

EMANUEL HOSPITAL PROJECT

(ORE. R-20)

PROPERTY IDENTIFICATION

PARCEL NO. A-3-10 ADDRESS East $\frac{1}{2}$: 3210-12 N. Gantenbein Avenue
West $\frac{1}{2}$: 3214-16 N. Gantenbein Avenue (2 buildings)

LEGAL DESCRIPTION Lot 8, Block 3, ALBINA ADDITION

OWNER YUNG, Chester L. LOT AREA 5,000 SQ.FT.

PROPERTY DESCRIPTION:

Site is a level, inside, partially landscaped 50'x100' lot with lawn and flat concrete work. The lot is approximately 3 feet above street grade. All public utilities are connected.

Improvements consist of 2 older 2-story duplexes built in 1904 and each containing 725 sq. ft. of main floor area.

3210-12 N. Gantenbein Avenue

This building is to the rear of building located at 3214-16 N. Gantenbein. It has been vandalized and is not livable. There is no income from the property at the present time.



3584

PARCEL NO. A-3-10
Continued

3214-16 N. Gantenbein Avenue

This duplex consists of up and down apartments with the owner living upstairs and Joe Brown in the lower apartment, rent free, for looking after the property. The main floor apartment has a living room, bedroom, kitchen and old style bath. The original dining room has been converted into a bedroom.

The upper apartment has a living room, kitchenette, bedroom and old style bath. The interior is of lath and plaster, fir and linoleum floors. There is a full concrete basement with fuel furnace, gas water heater, and single basement garage. This unit is in fair condition. The exterior is of asbestos shakes, fir trim and composition roof. Exterior needs paint.

ZONING: A-2.5



.3585

PARCEL NO. A-3-10
Continued

3210-12 N. Gantenbein Avenue

3214-16 N. Gantenbein Avenue



.3586



.3587

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

OWNERSHIP DATA REPORT

Order No. 365001 A-3-10

Dated February 1, 1969

(1) Last deed of record runs to Chester L. Yung

From Martha P. Strange also known as Martha Cogan and
Ambrose Strange

Whose address is 3216 N. Gantenbein Ave. Portland, Oregon

(2) Legal description Lot 8, Block 3, ALBINA ADDITION

(3) Deed dated November 4, 1959 recorded December 3, 1959

Book 1986 page 419 Consideration IRS \$7.15

(4) Assessed valuation of land \$4,500 Improvements \$1,550

(5) Taxes 68-69 \$178.96, paid. Acct. No. 00990-0470

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: *[Signature]*