

**Sale ID: 2022-06**

**Map and Taxlot: 201012AB02200**

**Account: 115509**

**Situs Address: 17077 AZUSA RD**

**Zoning: RR10, AS, LM, WA**

**BEND, OR 97707**

**Acreage: 0.56**

**Comments:**

Unimproved property; legal lot of record. Located in the Deschutes River Recreation Homesites Inc. (BLKS 18-25) Plat. Majority of property located in high ground water area –development may not be permitted due to restriction on installing an onsite sanitary sewer system. Contact Deschutes County Community Development Planning Division and Environmental Soils Division with inquires and questions related to uses and development.

Minimum Bid: \$66,400

**Legal Description:**

Lot Eight (8), Block Twenty-one (21) DESCHUTES RIVER RECREATION HOMESITES, INC. (Blocks 18-25), Together with a 1/1224 interest as tenants in common in the following described parcels;

PARCEL 1: Lot 1, Block 2 Deschutes River Recreation Homesites, Inc., Deschutes County Oregon, as filed October 11, 1961;

PARCEL 2: Recreation Area, official plat of Block 9, Deschutes River Recreation Homesites, Inc., Deschutes County, Oregon, as filed October 18, 1962;

PARCEL 3: Recreation Area and Boat Docking Facilities, corrected Plat of Deschutes River Recreation Homesites, Inc., Deschutes County, Oregon, as filed May 16, 1963.



# Deschutes County Property Information

Report Date: 8/26/2022 9:18:17 AM

## Disclaimer

The information and maps presented in this report are provided for your convenience. Every reasonable effort has been made to assure the accuracy of the data and associated maps. Deschutes County makes no warranty, representation or guarantee as to the content, sequence, accuracy, timeliness or completeness of any of the data provided herein. Deschutes County explicitly disclaims any representations and warranties, including, without limitation, the implied warranties of merchantability and fitness for a particular purpose. Deschutes County shall assume no liability for any errors, omissions, or inaccuracies in the information provided regardless of how caused. Deschutes County assumes no liability for any decisions made or actions taken or not taken by the user of this information or data furnished hereunder.

## Account Summary

### Account Information

**Mailing Name:** DESCHUTES COUNTY  
**Map and Taxlot:** 201012AB02200  
**Account:** 115509  
**Tax Status:** Non-Assessable  
**Situs Address:** 17077 AZUSA RD, BEND, OR 97707

### Property Taxes

**Current Tax Year:**  
**Tax Code Area:** 1012

### Assessment

**Subdivision:** DESCHUTES RIVER RECREATION  
HOMESITES INC (BLKS 18-25)  
**Lot:** 8  
**Block:** 21  
**Assessor Acres:** 0.56  
**Property Class:** 950 -- MUNICIPAL OR OTHER EXEMPT

### Ownership

**Mailing Address:**  
DESCHUTES COUNTY  
PO BOX 6005  
BEND, OR 97708-6005

### Valuation

#### Real Market Values as of Jan. 1, 2021

**Land** \$75,500  
**Structures** \$0  
**Total** \$75,500

#### Current Assessed Values:

**Maximum Assessed** N/A  
**Assessed Value** \$0  
**Veterans Exemption**

## Warnings, Notations, and Special Assessments

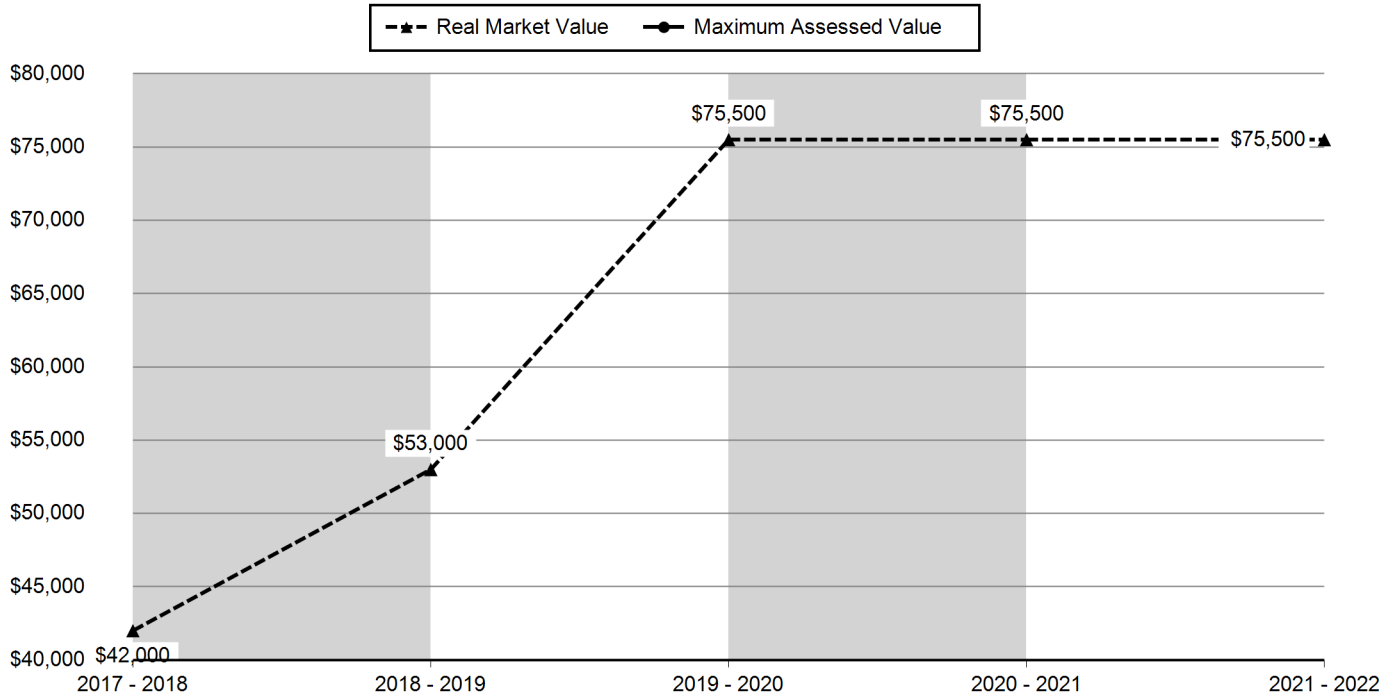
### Tax Office Notations

07/08/2005 County owned property from a Tax Foreclosure

Review of digital records maintained by the Deschutes County Assessor's Office, Tax Office, Finance Office, and the Community Development Department indicates that there are County tax, assessment, or property development related notations associated with this account and that have been identified above. Independent verification of the presence of additional Deschutes County tax, assessment, development, and other property related considerations is recommended. Confirmation is commonly provided by title companies, real estate agents, developers, engineering and surveying firms, and other parties who are involved in property transactions or property development. In addition, County departments may be contacted directly to discuss the information.

## Valuation History *All values are as of January 1 of each year. Tax year is July 1st through June 30th of each year.*

|                                       | 2017 - 2018 | 2018 - 2019 | 2019 - 2020 | 2020 - 2021 | 2021 - 2022 |
|---------------------------------------|-------------|-------------|-------------|-------------|-------------|
| <b>Real Market Value - Land</b>       | \$42,000    | \$53,000    | \$75,500    | \$75,500    | \$75,500    |
| <b>Real Market Value - Structures</b> | \$0         | \$0         | \$0         | \$0         | \$0         |
| <b>Total Real Market Value</b>        | \$42,000    | \$53,000    | \$75,500    | \$75,500    | \$75,500    |
| <b>Maximum Assessed Value</b>         | N/A         | N/A         | N/A         | N/A         | N/A         |
| <b>Total Assessed Value</b>           | \$0         | \$0         | \$0         | \$0         | \$0         |
| <b>Veterans Exemption</b>             | \$0         | \$0         | \$0         | \$0         | \$0         |



### Tax Payment History

| Year          | Date Due   | Transaction Type | Transaction Date | As Of Date | Amount Received | Tax Due       | Discount Amount | Interest Charged | Refund Interest |
|---------------|------------|------------------|------------------|------------|-----------------|---------------|-----------------|------------------|-----------------|
| 2020          | 11-15-2020 | PAYMENT          | 11-17-2020       | 11-15-2020 | \$18.19         | (\$18.75)     | \$0.56          | \$0.00           | \$0.00          |
| 2020          | 11-15-2020 | IMPOSED          | 10-09-2020       | 11-15-2020 | \$0.00          | \$18.75       | \$0.00          | \$0.00           | \$0.00          |
| <b>Total:</b> |            |                  |                  |            |                 | <b>\$0.00</b> |                 |                  |                 |

### Sales History

| Sale Date  | Seller            | Buyer            | Sale Amount | Sale Type                                       | Recording Instrument |
|------------|-------------------|------------------|-------------|---|----------------------|
| 10/11/1995 | DESCHUTES COUNTY  | DESCHUTES COUNTY | \$0         | 14-RE-RECORDING/OTHER/CONSIDERATION UNDER \$500 | 1995-3871580         |
| 07/31/1995 | QUINN,LILBURN ROY | DESCHUTES COUNTY | \$0         | 03-GRANTOR/GRANTEE IS A POLITICAL SUBDIVISION   | 1995-3801258         |

No Structures Found.

### Land Characteristics

| Land Description | Acres | Land Classification |
|------------------|-------|---------------------|
| Rural Lot        | 0.56  |                     |

### Ownership

| Name Type | Name              | Ownership Type | Ownership Percentage |
|-----------|-------------------|----------------|----------------------|
| OWNER     | DESCHUTES COUNTY, | OWNER          |                      |

### Service Providers *Please contact districts to confirm.*

| Category                          | Name                                   | Phone          | Address                                 |
|-----------------------------------|--|----------------|---|
| COUNTY SERVICES                   | DESCHUTES COUNTY                       | (541) 388-6570 | 1300 NW WALL ST, BEND, OR 97703         |
| FIRE DISTRICT                     | LA PINE RURAL FIRE PROTECTION DISTRICT | (541) 536-2935 | 51590 HUNTINGTON RD, LA PINE, OR 97739  |
| SCHOOL DISTRICT                   | BEND - LA PINE SCHOOL DISTRICT         | (541) 355-1000 | 520 NW WALL ST, BEND, OR 97703          |
| ELEMENTARY SCHOOL ATTENDANCE AREA | THREE RIVERS K-8 SCHOOL                | (541) 355-3000 | 56900 ENTERPRISE DR, SUNRIVER, OR 97707 |
| MIDDLE SCHOOL ATTENDANCE AREA     | THREE RIVERS K-8 SCHOOL                | (541) 355-3000 | 56900 ENTERPRISE DR, SUNRIVER, OR 97707 |
| EDUCATION SERVICE TAX DISTRICT    | HIGH DESERT EDUCATION SERVICE DISTRICT | (541) 693-5600 | 145 SE SALMON AVE, REDMOND, OR 97756    |
| COLLEGE TAX DISTRICT              | CENTRAL OREGON COMMUNITY COLLEGE       | (541) 383-7700 | 2600 NW COLLEGE WAY, BEND, OR 97703     |
| LIBRARY DISTRICT                  | DESCHUTES PUBLIC LIBRARY               | (541) 617-7050 | 601 NW WALL ST, BEND, OR 97703          |
| ROAD TAX DISTRICT                 | SPECIAL ROAD DISTRICT #1               | (541) 593-4474 | ,                                       |
| GARBAGE & RECYCLING SERVICE       | WILDERNESS GARBAGE & RECYCLING SERVICE | (541) 536-1194 | 51420 RUSSEL RD, LA PINE, OR 97739      |

### Development Summary

| Planning Jurisdiction:    | County Zone | Description                         |
|---------------------------|-------------|-------------------------------------|
| Deschutes County          | RR10        | RURAL RESIDENTIAL - 10 ACRE MINIMUM |
| Urban Growth Boundary: No | AS          | AIRPORT SAFETY COMBINING ZONE       |
| Urban Reserve Area: No    | LM          | LANDSCAPE MANAGEMENT COMBINING ZONE |
|                           | WA          | WILDLIFE AREA COMBINING ZONE        |

### County Development Details

|                               |                                       |
|-------------------------------|---------------------------------------|
| Wetland (National or Local):  | Yes                                   |
| Conservation Easement:        | No Conservation Easement Recorded     |
| FEMA 100 Year Flood Plain:    | Not Within 100 Year Flood Plain       |
| TDC/PRC Restrictive Covenant: | No TDC/PRC Restrictive Covenant Found |
| Ground Snow Load:             | 50 #/sq. ft.                          |

### Deschutes County Permits

| Permit ID  | Permit Type | Applicant     | Application Date | Status |
|------------|-------------|---------------|------------------|--------|
| 247-FS4982 | Septic      | JAMES,CARYL P | 05/26/1978       | Finald |

THIS MAP WAS PREPARED FOR  
ASSESSMENT PURPOSE ONLY

5/22/18

N.W. 1/4 N.E. 1/4 SEC. 12 T.20S. R. 10E. W.M.  
DESCHUTES COUNTY

1" = 100'

20 10 12AB

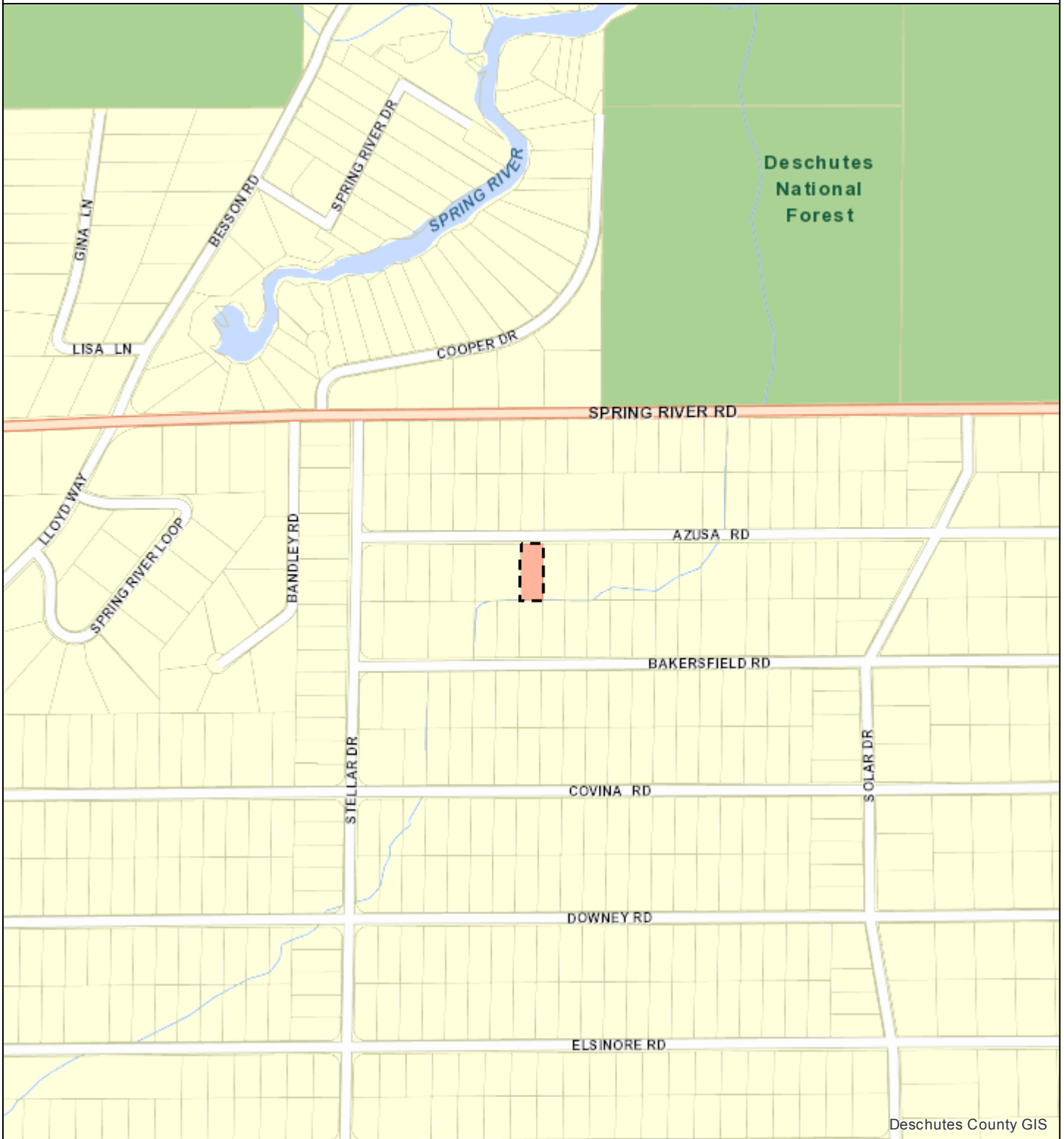


SEE MAP 20 10 12AC

20 10 12AB

# Deschutes County Property Information - Dial

## Road Map



Map and Taxlot: 201012AB02200

