

EMANUEL HOSPITAL PROJECT

(ORE. R-20)

PROPERTY IDENTIFICATION

PARCEL NO. E-4-3 ADDRESS 322 N. Knott Street

LEGAL DESCRIPTION Lot 10, Block 4, EVANS ADDITION

OWNER THOMSON, Fred A. and Lolus J. LOT AREA 3,780 SQ.FT.

PROPERTY DESCRIPTION:

Subject is a 42' x 90' lot which lies several feet above the street grade located on the South side of N. Knott Street, abutting on a side graveled alley.

Subject is a frame residential structure built in 1906 finished with cedar siding, composition roof, galvanized iron gutters and downspouts in very good condition. There is a covered front porch area. Approx. 864 sq.ft. on the main floor with entry hall; front room; dining room; enclosed rear porch sewing room; modern kitchen with fir cabinets, linoleum floors and counter, double sink, large eating area; a full cement basement; inside oil tank, forced air oil fired furnace; 2 laundry trays, wired for washer and dryer. There is no seepage indicated in the walls of the basement.

Second floor has 3 large bedrooms with good sized walk-in closets; bath with complete new fixtures, tub enclosure, wall wainscoat, new ceiling, new lighting. Has all aluminum sotr windows and screens on second floor. It is finished with oak floors, good lath and plaster with stippled ceilings and fir trim. There is a rear porch enclosure with storage area underneath. There is no garage. Property is in very good condition.

Zoning: A 2.5 S Multi-family residential, limiting the usage to 2,500 sq.ft. per unit with a limited signboard control.

PARCEL NO. E-4-3
Continued



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

OWNERSHIP DATA REPORT

Order No. 365001 E-4-3

Dated February 1, 1969

(1) Last deed of record runs to Fred A. Thomson and Lolus J. Thomson

From State Land Board, State of Oregon

Whose address is 322 N. Knott Street, Portland, Oregon

(2) Legal description Lot 10, Block 4, EVANS ADDITION.

(3) Deed dated 7-13-56 recorded 7-17-56

Book 1794 page 584 Consideration \$2,975.00 IRS

(4) Assessed valuation of land \$3,650.00 Improvements \$2,950.00

(5) Taxes \$195.23; paid Acct. No. #25950-0750

Mortgages, contracts and other encumbrances:

None.

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

PIONEER NATIONAL TITLE INSURANCE COMPANY

By: 