

Sale ID: 2022-15

Map and Taxlot: 211032A003500

Account: 140736

Situs Address: 52727 RAINBOW DR

Zoning: RR10, WA

LA PINE, OR 97739

Acreage: 1.23

Comments:

Accessing the property is not permitted at this time. Please do not pull into the driveway. Only driving by the property is allowable.

The County acquired this property by Tax Deed in March 2021. The County is currently working through the judicial process to exclude use or possession of the property by individuals who have in the past attempted to reside on site without any lawful right. It is anticipated this judicial process will be complete by the end of November 2022. Because the exact timeframe of the judicial action is unknown, the County reserves the right (through January 2023) to cancel any sale and return down payment funds and any other fees paid to the winning bidder.

There are open Code Enforcement cases filed at the Deschutes County Community Development Department (CDD) for this property. These documents can be viewed at www.deschutes.org/dial under development documents or by contacting CDD at www.deschutes.org/cd or (541) 385-1707.

Manufactured home. Legal lot of record located in the Forest View Plat. **Wildland fire fuel treatment required as a condition of purchase.** Contact Deschutes County Community Development Planning Division and Environmental Soils Division with inquires and questions related to uses and development.

Minimum Bid: \$87,440

Legal Description:

Lot Thirteen (13), Block Six (6), Forest View, Deschutes County, Oregon.

Property may have mold, lead paint and other conditions which render the improvements NOT habitable and without economic potential. Valuation expectations are as redevelopment land. Interior access prior to closing may require specialized environmental personnel with personal protective equipment. For complete and most current information, including Public Property Auction list, procedures, and schedules see: www.deschutes.org/auction



Deschutes County Property Information

Report Date: 8/26/2022 9:27:12 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: 211032A003500
Account: 140736
Tax Status: Non-Assessable
Situs Address: 52727 RAINBOW DR, LA PINE, OR 97739

Property Taxes

Current Tax Year: \$0.00
Tax Code Area: 1094

Assessment

Subdivision: FOREST VIEW
Lot: 13
Block: 6
Assessor Acres: 1.23
Property Class: 951 -- 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 \$52,880
Structures \$66,140
Total \$119,020

Current Assessed Values:

Maximum Assessed N/A
Assessed Value \$53,530
Veterans Exemption

Warnings, Notations, and Special Assessments

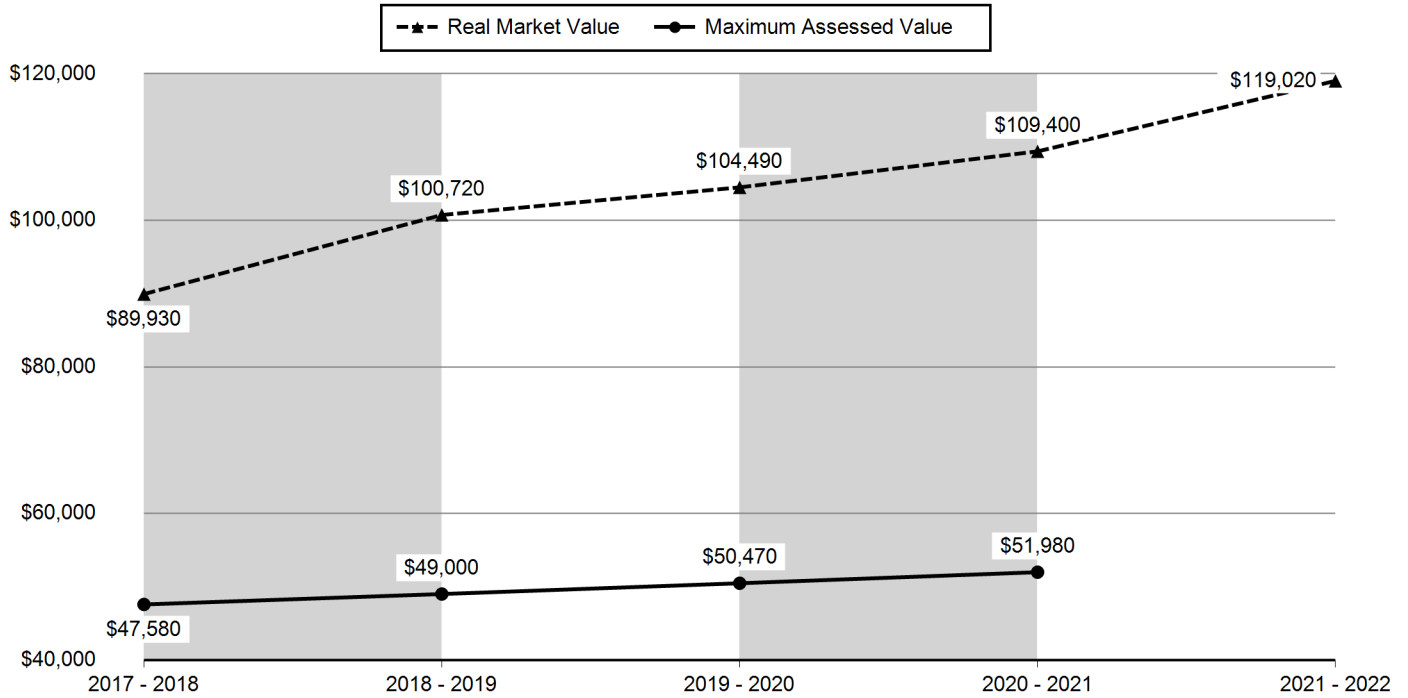
Development Notations

Code Enforcement - There is an unresolved code enforcement violation on this property. Please call Deschutes County Community Development Code Enforcement at 541-385-1707 for more information.

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
Real Market Value - Land	\$36,800	\$40,150	\$41,500	\$43,260	\$52,880
Real Market Value - Structures	\$53,130	\$60,570	\$62,990	\$66,140	\$66,140
Total Real Market Value	\$89,930	\$100,720	\$104,490	\$109,400	\$119,020
Maximum Assessed Value	\$47,580	\$49,000	\$50,470	\$51,980	N/A
Total Assessed Value	\$47,580	\$49,000	\$50,470	\$51,980	\$53,530
Veterans Exemption	\$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
2021	11-15-2021	IMPOSED	10-26-2021	11-15-2021	\$0.00	(\$879.60)	\$0.00	\$0.00	\$0.00
2021	11-15-2021	IMPOSED	10-11-2021	11-15-2021	\$0.00	\$879.60	\$0.00	\$0.00	\$0.00
Total:						\$0.00			
2020	11-15-2020	WRITE OFF	03-19-2021	03-19-2021	\$0.00	(\$900.23)	\$0.00	\$0.00	\$0.00
2020	11-15-2020	IMPOSED	10-09-2020	11-15-2020	\$0.00	\$900.23	\$0.00	\$0.00	\$0.00
Total:						\$0.00			
2019	11-15-2019	WRITE OFF	03-19-2021	03-19-2021	\$0.00	(\$876.63)	\$0.00	\$0.00	\$0.00
2019	11-15-2019	IMPOSED	10-11-2019	11-15-2019	\$0.00	\$876.63	\$0.00	\$0.00	\$0.00
Total:						\$0.00			

Sales History

Sale Date	Seller	Buyer	Sale Amount	Sale Type	Recording Instrument
03/09/2021	FREEBURY-HALEY,CINDY KAY ETAL	DESCHUTES COUNTY		10-FORECLOSURE/BANKRUPTCY/TRANSFER TO AVOID LIEN	2021-17282
02/16/2006	ROOSA,PHYLLIS D & MILHOUS,ROY FRANKLIN	ROOSA PHYLLIS D (L.E.)	\$0	06-GRANTEE IS RELATED/FRIENDS/BUSINESS ASSOCIATES	2006-55490

Structures

Stat Class/Description	Improvement Description	Code Area	Year Built	Total Sq Ft
305 - FARM BLDG: Lean-To	Lean-To - CLASS 4	1094	1930	144
Floor Description		Comp %	Sq Ft	
Building Structure		100	144	

Stat Class/Description	Improvement Description	Code Area	Year Built	Total Sq Ft
305 - FARM BLDG: Lean-To	Lean-To - CLASS 4	1094	1980	224
Floor Description		Comp %	Sq Ft	

Stat Class/Description	Improvement Description	Code Area	Year Built	Total Sq Ft
410 - RESIDENCE: Manf. Strct. Accessories		1094		0

Stat Class/Description	Improvement Description	Code Area	Year Built	Total Sq Ft
441 - MANF STRCT: Single wide		1094	1971	952

Floor Description	Comp %	Sq Ft
First Floor	100	552

Rooms

Living	Dining	Kitchen	Nook	Great	Family	Bed	Full Bath	Half Bath	Bonus	Utility	Den	Other
0	0	0	0	0	0	2	1	0	0	0	0	0

Floor Description	Comp %	Sq Ft
Garage-Detached-Unfinished	100	576

Floor Description	Comp %	Sq Ft
Addition	100	400

Improvement Inventory

BATHTUB W/FIBRGL SHWR	1	SKIRTING - WOOD	552
FORCED AIR HEATING	0	TOILET	1
LAVATORY	1	WALLS - PANELING	0
ROOF - BUILT-UP	0	WOOD STOVE	0
ROOF - FLAT	0		

Accessory Description	Sq Ft	Quantity
RAMADA - MS ROOF COVER	920	
GARDEN SHED - STICK BUILT	48	
GARDEN SHED - STICK BUILT	64	

Land Characteristics

Land Description	Acres	Land Classification
Rural Lot	1.23	

Ownership

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

Related Accounts

Related accounts apply to a property that may be on one map and tax lot but due to billing have more than one account. This occurs when a property is in multiple tax code areas. In other cases there may be business personal property or a manufactured home on this property that is not in the same ownership as the land.

No Related Accounts found.

NOTE: Related accounts include structures that are related but not included on this account. Please see Improvements to view structures included on this account.

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	LA PINE ELEMENTARY SCHOOL	(541) 355-8000	51615 COACH RD, LA PINE, OR 97739
MIDDLE SCHOOL ATTENDANCE AREA	LA PINE MIDDLE SCHOOL	(541) 355-8200	16360 1ST ST, LA PINE, OR 97739
HIGH SCHOOL ATTENDANCE AREA	LA PINE HIGH SCHOOL	(541) 355-8400	51633 COACH RD, LA PINE, OR 97739
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
PARK & RECREATION DISTRICT	LA PINE PARK & RECREATION DISTRICT	(541) 536-2223	16405 1ST ST, LA PINE, OR 97739
LIBRARY DISTRICT	DESCHUTES PUBLIC LIBRARY	(541) 617-7050	601 NW WALL ST, BEND, OR 97703
ROAD TAX DISTRICT	FOREST VIEW ROAD DISTRICT	(541) 306-9587	,
GARBAGE & RECYCLING SERVICE	WILDERNESS GARBAGE & RECYCLING SERVICE	(541) 536-1194	51420 RUSSEL RD, LA PINE, OR 97739

Development Summary

Planning Jurisdiction:	Deschutes County	County Zone	Description
Urban Growth Boundary:	No	RR10	RURAL RESIDENTIAL - 10 ACRE MINIMUM
Urban Reserve Area:	No	WA	WILDLIFE AREA COMBINING ZONE

County Development Details

Wetland (National or Local):	Not Within a Mapped Wetland
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:	55 #/sq. ft.

Deschutes County Permits

Permit ID	Permit Type	Applicant	Application Date	Status
247-B70	Building	TROXELL,DON	10/08/1976	Expired
247-B44184	Building	ROOSA,PHYLLIS D	05/26/1999	Finaled
247-B26637	Building	ROOSA PHYLLIS D	05/01/1989	Expired
247-E01253	Electrical	ROOSA,PHYLLIS D	07/13/1987	Finaled
247-E51060	Electrical	ROOSA,PHYLLIS D	05/26/1999	Void
247-E4522	Electrical	ROOSA PHYLLIS D	05/01/1989	Finaled
247-CU8761-PL	Land Use		01/01/1900	Finaled
247-MH2697	Manufactured Structure	ROOSA,PHYLLIS D	01/01/1987	Finaled
247-M01255	Mechanical	ROOSA,PHYLLIS D	08/31/1987	Finaled
247-S17	Septic	TROXELL,DON	10/08/1976	Finaled
247-S11422	Septic	ROOSA,PHYLLIS	07/01/1987	Expired
247-S43793	Septic	ROOSA,PHYLLIS D	05/26/1999	Finaled
247-S26781	Septic	ROOSA PHYLLIS D	05/01/1989	Finaled

STATEMENT OF TAX ACCOUNT
DESCHUTES COUNTY TAX COLLECTOR
DESCHUTES SERVICES BUILDING
BEND OR 97703
(541) 388-6540

26-Aug-2022

Tax Account #	140736	Lender Name	
Account Status	A	Loan Number	
Roll Type	Real	Property ID	1094
Situs Address	52727 RAINBOW DR LA PINE 97739	Interest To	Aug 26, 2022

Tax Summary

Tax Year	Tax Type	Total Due	Current Due	Interest Due	Discount Available	Original Due	Due Date
2021	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	Nov 15, 2021
2020	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$900.23	Nov 15, 2020
2019	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$876.63	Nov 15, 2019
2018	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$852.97	Nov 15, 2018
2017	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$831.99	Nov 15, 2017
2016	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$796.17	Nov 15, 2016
2015	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$775.64	Nov 15, 2015
2014	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$753.26	Nov 15, 2014
2014	FEE	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	Nov 15, 2014
2013	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$731.98	Nov 15, 2013
2012	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$718.86	Nov 15, 2012
2011	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$702.12	Nov 15, 2011
2010	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$692.05	Nov 15, 2010
2009	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$669.99	Nov 15, 2009
2008	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$640.64	Nov 15, 2008
2007	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$578.59	Nov 15, 2007
2006	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$566.93	Nov 15, 2006
2005	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$553.40	Nov 15, 2005
2004	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$542.14	Nov 15, 2004
2003	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$508.92	Nov 15, 2003
2002	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$504.18	Nov 15, 2002
2001	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$476.89	Nov 15, 2001
2000	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$424.82	Nov 15, 2000
1999	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$458.57	Nov 15, 1999
1998	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$456.02	Nov 15, 1998
1997	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$415.34	Dec 15, 1997
1996	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$403.85	Nov 15, 1996
Total		\$0.00	\$0.00	\$0.00	\$0.00		

REAL PROPERTY TAX STATEMENT
 JULY 1, 2021 TO JUNE 30, 2022
 DESCHUTES COUNTY, OREGON - 1300 NW WALL ST STE 203, BEND, OR 97703

TAX ACCOUNT: 140736

TAX BY DISTRICT

SCHOOL DISTRICT #1	255.02
HIGH DESERT ESD	5.16
C O C C	33.21
EDUCATION TOTAL:	293.39
DESCHUTES COUNTY	65.22
COUNTY LIBRARY	29.44
COUNTYWIDE LAW ENFORCEMENT	56.21
RURAL LAW ENFORCEMENT	71.73
COUNTY EXTENSION/4H	1.20
9-1-1	19.37
LAPINE RURAL FIRE DISTRICT	82.42
LAPINE RURAL FIRE 5 YR LOCAL OPTION	34.26
LAPINE RURAL FIRE 10YR LOCAL OPTION	12.31
LAPINE PARK & RECREATION	16.06
FOREST VIEW ROAD DISTRICT	68.33
GENERAL GOVT TOTAL:	456.55
COUNTY LIBRARY BOND	23.29
SCHOOL #1 BOND 2007	37.94
SCHOOL #1 BOND 2013	10.96
SCHOOL #1 BOND 2017	51.92
C O C C BOND	5.55
BONDS - OTHER TOTAL:	129.66

DESCHUTES COUNTY
 PROPERTY MANAGER (A)
 PO BOX 6005
 BEND OR 97708-6005

PROPERTY DESCRIPTION

CODE: 1094 MAP: 211032-A0-03500 CLASS: 409
 SITUS ADDRESS: 52727 RAINBOW DR LA PINE
 LEGAL: FOREST VIEW 6 13

VALUES:	LAST YEAR	THIS YEAR
REAL MARKET (RMV)		
LAND	43,260	70,950
STRUCTURES	66,140	76,720
TOTAL RMV	109,400	147,670
MAXIMUM ASSESSED VALUE	51,980	53,530
TOTAL ASSESSED VALUE	51,980	53,530
VETERAN'S EXEMPTION	0	0
NET TAXABLE:	51,980	53,530
TOTAL PROPERTY TAX:	900.23	879.60

Full Payment with 3% Discount \$853.21

Discount is lost and interest applies after due date

PAYMENT OPTIONS:

- * Online www.deschutes.org/tax
- * By Mail to Deschutes County Tax, PO Box 7559
Bend OR 97708-7559
- * Drop Box located at 1300 NW Wall Street, Bend
or 411 SW 9th Street, Redmond
- * In Person 1300 NW Wall Street, Ste 203, Bend (2nd Floor)

TAX QUESTIONS (541) 388-6540
 ASSESSMENT QUESTIONS (541) 388-6508
 For Property Information: dial.deschutes.org

Please include this coupon with payment. Please do not staple, paper clip or tape your payment.

Payment Due November 15, 2021

Please select payment option

TAX ACCOUNT: 140736

- Full Payment (3% Discount) \$853.21
No Additional Payment Due
- Two-Thirds Payment (2% Discount) \$574.67
Next Payment Due 05/16/22
- One-Third Payment (No Discount) \$293.20
Next Payment Due 02/15/22

DESCHUTES COUNTY
 PROPERTY MANAGER (A)
 PO BOX 6005
 BEND OR 97708-6005

Change my Mailing Address
 (Mailing address change form on reverse)

AMOUNT ENCLOSED
\$

Please make checks payable
 to Deschutes County Tax Collector

Deschutes County Tax Collector
 PO Box 7559
 Bend OR 97708-7559

09100001407360000029320000005746700000853219

THIS MAP WAS PREPARED FOR
ASSESSMENT PURPOSE ONLY
7/22/2011

N. E. 1/4 SEC. 32 T. 21 S. R. 10 E. W.M.
DESCHUTES COUNTY

21 10 32A0

Cancelled Nos.
99

1" = 200'
SEE MAP 21 10 280



21 10 32A0

Deschutes County Property Information - Dial

Road Map



Map and Taxlot: 211032A003500

