


2. The Board of County Commissioners will convey the Property by Quitclaim Deed in a form substantially the same as Exhibit B; and

4. The fully executed Quitclaim Deed shall be recorded in the County Clerk deed records by Columbia County.

DATED this 17 day of May, 2023.

BOARD OF COUNTY COMMISSIONERS
FOR COLUMBIA COUNTY, OREGON

By: 
Casey Garrett, Chair

Approved as to form:
By: 
Office of County Counsel

By: 
Kellie Jo Smith, Commissioner

By: Not Present
Margaret Magruder, Commissioner

EXHIBIT A
Tax Account No. 24460
Map



EXHIBIT B**GRANTOR**

Columbia County
230 Strand
St. Helens, Oregon 97231

GRANTEE

Zephaniah Emmons and Lindsay Emmons
941 NW 1st Place
Hillsboro, Oregon 97124

AFTER RECORDING, RETURN TO GRANTEE:

Zephaniah Emmons and Lindsay Emmons
941 NW 1st Place
Hillsboro, OR 97124

Until a change is requested, all tax statements shall
be sent to Grantee at the above address.

QUITCLAIM DEED

The **COUNTY OF COLUMBIA**, a political subdivision of the State of Oregon, hereinafter called Grantor, for the consideration hereinafter stated, does hereby release and quitclaim unto Zephaniah Emmons and Lindsay Emmons, husband and wife, hereinafter called Grantee, all right, title and interest in and to that certain parcel of real property identified in Columbia County records as Map ID No. 5N4W23-CA-00900 and Tax Account No. 24460, and more particularly described on Exhibit A hereto.

The true and actual consideration for this conveyance is \$14,296.00.

This conveyance is subject to the following exceptions, reservations and conditions:

- 1) This property is conveyed AS-IS without covenants or warranties, subject to any municipal liens, easements and encumbrances of record.
- 2) All rights to any County, public, forest or Civilian Conservation Corps roads are hereby reserved for the benefit of Columbia County, Oregon.
- 3) All minerals, mineral rights, ore, metals, metallic clay, aggregate, oil, gas or hydrocarbon substances in, on or under said property, if any, including underground storage rights, surface mining, and also including the use of such water from springs, creeks, lakes or wells to be drilled or dug upon the premises as may be necessary or convenient for such exploration or mining operations, as well as the conducting of operations related to underground storage and

EXHIBIT A
Legal Description for Map ID No 5N4W23-CA-00900 and
Tax Account No. 24460

Lot 4, First Subdivision of Pittsburg, Oregon, Columbia County, Oregon

Agenda Item Order No. 17-2023

Sarah Hanson <Sarah.Hanson@columbiacountyor.gov>

Fri 5/5/2023 11:51 AM

To: Jacyn Normine <Jacyn.Normine@columbiacountyor.gov>; Department-Counsel <department-counsel@columbiacountyor.gov>

📎 2 attachments (401 KB)

FINAL DEED revd.pdf; 17-2023 ORDER Revd.pdf;

Jacy- Would you please add to the consent agenda on May 17,

"Order No. 17-2023 In the Matter of Conveying Certain Real Property in Vernonia, Oregon, to Zephaniah Emmons and Lindsay Emmons Tax Map ID No. 5N4W23-CA-00900 and Tax Account No. 24460"

"Quitclaim Deed to Zephaniah Emmons and Lindsay Emmons Tax Map ID No. 5N4W23-CA-00900 and Tax Account No. 24460 and Authorize the Chair to Sign"

Both are attached. Please let me know if you have any questions. Thanks. Sarah

Sarah Elizabeth Hanson (she/her/hers) | County Counsel | Columbia County | 503-397-3839 | 230 Strand, Room 20 St. Helens, Oregon 97051 | sarah.hanson@columbiacountyor.gov

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*Please Return
signed copy
to Jacyn*