

ORDINANCE NO. 2022-40

Introduced by Sam Artino

AN ORDINANCE AUTHORIZING THE CITY MANAGER'S EXECUTION OF A REAL ESTATE PURCHASE AGREEMENT AND ESCROW INSTRUCTIONS TO PURCHASE VACANT REAL PROPERTY COMPRISING APPROXIMATELY 0.203 ACRES LOCATED ON BERLIN ROAD IN THE CITY OF HURON, ERIE COUNTY, OHIO, KNOWN AS ERIE COUNTY PERMANENT PARCEL NUMBER 42-60656.000 IN THE AMOUNT OF ONE THOUSAND AND 00/100 DOLLARS (\$1,000.00), PLUS ALL CLOSING COSTS, AND DECLARING AN EMERGENCY

WHEREAS, the City of Huron made an offer to the current owners of vacant property comprising approximately 0.203 Acres located on Berlin Road described as Erie County Permanent Parcel Number 42-60656.000, namely, Thomas P. and Lisa A. Billman, to purchase said real property for public use at a sales price of One Thousand and 00/100 Dollars (\$1,000.00), plus all closing costs; and

WHEREAS, the offer of the City of Huron was accepted in the amount of One Thousand and 00/100 Dollars (\$1,000.00), plus closing costs, on July 11, 2022.

NOW, THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF HURON, OHIO:

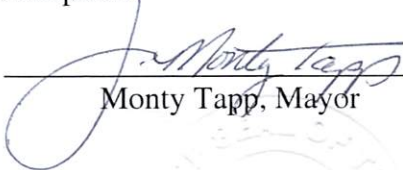
SECTION 1. That the City Manager be, and he hereby is, authorized and directed to authorize a Real Estate Purchase Agreement and Escrow Instructions ("Agreement") with Thomas P. and Lisa A. Hillman for the purchase of vacant property comprising 0.203 acres located on Berlin Road, Huron, OH, Erie County Permanent Parcel Numbers 42-60656.000 in the amount of One Thousand and 00/100 (\$1,000.00), plus all closing costs, which Agreement is substantially in the form of the Agreement on deposit in the Clerk of Council's office. A copy of the proposed Warranty Deed for the transfer of said property is attached hereto as Exhibit "A" and made a part hereof.

SECTION 2. That this Council hereby finds and determines that all formal actions relative to the adoption of this Ordinance were taken in an open meeting of the Council and that all deliberations of this Council and of its committees, if any, which resulted in formal action, were taken in meetings open to the public in full compliance with applicable legal requirements, including O.R.C. § 121.22

SECTION 3. This Ordinance is hereby declared to be an emergency measure necessary for the immediate preservation of the public health, safety and general welfare of the residents and for the further reason that the orderly development of property within the City will be adversely affected in the event of delay in the effective date of this Ordinance; **WHEREFORE** this Ordinance shall take effect immediately upon its adoption.

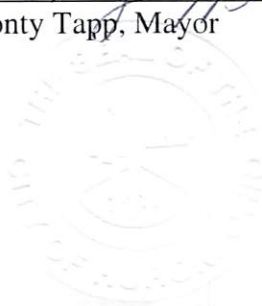
ATTEST:


Clerk of Council


Monty Tapp, Mayor

ADOPTED:

12 JUL 2022



GENERAL WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, that **Thomas P. Billman and Lisa A. Billman**, Grantors, for valuable consideration paid, grant to the **City of Huron**, Grantee, with "general warranty covenants" as defined in Ohio Revised Code § 5302.06, whose tax mailing address is 417 Main Street, Huron, OH 44839, the following real property:

Situated in the County of Erie, State of Ohio, and more particularly described as follows:

Being the center part of Triangle South of the Railroad, north of the Road in Out-Lot Twenty-Two, Section 1, which contains .203 acres, more or less.

Erie County Permanent Parcel No.: 42-60656.000
Property Address: Berlin Road, Huron, Ohio 44839
Prior Deed Reference: RN 20214465

IN WITNESS WHEREOF, Grantors have set their hands this ___ day of _____, 2022.

GRANTORS:

Thomas P. Billman

Lisa A. Billman

STATE OF OHIO)
COUNTY OF ERIE)

SS:

BE IT REMEMBERED that on this ___ day of _____, 2022, before me, the subscriber, a Notary Public in and for said County, personally came the above-named Thomas P. Billman and Lisa A. Billman, Grantors in the foregoing Deed, and acknowledged the signing of the same to be their voluntary act and deed. **The notarial act certified hereby is an acknowledgement. No oath or affirmation was administered to the signer.**

IN TESTIMONY WHEREOF, I have hereunto subscribed my name and affixed my official seal, on the day and year last aforesaid.

Notary Public

This instrument was prepared by:

Todd A. Schrader, Esq.
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