

# MIRA VISTA

## LAND FOR SALE

### Mira Vista

2980 N. Foothill Road  
Medford, Oregon

**OWNER:** Naumes, Inc.

**CONTACT:** Robert Boggess

**PHONE:** (541) 608-1732

**FAX:** (541) 772-2135

**EMAIL:** rboggess@naumes.com



### PROPERTY DESCRIPTION

**Location:** Located on the corner of Delta Waters Road and Foothill Road

**Zoning:** EFU and RR-5 (future interior road parcel)

**Parcel Size:** 170.40± Bare Acres

**Use:** Candidate Future Growth Area

**Map & Tax Lot:** 37-1W-15, Lot #300, 37-1W-09D, Lot #1300, 37-1W-10, Lot #3200, 37-1W-16A, Lot #2200 and 37-1W-16D, Lot #100

**Structures:** 2,956± sq ft two-story older labor house and 1,418± sq ft labor house

**Lease:** Tower Site Lease \$14,856/annually  
(3% annual increases)



### SALE TERMS

**Sale Price:** Contact Robert Boggess  
(541) 608-1732

Information contained above has been obtained from reliable resources and is believed to be accurate but is not warranted as to accuracy and may change without notice. It is your responsibility to verify its accuracy and completeness. Seller recommends purchaser's independent investigation.

**Naumes, Inc.**

P.O. Box 996

Medford, Oregon 97501

Tel. 541.608.1732

[www.naumesinc.com](http://www.naumesinc.com)

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# MIRA VISTA

## Medford, Oregon

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***NO AGENCY, REPRESENTATION OR COMMISSION***

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# PROPERTY PROFILE

Property Name: **MIRA VISTA**

Property Location:	2980 N. Foothill Road, Medford, Jackson County, Oregon <ul style="list-style-type: none"><li>• <i>Located on the corner of Delta Waters and Foothill Roads</i></li></ul>
Owner:	Naumes, Inc.
Acreage:	170.50 bare acres
Tax Parcel #1: Tax Accounts:	<b>37-1W-15 T.L. #300</b> 1-049641-4 (80 acres) ( with labor housing - see improvements section)
Tax Parcel #2: Tax Account:	<b>37-1W-09D T.L. #1300</b> 1-049619-8 (47.46 acres)
Tax Parcel #3: Tax Account:	<b>37-1W-10 T.L. #3200</b> 1-049631-9 (40.04 acres)
Tax Parcel #4: Tax Account:	<b>37-1W-16A T.L. #2200</b> 1-049655-2 (1 acre)
Tax Parcel #5: Tax Account:	<b>37-1W-16D T.L. #100</b> 1-049656-1 (2 acres) <b>Zoned RR-5</b> (future interior road parcel)
2013 Tax:	\$7,603.59



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Property Name: **MIRA VISTA**

Zoning:

- Designated by the City of Medford as a “Candidate Future Growth Area” under the Rogue Valley Council of Governments Regional Problem Solving project, City of Medford Regional Problem Solving Resolution #GF-01-22 (3/18/04).
- Resource Lands Committee determined that this property is not part of the Commercial Agricultural Land Base.

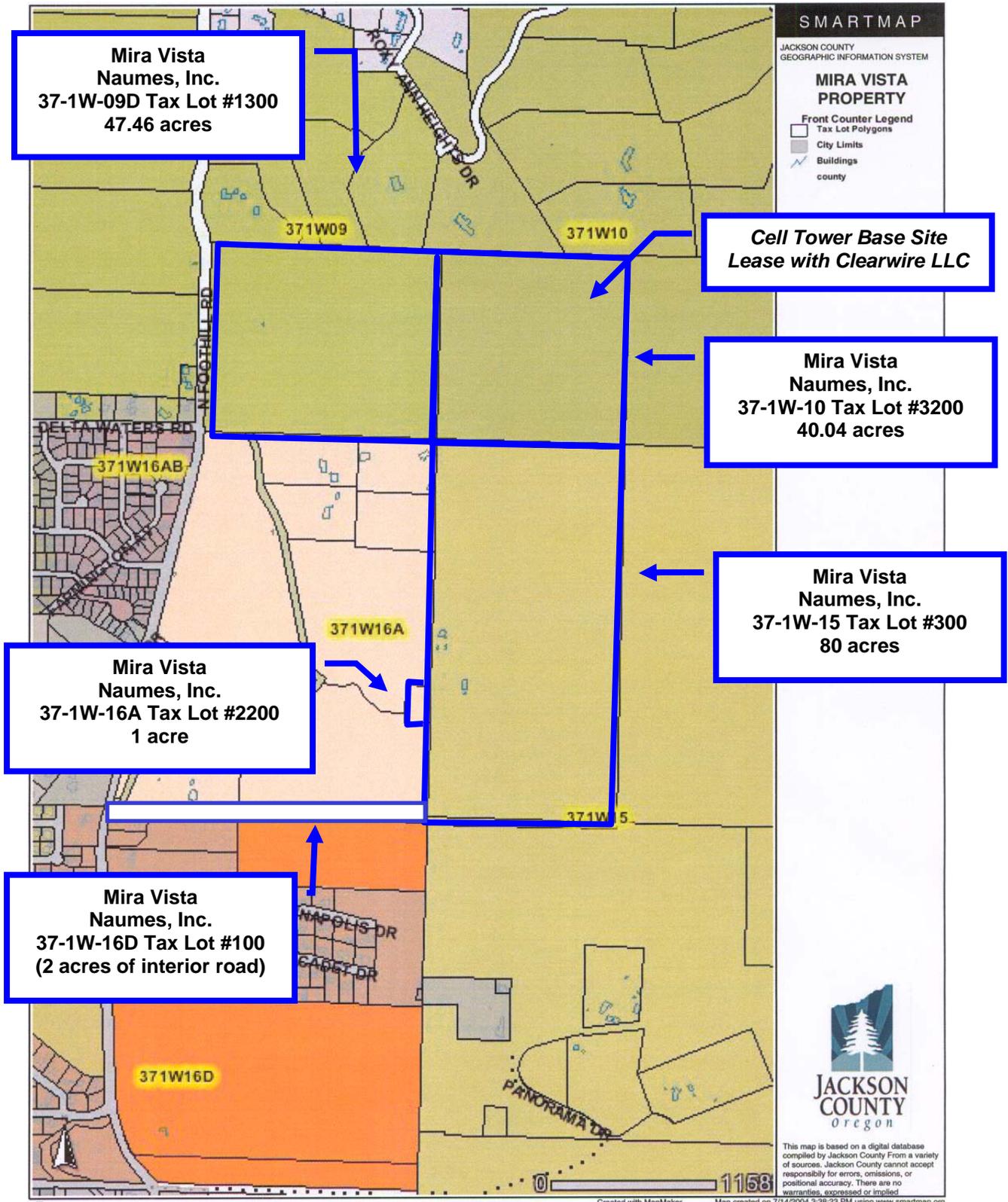
Improvements:

Located on Parcel #37-1W-15 TL #300 are the following improvements:

- **2,956± sq ft Two-Story Labor House:** 4 bedroom, 4 bath, with 144 sq ft attached porch (first floor consists of 1,214 sq ft; second floor consists of 1,742 sq ft.)
- **1,418± sq ft One-Story Labor House:** 2 bedroom, 2 bath, one-story labor house, with 160 sq ft attached porch

# PROPERTY PROFILE

Property Name: MIRA VISTA – JACKSON CO. ASSESSOR'S PARCEL MAP



Please recycle with colored office grade paper

Created with MapMaker

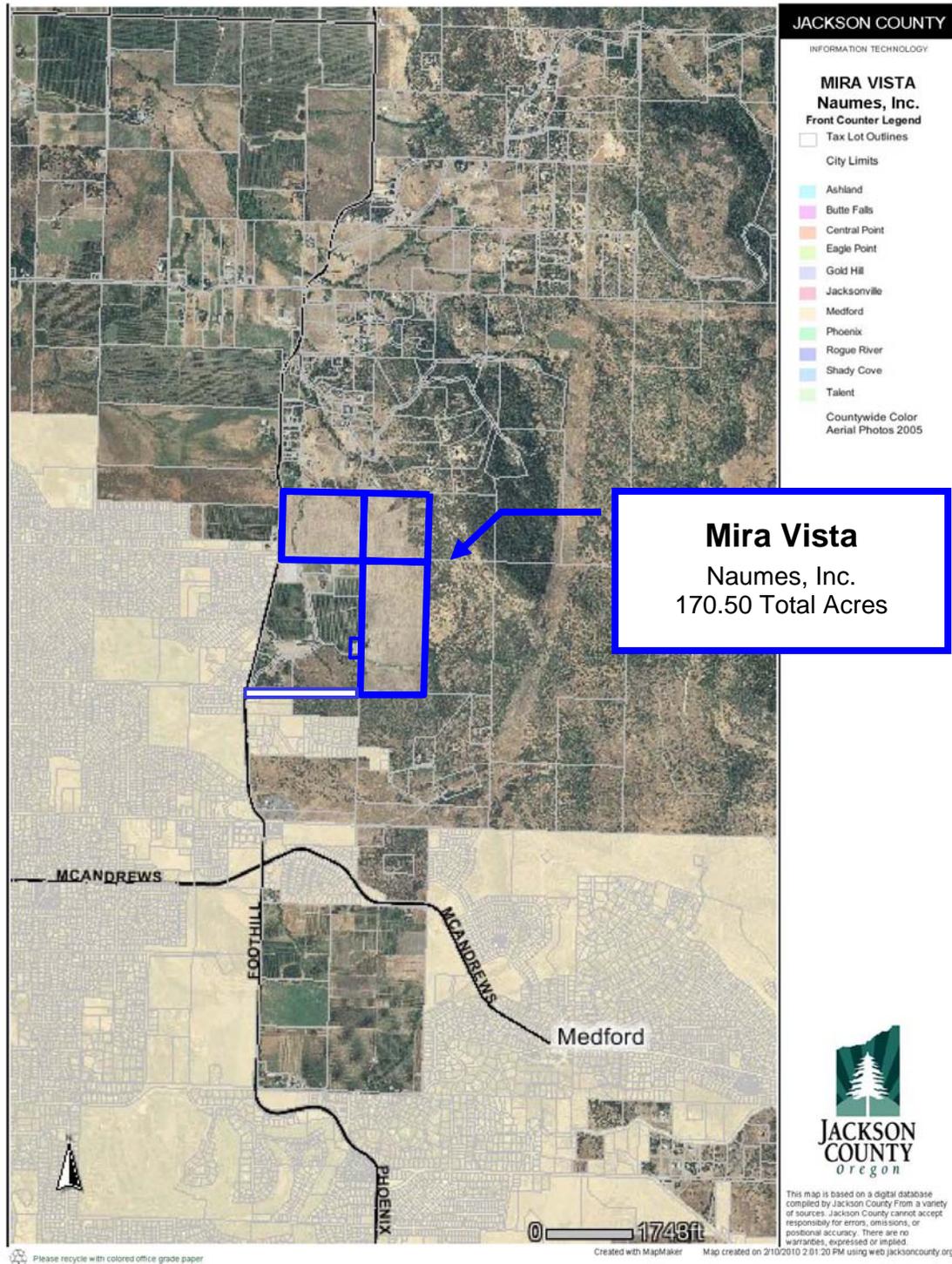
Map created on 7/14/2004 3:38:23 PM using www.smartmap.org



November 2013

# PROPERTY PROFILE

Property Name: **MIRA VISTA PROPERTY – AERIAL MAP**



November 2013

# PROPERTY PROFILE

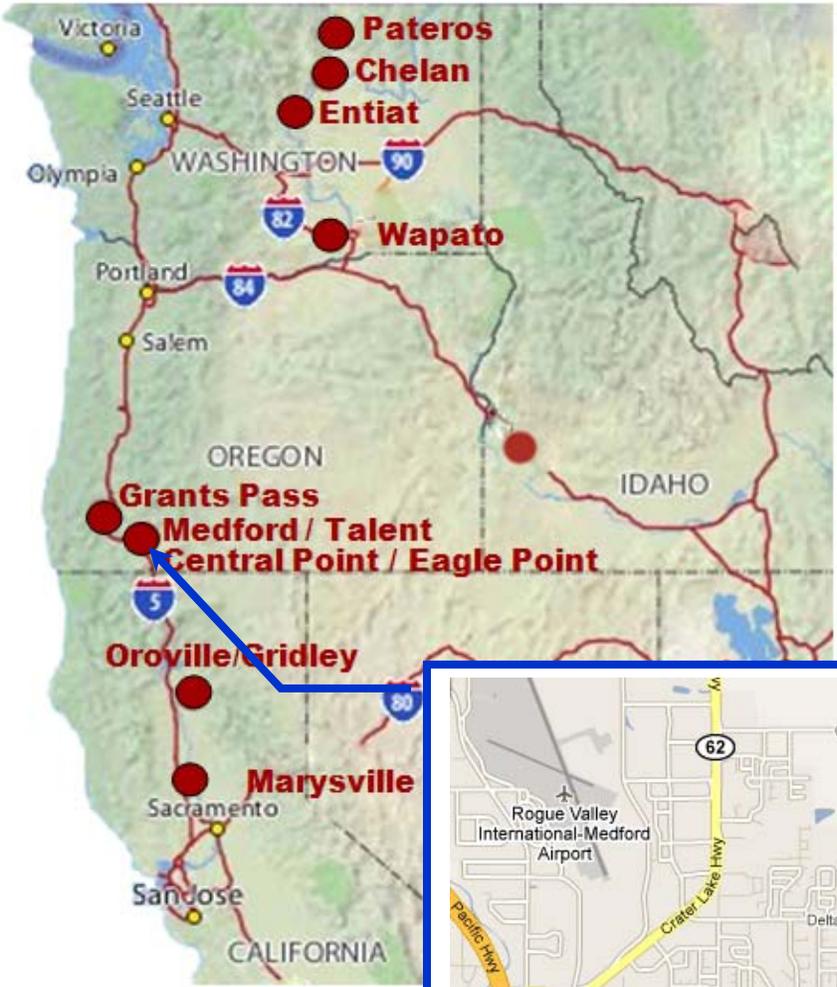
Property Name: **MIRA VISTA**



# PROPERTY PROFILE

Property Name: **MIRA VISTA PROPERTY**

*NAUMES, INC.* - Real Property Location Map



**MIRA VISTA PROPERTY**  
2980 N. Foothill Road  
Medford, Oregon

