

EMANUEL HOSPITAL PROJECT

(ORE. R-20)

PROPERTY IDENTIFICATION

PARCEL NO. E-4-5 ADDRESS 410 and 412 N. Knott Street

LEGAL DESCRIPTION Lot 1, Block 4, EVANS ADDITION

OWNER HEPBURN, Donald D. and Elizabeth G. LOT AREA 4,050 SQ.FT.

PROPERTY DESCRIPTION:

Subject is a rectangular lot with 90' frontage on N. Knott Street and 45' deep along N. Commercial Avenue lying several feet above street grade and located on the S.E. corner of N. Knott Street and N. Commercial Avenue.

Property is of duplex type, up and down flat, with the owner occupant utilizing entire building. Subject was built in 1902. There is a garage in the basement. There is 810 sq.ft. on the main floor consisting of one bedroom, bath, living room, dining room and kitchen. There are 4 bedrooms and bath on second floor. There is a forced air oil fired furnace.

Zoning: A 2.5 S Multi-family properties permitted with restrictions to 2,500 sq.ft. of land for each family unit and with limited signboard control.

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

OWNERSHIP DATA REPORT

Order No. 365001 E-4-5

Dated February 1, 1969

(1) Last deed of record runs to Donald D. Hepburn and Elizabeth G. Hepburn

From Aileen A. Paget, Executrix of the Estate of Merwyn Paget

By Burns Realty
Whose address is 210 S. W. Alder Street, Portland, Oregon

(2) Legal description Lot 1, Block 4, EVANS ADDITION.

(3) Deed dated 8-20-66 recorded 8-22-66

Book 522 page 1177 consideration IRS \$5.50

(4) Assessed valuation of land \$3,600.00 Improvements \$1,600.00

(5) Taxes \$153.82; paid Acct. No. #25950-0650

Mortgages, contracts and other encumbrances:

1. Deed of Trust, including the terms and provisions thereof, executed by Donald D. Hepburn and Elizabeth G. Hepburn, husband and wife, to Title Insurance Company, Trustee, for the benefit of Henry W. Dehen, dated August 11, 1966, recorded August 22, 1966 in Book 522 page 1178, Mortgage Records, given to secure the sum of \$2,750.00.

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

PIONEER NATIONAL TITLE INSURANCE COMPANY

By: *[Signature]*