

PEND OREILLE COUNTY
NEWPORT, WASHINGTON

RESOLUTION NO. 2017-22

RE: Resolution Ordering Sale of Tax
Title Property

BACKGROUND

- A. RCW 36.35.120 allows the County to sell real property acquired by tax foreclosure when it is found to be in the best interest of the County.
- B. RCW 36.35.120 requires the County to establish the minimum price for each unit of tax title property and to determine whether the sale will be for cash or whether a contract will be allowed.
- C. RCW 36.35.150 allows the County to sell tax title property by direct negotiations, without a call for bids, under certain circumstances. Direct sale for a price not less than the principal amount of the unpaid taxes is authorized when (a) the sale is to any governmental agency and for public purposes, or (b) when the county legislative authority determines that it is not practical to build on property due to the physical characteristics of the property.
- D. The Board of County Commissioners finds it is not practical to build on property identified as Assessor's Parcel No. 19182 as it is land-locked with no road access.
- E. Pend Oreille County Public Utility District (PUD) has inquired into the purchase of Assessor's Parcel No. 19182 as it is adjacent to PUD land and it contains an easement that impacts PUD operations.
- F. Assessor's Parcel No. 19182 is a Tax Title property acquired through a tax foreclosure auction.

NOW, THEREFORE, BE IT RESOLVED by the Board of County Commissioners of Pend Oreille County, Washington, as follows:

- 1. The Board finds it is in the best interest of the County to sell the following real property: Assessor's Parcel No. 19182, located in Pend Oreille County, and further described in attached Exhibit A.
- 2. The Pend Oreille County Treasurer is authorized to sell Assessor's Parcel No. 19182 by direct negotiation with the Pend Oreille County PUD no later than August 15, 2017, for a minimum price equal to the total appraised value.

ADOPTED this 20th day of June, 2017.

PEND OREILLE COUNTY
BOARD OF COMMISSIONERS



Karen Skoog, Chair

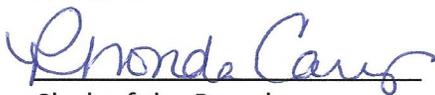
Absent

Stephen Kiss, Vice-Chair



Mike Manus, Member

ATTEST:



Clerk of the Board

APPROVED AS TO FORM:



Prosecuting Attorney

Pend Oreille County Assessor & Treasurer

Exhibit A
Resolution 2017-22

Property

Account

Property ID: 19182 Legal Description: 1-56 GOV'T LOT 1 30-31-46
 Geographic ID: 463130010001 Agent Code:
 Type: Real
 Tax Area: 0002 - 1-56 Land Use Code: 91
 Open Space: N DFL: N
 Historic Property: N Remodel Property: N
 Multi-Family Redevelopment: N
 Township: 31 Section: 30
 Range: 46

Location

Address: STATELINE RD N Mapsco:
 NEWPORT, WA 99156
 Neighborhood: Exempt Map ID:
 Neighborhood CD: EX2

Owner

Name: PEND OREILLE COUNTY Owner ID: 16428
 Mailing Address: PO BOX 5080 % Ownership: 100.0000000000%
 NEWPORT, WA 99156-5080
 Exemptions: EX

Pay Tax Due

There is currently No Amount Due on this property.

Taxes and Assessment Details

Property Tax Information as of 06/20/2017

Amount Due if Paid on:  NOTE: If you plan to submit payment on a future date, make sure you enter the date and click RECALCULATE to obtain the correct total amount due.

Click on "Statement Details" to expand or collapse a tax statement.

Year	Statement ID	First Half Base Amt.	Second Half Base Amt.	Penalty	Interest	Base Paid	Amount Due
▶ Statement Details							
2017	15488	\$17.70	\$0.00	\$0.00	\$0.00	\$17.70	\$0.00
▶ Statement Details							
2016	15522	\$17.70	\$0.00	\$0.00	\$0.00	\$17.70	\$0.00

Values

Taxing Jurisdiction

Improvement / Building

Sketch

Property Image

Land

Roll Value History

Deed and Sales History

Payout Agreement