



FOR AGENCY MEETING OF: _____
AGENDA ITEM NO.: _____

February 11, 2008
D (2)

TO: URBAN RENEWAL AGENCY BOARD
THROUGH:  LINDA NORRIS, INTERIM EXECUTIVE DIRECTOR
FROM:  RICK L. SCOTT, DIRECTOR
URBAN DEVELOPMENT DEPARTMENT
SUBJECT: TRANSFER OWNERSHIP VIA QUITCLAIM DEED OF 2307
FAIRGROUNDS RD NE FROM CITY TO THE URBAN RENEWAL
AGENCY TO CORRECT VESTING

ISSUE:

Shall the Urban Renewal Agency Board accept a quitclaim from the City of Salem for all right, title, and interest in 2307 Fairgrounds Road NE?

RECOMMENDATION:

Staff recommends the Urban Renewal Agency Board authorize the Interim Executive Director to execute a quitclaim deed (Attachment A) accepting all right, title, and interest in 2307 Fairgrounds Road NE to the Urban Renewal Agency (URA).

BACKGROUND:

In 2001, the property located at 2307 Fairgrounds Road NE was purchased as part of the North Gateway Redevelopment Project (Attachment B). Although the purchase price was paid with urban renewal funds, the property was incorrectly vested in the name of the City of Salem without reference to the URA.

The URA is currently preparing to market the property for redevelopment along with four other adjoining parcels. This grouping will comprise a total of five lots to be marketed together in the near future. The adjoining, additional four lots were also purchased with urban renewal funds and clearly reflect ownership (vesting) in public records, showing the name of the URA.

FACTS AND FINDINGS:

The subject parcel acquisition was completed on May 11, 2001, with a transfer from the owners to the "City of Salem, a Oregon Corporation" which was recorded in Marion County Reel 1782, Page 333.

In conclusion, approval of the staff recommendation will put all 5 parcels (totaling ½ acre) in Agency ownership, enabling the land to be later marketed together as a single entity.

Attachment A: Quitclaim Deed
Attachment B: Location Map

Report Prepared by: Betty Fifer/John Gibson
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AFTER RECORDING RETURN TO:
City of Salem
350 Commercial St NE
Salem, OR 97301

QUITCLAIM DEED

The CITY OF SALEM, OREGON, a municipal corporation hereby releases and quitclaims to the URBAN RENEWAL AGENCY OF THE CITY OF SALEM, OREGON, a quasi-municipal corporation, all right, title and interest, if any, in that real property described as follows, to-wit:

Lots 1 and 2, Block 1, COLUMBIA ADDITION TO SALEM, Marion County, Oregon

TOGETHER WITH that portion of the vacated alley adjoining, vacated by Ordinance No.3422, Recorded February 20, 1969 in Volume 660, Page 400, that would inure to the subject property by operation of law.

SAVE AND EXCEPT therefrom that portion conveyed to the City of Salem by deed recorded April 24, 1952 in Volume 439, Page 169, Deed Records for Marion County, Oregon.

The true and actual consideration is no money but other valuable consideration.

Dated this _____ day of _____, 2008.

THE CITY OF SALEM, OREGON:

By: _____

Title: _____

STATE OF OREGON)
County of Marion)

This instrument was acknowledged before me on _____, 2008, by _____ as _____ of the City of Salem, Oregon..

Notary Public—State of Oregon
My commission expires: _____

APPROVED AS TO FORM:

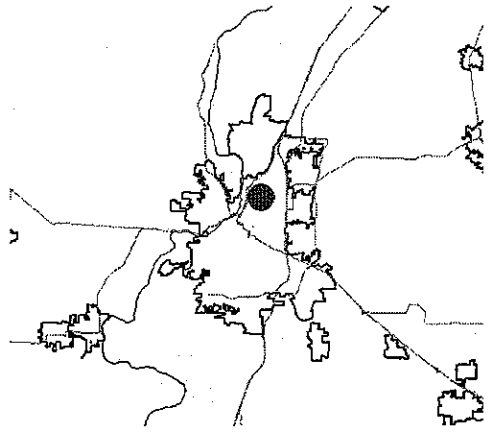
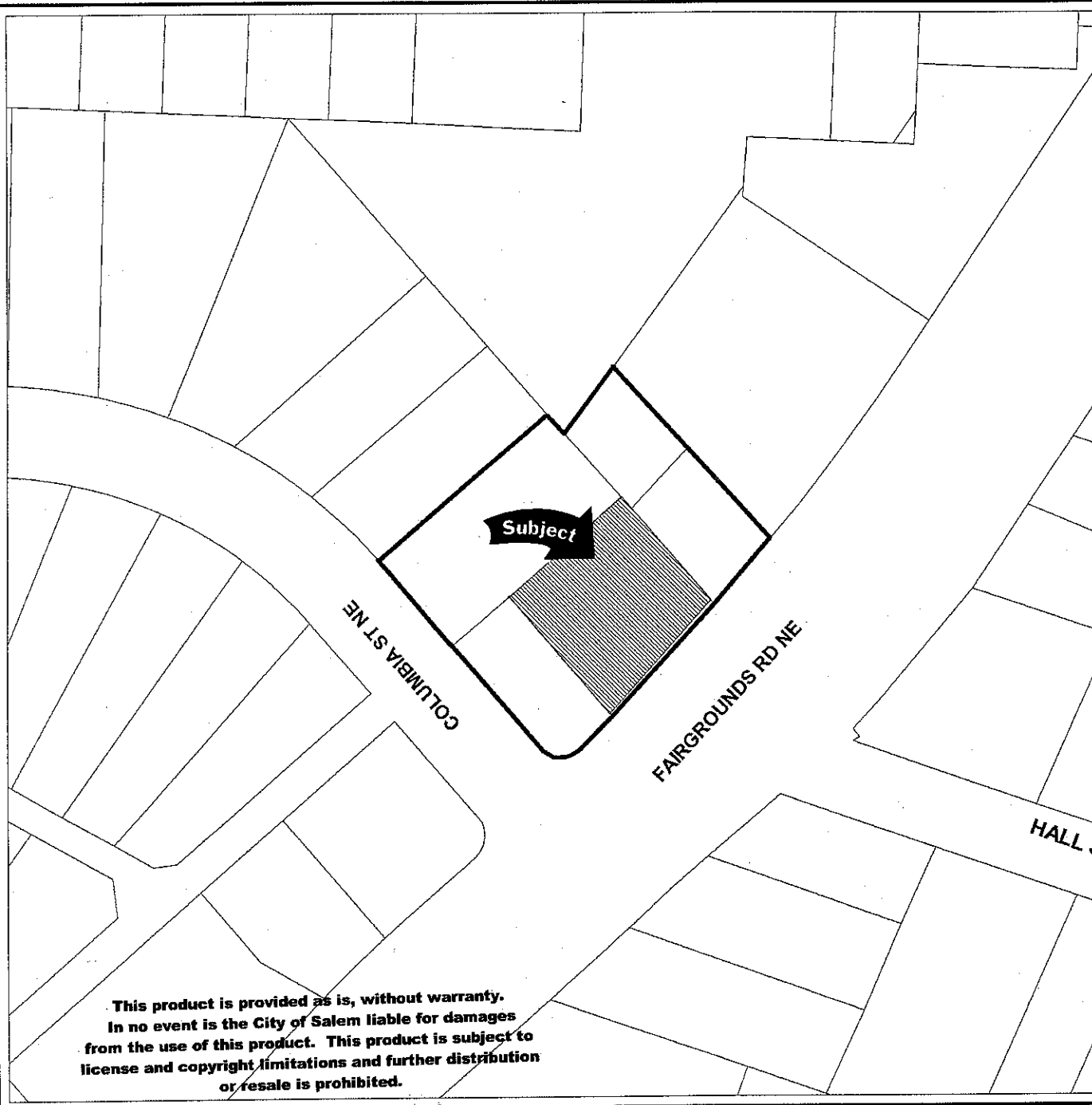
By: _____
City Attorney

ACCEPTED ON BEHALF OF THE
URBAN RENEWAL AGENCY OF THE CITY OF SALEM, OREGON:

By: _____

ATTACHMENT A

2307
FAIRGROUNDS
RD NE



CITY OF *Salem*
AT YOUR SERVICE

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January 31, 2008 10:19 AM

ATTACHMENT B