in any way possible to enable them to be satisfactorily relocated from this urban renewal project. Please feel free to call if you have any questions.

Very truly yours,

W. Stanley Jones
Relocation Supervisor

WSJ:sic

PORTLAND DEVELOPMENT COMMISSION

SITE OFFICE
EMANUEL HOSPITAL PROJECT
235 N. MONROE ST.
PORTLAND, OREGON 97227
PHONE 333-8168

November 22, 1971

Mr. Wesley Roosevelt
535 N. Monroe
Portland, Oregon

Dear Mr. Roosevelt:

A thorough study has been made of the property you rent, the neighborhood in which you live, and the availability of like property in the general area. The relocation benefits to which you are eligible are as follows:

Relocation advisory assistance to help you find a replacement dwelling.

Moving payment to compensate you for the actual cost of moving your personal property, not to exceed 50 miles.

Rent supplement should you decide to rent instead of purchase. If you purchase and file a claim within six months from date of move, you will receive an additional amount which, when added to the rent supplement already paid, will equal the downpayment benefit to which you are entitled. All rental replacement housing payments in excess of \$500 will be made in four equal installments on an annual basis.

An amount to be used as the downpayment on a replacement property. Any downpayment benefit claimed in excess of \$2,000 requires that the relocatee contribute 50% of the amount in excess of \$2,000. The full amount of the downpayment and incidental costs claimed must be shown in the closing statement. The combined total of the downpayment benefit and incidental costs claimed cannot exceed \$4,000.

The Act provides that the relocation benefits shall not be considered as income for the purposes of the (Federal) Internal Revenue Code of 1954, or for the purpose of determining eligibility or the extent of

Page 2.

eligibility of any person for assistance under the Social Security Act or any other Federal law."

If you need additional information, please contact me at my office located at 235 N. Monroe Street, Portland, Oregon 97227. My telephone number is 288-8169.

Very truly yours,

James W. McIntosh
James W. McIntosh

PORTLAND DEVELOPMENT COMMISSION

SITE OFFICE
EMANUEL HOSPITAL PROJECT
255 N. MONROE ST.
PORTLAND, OREGON 97227
PHONE 288-8159

September 1, 1971

Mr. Roosevelt Wesley
535 N. Morris
Portland, Oregon

Dear Mr. Wesley:

As you may know, you are situated in the Emanuel Hospital Project which is being carried out with assistance from the U. S. Department of Housing and Urban Development (HUD). The property which you presently occupy will be acquired some time in the future by the Portland Development Commission as part of the approved project plans for this area.

If you are in occupancy on the date the Portland Development Commission acquires the property in which you reside, or are in occupancy at the time of receipt of this letter, you may be eligible for relocation assistance. We strongly advise you to contact us before moving in order to determine your eligibility for benefits. A summary of the types of relocation payments for which you may be eligible is contained in the attached brochure.

We urge you not to form advance opinions as to the benefits and amounts to which you may be entitled. Certain conditions must be met before eligibility can be established and before the amount of benefits, if any, can be determined.

Please check with us before making any move. If you are unable to come during our regular office hours - 9:30 a.m. to 5:00 p.m., Monday through Friday, an alternate appointment can be arranged by calling 288-8159. Our office is located at 255 N. Monroe St.

We look forward to seeing you soon.

Very truly yours,

Benjamin C. Webb
Chief, Relocation and
Property Management

BCM:ch
Enclosure

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 JC Date of survey 2-22-71 Tabulator _____ Date tabulated _____
Dwelling Unit No. 10 Structure No. 10 Census Block No. 30 Census Tract No. 22A
Street Address 535 N. Monroe 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 _____

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

Name	Family relation	Age	Sex	Occupation
1. <u>Lucy Barnes</u>	<u>Head of household</u>	<u>85</u>	<u>F</u>	<u>(has arthritis)</u>
2. <u>Roosevelt, Wesley</u>	<u>son</u>	<u>51</u>	<u>M</u>	<u>(on crutches)</u>
3. _____	_____	_____	_____	_____
4. _____	_____	_____	_____	_____
5. _____	_____	_____	_____	_____
6. _____	_____	_____	_____	_____
7. _____	_____	_____	_____	_____
8. _____	_____	_____	_____	_____
9. _____	_____	_____	_____	_____

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

Names of jobholders	Names of employers	Street address where jobs are located	Distance to work
_____	<u>Unemployed</u>	<u>BUSA - U.S. COURT HOUSE</u>	_____
_____	<u>(8MO) had</u>	_____	_____
_____	<u>accident Aug '70</u>	_____	_____

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
<u>No S.S. Can't prove age</u>	\$ _____	\$ _____
_____	\$ _____	\$ _____
Total family or household income per month	\$ <u>0</u>	\$ _____

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

1. Location (indicate approximate cross streets) N.E.
2. Transportation, number of autos owned ✓, 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 \$ _____, down payment of \$ _____, monthly payment of \$ _____
5. If now buying this house, how much are payments on contract or mortgage monthly \$ 0
6. Size of unit to be sought, number of bedrooms 3, kitchen 1, dining room 1,
living room 1, 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 QC Date _____ Surveyed 2-22-71 Tabulator _____ Date _____
Dwelling Unit No. 10 Structure No. 10 Census Block No. 30 Census Tract No. 22A
Street Address 535 N. Monroe Apartment No. _____
Legal Description _____

NAME OF OCCUPANT: Lucy Barnes NAME & ADDRESS OF OWNER: Brink, Alfred NAME & ADDRESS OF PROP. MGR: _____
535 N. Monroe 3618 N. Gantenbein
TELEPHONE: 288-3338 TELEPHONE: 281-6769 TELEPHONE: _____
INTERVIEWED? ☒ Yes () No INTERVIEWED? () Yes () No INTERVIEWED? () Yes () No

I. DESCRIPTION OF STRUCTURE

Kind of dwelling unit	No. of units in bldg.
<input checked="" type="checkbox"/> One-family house	_____
_____ Apt. in a house	_____
_____ Apt. in apt. bldg.	_____
_____ Apt. in comm. bldg.	_____
_____ Mobile home or trailer	_____

This structure has 1 stories (do not count basement)

II. OCCUPANCY STATUS OF DWELLING UNIT

_____ Owner occupied
☒ Renter occupied
_____ Vacant

III. SIZE OF DWELLING UNIT

1025 Sq. ft. in first floor (county figure)
1025 Sq. ft. in dwelling unit (if more than 1 floor)
5 Total no. of rooms (include kitchen, dining, living and bedrooms, exclude bathrooms)
1 No. of bathrooms
2 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
1905 Date structure was originally built
_____ Date of any major alterations

B. Market value data for one-family dwelling

	Market value	Computed value per sq. ft.
Land	\$ <u>4000</u>	\$ _____
Improvements	<u>880</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	\$ <u>85.00</u>	_____	\$ _____
Electricity	_____	\$ <u>12.00</u>	_____
Gas	_____	_____	_____
Water	_____	<u>5.40</u>	_____
Heat (oil, or other)	<u>GAS</u>	<u>30.00</u>	_____
Total	\$ <u>85.00</u>	\$ <u>47.40</u>	\$ <u>127.40</u>

Deposits required of renter
Advance rent \$ 85.00, other \$ TWO 110
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 1-71080-2940 BRINK, ALFRED

MAP: 2730
ZONE: A25
RATIO: 1401
LVY C: 001

3618 N GANTENBEIN AVE
PORTLAND, OREGON

97227

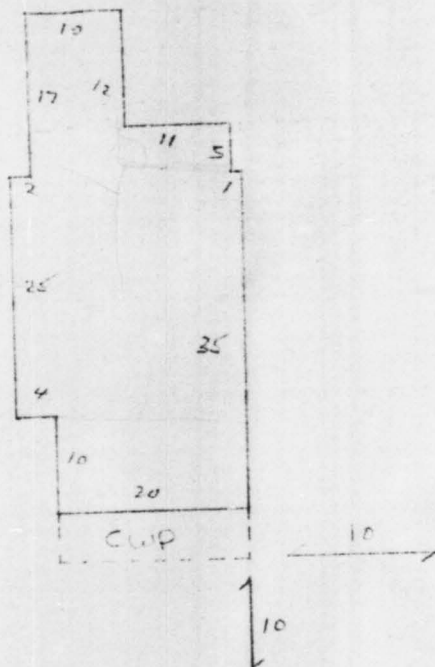
RIVERVIEW SUB

LOT BLOCK

10 10

PROPERTY ADDRESS: 535 N MONROE ST
PORTLAND

APPEALS:



1"=20'



535 N. Monroe AVE OR ST
FRONT OF BUILDING

REMARKS: 1. R/W Inside of west parcel (low cost)
2. Not set Land use
3. A P Good Cond in 1968
REMARKS: 1. R/W Inside of west parcel (low cost)
2. Not set Land use
3. A P Good Cond in 1968

SUMMARY - ASSESSED VALUATION - REAL PROPERTY

ASSESS YEAR	MIN RIGHTS	TIMBER	LAND	IMPS	TOTAL	SIGN DATE
1968			3850	850	4700	2/21/68
1971			4000	880	4880	4.12

INSIDE/OUTSIDE	DATE	SIGN	DEPUTY
CHECKED	REVIEWED	BUDG COUNT	INDEX
DATE	FEB 21 '68	MAY 14 1968	
BY	S. MILLER		

R E C E I P T

I hereby acknowledge receipt of a copy of the Portland Development
Commission's RELOCATION SERVICES FOR FAMILIES AND INDIVIDUALS.

Roosevelt Wesley

1/13/72
date