

ORDINANCE NO. 90-2

ORDINANCE AUTHORIZING SALE OF  
MUNICIPALLY OWNED REAL PROPERTY

WHEREAS, the Village of Chapin owns the following described real property:

Beginning at a point Twenty (20) chains and Fifty (50) links North of the Southwest corner of the West Half (W 1/2) of the Southeast Quarter (SE 1/4) of Section Two (2) in Township Fifteen (15) North and Range Twelve (12) West of the Third Principal Meridian, and running thence South 79° East with the Jacksonville and Meredosia Road 10 chains, thence South 5 chains and 25 links, thence North 79° West 10 chains to the West line of the said Half Quarter Section, thence North 5 chains and 25 links to the place of beginning, containing 5 acres, more or less, except that part conveyed to the Village of Chapin by Deed recorded November 13, 1973 in Deed Drawer 2, Card 1979, situated in the County of Morgan and State of Illinois;

which property is commonly known as the old Chapin Grade School and adjoining ball field, which said property is not currently used by the Village for any purpose; and

WHEREAS, the President and Board of Trustees of the Village of Chapin have determined that it is in the best interest of the Village of Chapin to sell all or part of the above described real estate; and that all or part of the above described real estate is not used by or profitable to the Village nor is it necessary or appropriate for public purposes; and

WHEREAS, pursuant to Section 11-76-2 of the Illinois Municipal Code, Ill. Rev. Stat. Ch. 24, Section 11-76-2, notice has been given of the proposal to sell all or part of said real estate and bids have been invited for the purchase of all or part of said real estate; and

WHEREAS, pursuant to said notice, bids were invited for the purchase of the school building and its lot, the adjoining lot which is used as a ball field, or both lots and the building with the Village reserving the right to sell either lot or both lots, separately or together, or not sell either lot or rejecting all bids; and

WHEREAS, pursuant to said notice, bids were opened at the regular meeting of the President and Board of Trustees held on April 4, 1990; and

WHEREAS, the following bids for the lots have been received:

**BOTH SCHOOL LOT AND ADJOINING LOT:**

1. Dorvil Branscum and David Branscum \$23,565

**SCHOOL LOT ONLY:**

1. Junction Sales, Inc. \$ 1,000

**ADJOINING LOT ONLY:**

1. NONE

WHEREAS, based upon bids received and opened at the April 4, 1990 regular meeting, the President and Board of Trustees find and determine it would not be in the best interest of the Village to convey or sell the above described real estate in its entirety; and

WHEREAS, the President and Board of Trustees further find and determine that the best interests of the Village of Chapin and its residents will be best served by the acceptance of the bid submitted by JUNCTION SALES, INC. for the sale of the school lot only to said bidder for the amount of \$1,000, which amount, although it does not represent the high bid, is found to be in the best interests of the Village of Chapin for the following reasons:

(a) Said bid is for the school building and its lot only, thus allowing the Village to retain the adjoining lot, which lot can continue to be used as a public park and ball field for the benefit of the general public without the requiring the expenditure of additional public funds; and

(b) The other bid received is for both the school building and lot, plus the adjoining ball field. However, said bid is not sufficient to match the estimated cost of constructing a new park and ball field within the Village or to enable the Village to achieve that result in a timely fashion-without a burdensome expenditure of unavailable public funds;

NOW THEREFORE, BE IT ORDAINED BY THE PRESIDENT AND BOARD OF TRUSTEES OF THE VILLAGE OF CHAPIN, MORGAN COUNTY, ILLINOIS AS FOLLOWS:

SECTION 1. The President and Board of Trustees find as facts the recitals hereinabove set forth.

SECTION 2. The bid of JUNCTION SALES, INC. in the amount of \$1,000 is hereby accepted by the President and Board of Trustees of the Village of Chapin for the sale of the old Chapin Grade School and its lot only, more particularly described as follows:

Part of the Southeast Quarter (SE 1/4) of Section 2,  
Township 15 North, Range 12 West of the Third Principal

Meridian, Morgan County, Illinois, being more particularly described as follows:

Commencing at the Northwest corner of Lot 1 in Kolberer Addition to the Village of Chapin, Illinois as shown on a Plat recorded in the Recorder's Office of Morgan County, Illinois in Miscellaneous Record Book "WW" at Page 307; thence North along the East line of Cooper Street a distance of 40.0 feet to the true point of beginning; thence North  $89^{\circ}17'40''$  East 50.0 feet; thence South 49.12 feet to a point on the Northerly line of said Kolberer Addition; thence South  $79^{\circ}$  East along said Northerly line a distance of 142.94 feet; thence North  $12^{\circ}02'29''$  East 308 feet, more or less, to a point on the Southerly right of way line of Illinois Route 104; thence Northwesterly along said right of way line to a point on the East line of Cooper Street; thence South along said East line to the true point of beginning, said parcel containing 1.54 acres, more or less, situated in the County of Morgan;

SECTION 3. The President is hereby authorized and directed to sign and the Village Clerk is hereby authorized and directed to attest a contract for the sale of the aforesaid real estate, which contract shall comply with the terms of the bidding documents and contain such other terms as are customary in Morgan County, Illinois.

SECTION 4. Upon satisfaction of the terms of said contract, the President is hereby authorized and directed to convey and transfer the said real estate to JUNCTION SALES, INC. by proper deed of conveyance and the Village Clerk is hereby authorized to acknowledge and attest such deed and to affix the seal of the Village of Chapin.

SECTION 5. The President and Clerk are hereby authorized to execute such other documents as may be necessary to the conveyance herein authorized.

SECTION 6. This ordinance shall be in full force and effect from and after its passage, by a vote of at least three-fourths of the corporate authorities now holding office.

PASSED this 4<sup>th</sup> day of April, 1990.

AYES: 5

NAYES: 0

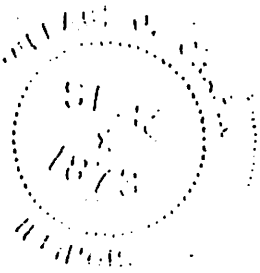
APPROVED this 25<sup>th</sup> day of April, 1990.

Ray Hill  
PRESIDENT

ATTEST:

Shirley Colman  
VILLAGE CLERK

(SEAL)

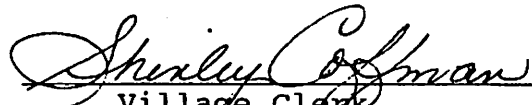


STATE OF ILLINOIS        )  
                                  )  
COUNTY OF MORGAN        )       SS

I, SHIRLEY COFFMAN, do hereby certify that I am the duly qualified and acting Village Clerk of the Village of Chapin, Morgan County, Illinois, that the above and foregoing copy of Ordinance No. 90-2, entitled:

ORDINANCE AUTHORIZING SALE OF MUNICIPALLY OWNED REAL PROPERTY is a true and correct copy of an Ordinance adopted by the President and Board of Trustees of said Village at a regular meeting held on the 25<sup>th</sup> day of April, A.D., 1990, all as the original of the same remains on file in my office.

Dated this 25<sup>th</sup> day of April, A.D., 1990.

  
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Village Clerk

(SEAL)