

MEMO

TO: Prospective Purchaser

FROM: Lisa Lightcap, Property Agent
ODOT Property Management

RE: Sealed Bid Auction 7351005
26570 S. Hwy 213, Mulino

The State of Oregon, through the Department of Transportation, is offering for sale to the public an improved 0.96 acre (+/-) parcel located at 26570 S. Hwy 213 in Mulino, Clackamas County, tax lot 02101 on map 4S2E17DA. The property is improved with a 2,593 SF (+/-) two-story historical home, with 4 bedrooms and 5 bathrooms. The property is zoned Rural Area Residential (RA-1).

The property is to be sold "AS IS" and subject to certain special conditions, reservations, restrictions and assessments. Please see the Bid Form and Interim Sales Agreement for additional information.

This auction will be by sealed bid. The minimum acceptable bid for the property is **\$228,000**. In order to be considered, bids must be received before **4:00 p.m. Wednesday, September 7, 2011**. Sealed bids may be mailed or delivered in person to:

Oregon Department of Transportation
Right of Way Section – Property Management
123 NW Flanders Street
Portland, OR 97209

Fax bids and late bids will not be accepted. Your bid should be submitted on the attached Bid Form and Interim Sales Agreement (with the Exhibit A attached). Along with the bid form, enclose a check for the **required deposit** (at least 10% of the amount of your bid). Enclose your bid and deposit in a sealed envelope clearly marked "**SEALED BID #7351005**". If your bid is accepted, the balance of the purchase price is due by **November 15, 2011**.

When filling out the bid form, please make sure to fill in:

- a. Top of first page: Bid, deposit, and balance due amounts;
- b. Bottom of first page: Deposit and balance due amounts;
- c. Top of third page: Full legal name(s) of person(s) or entity submitting the bid (this is the name to be used in the deed); and
- d. Middle of third page: Signature, mailing address, and phone # of bidder(s).

Sealed bids will be opened Thursday, September 8, 2011 and the successful bidder will be notified by phone and/or mail. Deposit checks from unsuccessful bidders will be returned by mail. ODOT reserves the right to reject any or all bids.

If you have questions or need additional information please visit our website www.odotproperty.com or contact Lisa Lightcap at (503) 731-8437.