

Forested with Two Additional Lots

\$244,900

See reverse side for purchase details.

6575 Baseline Rd, Bay City OR 97107

3 bedroom 2 bathroom



DESCRIPTION

BAY CITY FOREST SETTING WITH TWO ADDITIONAL LOTS! Enjoy a private setting for this great home on nearly a full acre (including the two extra lots). Remodeled in 2006. Features include breakfast bar, vaulted ceilings, wood-burning stove with dumbwaiter, an abundance of windows, prewired for speakers, custom wood cabinets. Separate hot water heater for master bathroom. Exterior features include newly-paved driveway, fenced yard, storage shed, motion-sensor lighting, landscaped pond and year-round creek, large deck, and garage with extra storage room.

PROPERTY INFORMATION

Square feet	2005
Year Built	1947, remodled in 2006
Property Type	Residential
Stories	1
Condition	Good
Roof	Composition
Garage	2 Car
Basement	Yes (Daylight)
Land	.97 acre (Two extra lots)

PROPERTY ATTRIBUTES

Exterior Features	Year Round Creek Landscaped Pond Fenced Yard Large Deck Newly Paved Driveway Storage Shed
--------------------------	--

Interior Features

Skylight
Breakfast Bar
Vaulted Ceiling
Wood Stove
Dumb Waiter

Appliances

Dishwasher
Oven/Range
Refrigerator
Disposal

TAX INFORMATION

Taxes	\$2,549
Assessed Value	\$167,690
Land	\$127,755
Year of Assessment	2010-2011
Tax Account No.	62201, 62210, 64254
County	Tillamook

GENERAL INFORMATION

Elementary School	Garibaldi
Middle School	Neah-Kah-Nie
High School	Neah-Kah-Nie

A PDF of this flyer can be found at
www.oregon.gov/ODVA/HOMELOANS/properties.shtml

* This information is deemed reliable, but not guaranteed.

\$244,900

See reverse side for property information.

3 bedroom 2 bathroom

Purchase Details

6575 Baseline Rd, Bay City OR 97107

CASH SALE PROPERTY OFFERED BY OREGON DEPARTMENT OF VETERANS' AFFAIRS

Home Loan Department

888-633-6826 ext. 2235 (Toll free in Oregon)

503-373-2235

www.oregon.gov/odva/properties.shtml

FOR VIEWING AND/OR TO SUBMIT AN OFFER

Oregon First Real Estate

Lois Hoffman

503-646-5006

503-626-3547

503-869-9579 cell

LoisHoffman@oregoncoast.com

PROPERTY ACCOUNT NUMBER

3044054

LEGAL DESCRIPTION

PARCEL I - Lots 1,2,3,4,5,6,7,8,9,10 and 11, Block 7, Bayview Addition to Bay City, in Tillamook County, Oregon

PARCEL II - Lots 4 and 5, Block 4 Sunnyside addition to Bay City, in Tillamook County, Oregon

PARCEL III - Lots 6 and 7, Block 4, Sunnyside Addition to Bay City, in Tillamook County, Oregon

DATE LISTED

8/15/11

TERMS OF SALE

This property is offered as a Cash Sale only.

No warranties or guarantees are expressed or implied as to the condition of appliances, heating, plumbing, electric, structural, or water systems. ODVA has disclosed all deficiencies which are known.

Conveyance by Bargain and Sale Deed only. The property is being offered "as is".

The buyer will be required to sign a Property Acceptance Statement (Form 894-M) at closing. The buyer will also be required to sign an agreement to hold the Oregon Department of Veterans' Affairs and the State of Oregon harmless from all future claims and damages arising from any environmental or toxic hazards which might be found in or on this property now or in the future.

ODVA does not pay Title Insurance.

There are no redemption rights to this property.



Home loans
exclusively for
Oregon veterans.

A product of the Oregon Department of Veterans' Affairs

ORVET Home Loans are available to qualifying veterans for properties up to \$417,000. ORVET Home Loans are not available for properties already owned by Oregon Department of Veterans' Affairs. Please call or visit the ODVA Home Loan Department for more information and eligibility details.

503-373-2051 | www.oregon.gov/odva/homeloans