

ORDINANCE NO. 805

AN ORDINANCE TO AUTHORIZE AN ACT OF SALE BY THE PARISH OF CLAIBORNE TO SELL CERTAIN ADJUDICATED PROPERTIES (PARCEL 9730033400) BY PUBLIC AUCTION; AND, FURTHER PROVIDING WITH RESPECT THERETO.

WHEREAS, the immovable properties described below were adjudicated to the Parish of Claiborne for nonpayment of taxes; and purchased at a public auction by high bidder:

1. **PARCEL# 9730033400: LOT SIT IN NE ¼ OF NW ¼, SEC 26/21/7 DESC AS: LOT BEG AT SW COR OF LOT OWNED BY JULIA BRADDOX EST ON E SIDE OF A ST OR ALLEY DIV THIS PROP FROM LOTS OF HOMER COLLEGE (COL), RUN E ALONG SD BRADDOX PROP LINE 50 YDS, TH S 90 YDS, TH W TO SD ST OR ALLEY, TH N TO BEG, BEING SAME ACQ BY J. H. KIRKPATRICK FROM J. F. DUNN, BY SHERIFF, WHICH THEATRE IS LOCATED (LESS 2 LOTS OFF S SIDE TO M.D. & E.R. THOMPSON) LEAVING APPROX 170 X 150 FT ON N SIDE; MUNICIPAL ADDRESS: 268 WASHINGTON STREET, HOMER, LA; ADJUDICATED TO THE PARISH ON 5/17/2018**

**Purchaser: INTERESTED PURCHASER
AUCTION DATE: SEPTEMBER 16, 2024**

Bid: \$5,974.20

WHEREAS, the redemption period provided by Art. 7, §25 of the Louisiana Constitution has elapsed, established by Parish Ordinance and the owner of record has failed to redeem the adjudicated property; and

WHEREAS, LA R.S. 47: 2202 *et seq.* provides that the Parish may sell adjudicated property in accordance with law after the expiration of the period for redemption; and

WHEREAS, the Parish of Claiborne has declared the property described below surplus and not needed for a public purpose and to dispose of said property in accordance with LA R.S. 47:2202, *et seq.*; and

WHEREAS, in accordance with L.A. R.S. 47:2202 the Parish of Claiborne has set a minimum bid for public sale for each property and

WHEREAS, the Parish offered these properties to the highest bidder at the time of sale and

WHEREAS, the property described herein above was offered at public auction on listed dates.

NOW BE IT ORDAINED by the Claiborne Parish Police Jury, that any Act of Sale of the below described property shall contain the following conditions and requirements:

- 1) The properties shall be sold in accordance with LS-R.S. 47:2201 *et seq.*, without any warranty, from either the Parish or Management Company, whatsoever, even as to the return of the purchase price.
- 2) The sale shall be on a form approved by the Parish Attorney and that the sales price is paid by certified funds at or near the time of the sale.
- 3) The sale shall include a reservation of all mineral rights to the Parish but shall convey all surface rights.
- 4) The following shall be completed prior to closing of sale:
 - a. E&P Consulting Services, LLC shall certify in writing to the Parish Attorney that they have examined the mortgage records, conveyance records, probate and civil suit records of the Parish of Claiborne and that attached to this certification will be a written list of names and last known addresses of all owners, mortgagees, and any other person who may have a vested or contingent interest in the property, or who has filed a request for notice as provided in the former provisions LS-R.S. 33:4720.17(B), as indicated in those records.
 - b. E&P Consulting Services, LLC has provided notice to those persons identified in accordance with LS-R.S. 47:2201 *et seq.* Proof of said notice will be filed in the records of Claiborne Parish immediately after the Act of Sale.

- c. At the time of closing, the E&P Consulting, LLC will certify in writing to Parish Attorney and Clerk of Court that the number of days mandated by LS-R.S. 47:2201 *et. seq.* has elapsed since the above required notice was made or attempted and that the property has not been redeemed by the payment of the taxes owed.

BE IT FURTHER ORDAINED, by the Claiborne Parish Police Jury, that the President is hereby authorized to execute a Cash Sale of the above described adjudicated properties to the highest acceptable bidder as named. The Cash Sale shall contain all of the above conditions and requirements and shall be executed within the timelines specified. The above ordinance having been submitted to a vote, the vote thereon was as follows:

YEAS:

NAYS:

ABSTAINED:

ABSENT: