

Property Profile Report

1477 N MANZANITA ST CANBY, OR 97013

Ownership Information

Owner Name: Please see attached vesting deed for current ownership.
 Mailing Address: 1477 N MANZANITA ST CANBY, OR 97013

Property Description

County:	Clackamas	Map / Tax Lot:	31E28DC/03600
Account Num:	00777975	Owner Occ.:	Yes
Land Use:	101-	Census:	
Map Grid:	746-D5		
Subdivision:	INSPIRATION PARK		
Legal Description:	1133 INSPIRATION PARK LT 2		

Property Characteristics

Property Type:	SINGLE FAMILY	Building SF:	Pool:	No
House Style:		Living Area SF:	Deck SF:	
Year Built:		Square Feet:	Deck Desc:	
Bedrooms:		1st Floor SF:	Patio SF:	
Bathrooms:		2nd Floor SF:	Patio Desc:	
Heat:		3rd Floor SF:	Foundation:	
Cooling:		Attic SF:	Exterior:	
Lot Size:	44,182	Bsmnt SF:	Ext. Finish:	
Acres:	1.01	Fin Bsmt SF:	Interior:	
Garage Type:		Garage SF:	Roof Style:	
Fireplaces:		Bsmnt Type:	Roof Cover:	

Assessment Information

Real Market Value:	\$ 1,182,700	Land Value:	\$ 120,720	Imp. Value:	\$ 1,061,980
Total Assessed Value:	\$ 863,666	Levy Code:	086002	M-5 Rate:	.0171
Taxes:		Tax Year:	15-16		

Previous Sale Information

Sale Amount:	Sale Date:	Document Num:
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Transaction History

Sale Date	Sale Amount	HPI Sale Amount	Document Type	Reception Num	Book/Page
8/1/1995	\$ 0	\$ 0		1995-064603	/

*All information provided by ValueCheck, Inc is deemed reliable, but not guaranteed.
 Accuracy of the information may vary by county.*



These images are provided by Microsoft Virtual Earth. ValueCheck is supplying the data to assist the user in understanding the subject property and its surroundings, any assumptions made from the images are the sole responsibility of the user and ValueCheck assumes no liability.

NE Laurelwood Cir
1548-1571

2600
1549-1571

2800
607-645

3000
7-1597

MANOR

3502
57C
3500
86.67' by 100'

3400
1500
3
Initial Point
120.18'

2900
0.27 Ac.
1513
181.18'

NE 15th Ave

NE 15th Ave

EL 2

PARCEL

N.E. 15TH AVE.

MANZANITA ST.

3200
1482
3100
1460
5
30
145
30
144
30
140

WEBB GARDENS

N Manzanita St

N Manzanita St

NE 14th Ave

NE 14th Ave

BOOK 28

5201

BARGAIN AND SALE DEED

KNOW ALL MEN BY THESE PRESENTS, That ASSEMBLIES OF GOD, OREGON DISTRICT, hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto NEIGHBORHOOD ASSEMBLY OF GOD OF CANBY, hereinafter called grantee, and unto grantee's heirs, successors and assigns all of that certain real property with the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, situated in the County of CLACKAMAS, State of Oregon, described as follows, to-wit:

LOT 2, INSPIRATION PARK, in the County of Clackamas, State of Oregon.

95-02125-C
OW
Stewart Hill

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

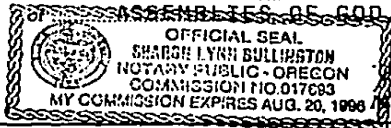
To Have and to Hold the same unto the said grantee and grantee's heirs, successors and assigns forever. The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ - 0 - . However, the actual consideration consists of or includes other property or value given or promised which is the whole consideration (indicate which): (The sentence between the symbols @, if not applicable, should be deleted. See ORS 93.030.) In construing this deed and where the context so requires, the singular includes the plural and all grammatical changes shall be implied to make the provisions hereof apply equally to corporations and to individuals.

In Witness Whereof, the grantor has executed this instrument this 4th day of August, 1995; if a corporate grantor, it has caused its name to be signed and its seal affixed by an officer or other person duly authorized to do so by order of its board of directors.

THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930.

ASSEMBLIES OF GOD, OREGON DISTRICT
BY: Bob L. Rose Secretary/Treasurer

STATE OF OREGON, County of Marion) ss.
This instrument was acknowledged before me on 4 August, 1995, by Bob L. ROSE, SECRETARY/TREASURER ASSEMBLIES OF GOD, OREGON DISTRICT. This instrument was acknowledged before me on 4 August, 1995, by Bob L. ROSE, SECRETARY/TREASURER ASSEMBLIES OF GOD, OREGON DISTRICT. My commission expires Aug 20, 1998



ASSEMBLIES OF GOD, OREGON DISTRICT
P.O. Box 9178
Salem, OR 97305

STATE OF OREGON,) ss.
County of Clackamas
I certify that the within instru-

Grantor's Name and Address
Neighborhood Assembly of God of Canby
1477 N. Manzanita St.
Canby, OR 97013

SPACE
RECORD

STATE OF OREGON 95-064603
CLACKAMAS COUNTY
Received and placed in the public records of Clackamas County
RECEIPT# AND FEE: 28783 \$25.00
DATE AND TIME: 10/19/95 09:26 AM
JOHN KAUFFMAN, COUNTY CLERK

After recording return to (Name, Address, Zip):
Neighborhood Assembly of God of Canby, Attn: Larry McGarry, Pastor
1477 N. Manzanita St., Canby, OR 97013
Until requested otherwise send all tax statements to (Name, Address, Zip):
Neighborhood Assembly of God of Canby
1477 N. Manzanita St.
Canby, OR 97013

NAME TITLE
By Deputy

95-064603