

ORDINANCE NO. 86- 4

ORDINANCE AUTHORIZING SALE OF MUNICIPALLY OWNED REAL PROPERTY

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

All that portion of Burlington Northern Railroad Company's 110-foot wide right-of-way at Chapin, Illinois on the Concord to Whitehall, Illinois Branch Line right-of-way, now discontinued, being 80 feet wide on the Southeasterly side and 30 feet wide on the Northwesterly side of the main track centerline, as originally located and constructed upon, over and across the E1/2 NW1/4 of Section 11, T 15 N, R 123 W of the 3rd Principal Meridian, Morgan County, Illinois, lying Northerly of a line drawn parallel with the South line of the NW1/4 of said Section 11, distant 975 feet Northerly as measured along said main track centerline from said South line of said NW1/4 of said Section 11 and Southwesterly of the Westerly line of 60-foot wide Congress Street as now located in said Village of Chapin, also;

All that portion of said Railroad Company's 60-foot wide Branch Line right-of-way, being 30 feet wide on each side of said main track centerline, situated in said E1/2 NW1/4 of said Section 11, lying between said Westerly line of said Congress Street and the South line of the Norfolk and Western Railway Company's 66-foot wide right-of-way, as now located and constructed upon, over and across said E1/2 NW1/4 of said Section 11, also;

All that portion of said Railroad Company's 60-foot wide Branch Line, being 30 feet wide on each side of said main track centerline, situated in the NE1/4 NW1/4 and NW1/4 NE1/4 of said Section 11, lying between said South line of said Norfolk and Western Railway Company's 66-foot wide right-of-way and the North line of said Section 11, also;

All that portion of Lot 103, Town of Chapin, Morgan County, Illinois, described as follows, to-wit:

Beginning at the Southwest corner of said Lot 103; thence Northerly along the Westerly line of said Lot 103 a distance of 30 feet; thence N 18° E a distance of 68.83 feet to the East line of said lot; thence Southerly along said East line a distance of 52.33 feet to a point on the South line of said Lot 103; thence Westerly along said South line a distance of 64.0 feet to the Point of Beginning, also;

Lots 99, 100, 101 and 102, Town of Chapin, Morgan County, Illinois, excepting any portion of the hereinbefore described 60-foot wide right-of-way being 30 feet wide on each side of said main track centerline, also;

All that portion of said Railroad Company's 40-foot wide right-of-way being 20 feet wide on each side of said Railroad Company's Track No. 3 centerline as originally located and constructed upon, over and across the SW1/4 NW1/4 NE1/4 said Section 11, lying between the West line of said SW1/4 NW1/4 NE1/4 and the North line of said Norfolk and Western Railway Company's 66-foot wide right-of-way, also;

All that portion of Lots 49 and 96 said Town of Chapin lying Easterly of

a line drawn parallel with and distant 20 feet Westerly measured radially to said Railroad Company's Track No. 3 centerline, also;

An additional parcel of land lying adjacent to and Northwesterly of the hereinbefore described 60-foot wide Branch Line right-of-way situated in the NW1/4 NW1/4 NE1/4 of said Section 11, described as follows, to-wit:

Beginning at the point of intersection of the West line of said NW1/4 NW1/4 NE1/4 and a line drawn 30 feet Northwesterly measured at right angles to said main track centerline; thence Northerly along said West line a distance of 310.0 feet to a point distant 30 feet Southerly measured at right angles to the North line of said Section 11; thence Easterly parallel with said North line of said Section 11 a distance of 153.0 feet, thence Southeasterly measured at right angles to said main track centerline a distance of 62.0 feet to a point distant 30 feet Northwesterly measured at right angles to said main track centerline; thence Southwesterly parallel with said main track centerline to the Point of Beginning,

which property is commonly known as the old Burlington Northern Railroad right-of-way, and 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 no longer necessary, appropriate, or in the best interest of the Village of Chapin that it retain title to said real estate, and that said real estate is not required for the use of, or profitable to the Municipality; and

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

WHEREAS, pursuant to said notice, bids were opened at the regular meeting of the President and Board of Trustees held on June 4, 1986; and

WHEREAS, it is in the best interest of the Village of Chapin to convey the above-described real property not in its entirety, but divided; and

WHEREAS, the above-described real property has been offered in twelve separate lots, described as follows:

Lot #1 - A portion of lot 37 in Chapin's First Addition, approximately .032 acres. Recommended minimum bid, \$60.00.

Lot #2 - A portion of lots 33 and 34 in Chapin's First Addition, approximately .116 acres. Recommended minimum bid, \$166.00.

Lot #3 - A portion of lots 15 and 16 in Chapin's First Addition, approximately .265 acres. Recommended minimum bid, \$326.00.

Lot #4 - A portion of lots 17 and 18 in Chapin's First Addition, approximately .074 acres. Recommended minimum bid, \$99.00.

Lot #5 - A portion of lot 6 in Chapin's First Addition, approximately .011 acres. Recommended minimum bid, \$37.00

Lot #6 - A portion of lot 92 in the original plat of the Village of Chapin, approximately .005 acres. Recommended minimum bid, \$30.00.

Lot #7 - A portion of lot 93 in the original plat of the Village of Chapin, approximately .102 acres. Recommended minimum bid, \$150.00.

Lot #8 - A portion of lots 94, 95 and 96 in the original plat of the Village of Chapin, approximately .206 acres. Recommended minimum bid, \$262.00.

Lot #9 - A portion of lots 49, 50 and 51 in the original plat of the Village of Chapin, approximately .268 acres. Recommended minimum bid, \$329.00

Lot #10 - A portion of lot 103 in the original plat of the Village of Chapin, approximately .061 acres. Recommended minimum bid, \$95.00.

Lot #11 - A portion of lot 73 in the original plat of the Village of Chapin, approximately .049 acres. Recommended minimum bid, \$83.00.

Lot #12 - All that portion of Burlington Northern Railroad Company's 60-foot right-of-way, being thirty feet wide on each side of said main track centerline, situated in the NW1/4 NE1/4 of said Section 11, also;

Beginning at the point of intersection of the West line of said NW1/4 NW1/4 NE1/4 and a line drawn 30 feet Northwesterly measured at right angles to said main track centerline; thence Northerly along said West line a distance of 310.0 feet to a point distance 30 feet Southerly measured at right angles to the North line of said Section 11; thence Easterly parallel with said North line of Section 11 a distance of 153.0 feet, thence Southeasterly measured at right angles to said main track centerline a distance of 62.0 feet to a point distant 30 feet Northwesterly measured at right angles to said main track centerline; thence Southwesterly parallel with said main track centerline to the Point of Beginning, approximately 1.594 acres. Recommended minimum bid, \$1,762.00.

WHEREAS, the following bids for the purchase of such lots have been received:

| | BIDDER | AMOUNT |
|---------|--------|--------|
| Lot #1 | _____ | _____ |
| Lot #2 | _____ | _____ |
| Lot #3 | _____ | _____ |
| Lot #4 | _____ | _____ |
| Lot #5 | _____ | _____ |
| Lot #6 | _____ | _____ |
| Lot #7 | _____ | _____ |
| Lot #8 | _____ | _____ |
| Lot #9 | _____ | _____ |
| Lot #10 | _____ | _____ |
| Lot #11 | _____ | _____ |
| Lot #12 | _____ | _____ |

and,

WHEREAS, the President and Board of Trustees find and determine that the best interests of the Village of Chapin and its residents will be served by the acceptance of the following bids, which amounts represent the high bid for each lot:

| | BIDDER | AMOUNT |
|---------|--------|--------|
| Lot #1 | _____ | _____ |
| Lot #2 | _____ | _____ |
| Lot #3 | _____ | _____ |
| Lot #4 | _____ | _____ |
| Lot #5 | _____ | _____ |
| Lot #6 | _____ | _____ |
| Lot #7 | _____ | _____ |
| Lot #8 | _____ | _____ |
| Lot #9 | _____ | _____ |
| Lot #10 | _____ | _____ |
| Lot #11 | _____ | _____ |
| Lot #12 | _____ | _____ |

NOW, THEREFORE, be it ordained by the President and Board of Trustees of the Village of Chapin, Morgan County, Illinois, as follows:

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

SECTION TWO: The following bids are hereby accepted by the President and Board of Trustees of the Village of Chapin for the sale of the above described real estate:

| | BIDDER | AMOUNT |
|--------|----------------|----------|
| Lot #1 | _____ | _____ |
| Lot #2 | Rex Hill | \$166.00 |
| Lot #3 | _____ | _____ |
| Lot #4 | Roy Huddleston | \$ 99.00 |

| | | |
|---------|--------------------------|------------|
| Lot #5 | | |
| Lot #6 | | |
| Lot #7 | Robert Miller | \$150.00 |
| Lot #8 | Robert Miller | \$220.00 |
| Lot #9 | Chapin Farmers Elevator | \$329.00 |
| Lot #10 | | |
| Lot #11 | | |
| Lot #12 | Chapin Farmers Elevatore | \$1,762.00 |

SECTION THREE: Upon the payment of the aforesaid bid price to the Village of Chapin, the President is hereby authorized and directed to convey and transfer the aforesaid real estate to the successful bidders as stated in Section Two by a proper deed of conveyance, stating therein the aforesaid consideration, and the Village Clerk is hereby authorized to acknowledge and attest such deed and to affix thereto the seal of the Village of Chapin.

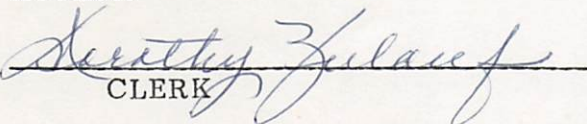
SECTION FOUR: The President and the Clerk are hereby authorized, respectively, to execute and attest such other documents as may be necessary to the conveyance herein authorized.

SECTION FIVE: 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, and approval in the manner provided by law.

PASSED THIS 4th DAY OF June, 1986, and published in pamphlet form by authority of the Village Board this 4th day of June, 1986, by inclusion in the Village Ordinance Manuals maintained by the Village of Chapin.



 PRESIDENT

ATTEST:


 CLERK

NOTICE OF SALE
OF PROPERTY OWNED BY THE VILLAGE OF CHAPIN
AND INVITATION TO BID THEREON

_____, 1986

PLEASE TAKE NOTICE that the President and Board of Trustees of the Village of Chapin, will receive sealed bids for the purchase, under the successful bid, of the fee simple interest in the following described real property:

All that portion of Burlington Northern Railroad Company's 110-foot wide right-of-way at Chapin, Illinois on the Concord to Whitehall, Illinois Branch Line right-of-way, now discontinued, being 80 feet wide on the Southeasterly side and 30 feet wide on the Northwesterly side of the main track centerline, as originally located and constructed upon, over and across the E1/2 NW1/4 of Section 11, T 15 N, R 123 W of the 3rd Principal Meridian, Morgan County, Illinois; lying Northerly of a line drawn parallel with the South line of the NW1/4 of said Section 11, distant 975 feet Northerly as measured along said main track centerline from said South line of said NW1/4 of said Section 11 and Southwesterly of the Westerly line of 60-foot wide Congress Street as now located in said Village of Chapin, also;

All that portion of said Railroad Company's 60-foot wide Branch Line right-of-way, being 30 feet wide on each side of said main track centerline, situated in said E1/2 NW1/4 of said Section 11, lying between said Westerly line of said Congress Street and the South line of the Norfolk and Western Railway Company's 66-foot wide right-of-way, as now located and constructed upon, over and across said E1/2 NW1/4 of said Section 11, also;

All that portion of said Railroad Company's 60-foot wide Branch Line, being 30 feet wide on each side of said main track centerline, situated in the NE1/4 NW1/4 and NW1/4 NE1/4 of said Section 11, lying between said South line of said Norfolk and Western Railway Company's 66-foot wide right-of-way and the North line of said Section 11, also;

All that portion of Lot 103, Town of Chapin, Morgan County, Illinois, described as follows, to-wit:

Beginning at the Southwest corner of said Lot 103; thence Northerly along the Westerly line of said Lot 103 a distance of 30 feet; thence N 18° E a distance of 68.83 feet to the East line of said lot; thence Southerly along said East line a distance of 52.33 feet to a point on the South line of said Lot 103; thence Westerly along said South line a distance of 64.0 feet to the Point of Beginning, also;

Lots 99, 100, 101 and 102, Town of Chapin, Morgan County, Illinois, excepting any portion of the hereinbefore described 60-foot wide right-of-way being 30 feet wide on each side of said main track centerline, also;

All that portion of said Railroad Company's 40-foot wide right-of-way being 20 feet wide on each side of said Railroad Company's Track No. 3 centerline as originally located and constructed upon, over and across the

SW1/4 NW1/4 NE1/4 said Section 11, lying between the West line of said SW1/4 NW1/4 NE1/4 and the North line of said Norfolk and Western Railway Company's 66-foot wide right-of-way, also;

All that portion of Lots 49 and 96 said Town of Chapin lying Easterly of a line drawn parallel with and distant 20 feet Westerly measured radially to said Railroad Company's Track No. 3 centerline, also;

An additional parcel of land lying adjacent to and Northwesterly of the hereinbefore described 60-foot wide Branch Line right-of-way situated in the NW1/4 NW1/4 NE1/4 of said Section 11, described as follows, to-wit:

Beginning at the point of intersection of the West line of said NW1/4 NW1/4 NE1/4 and a line drawn 30 feet Northwesterly measured at right angles to said main track centerline; thence Northerly along said West line a distance of 310.0 feet to a point distant 30 feet Southerly measured at right angles to the North line of said Section 11; thence Easterly parallel with said North line of said Section 11 a distance of 153.0 feet, thence Southeasterly measured at right angles to said main track centerline a distance of 62.0 feet to a point distant 30 feet Northwesterly measured at right angles to said main track centerline; thence Southwesterly parallel with said main track centerline to the Point of Beginning.

which property is commonly known as the old Burlington Northern Railroad right-of-way and is not currently used by the Village for any purpose.

Said real estate shall be sold by lots, said lots along with recommended minimum bids, being as follows:

Lot #1 - A portion of lots 37 and 38 in Chapin's First Addition, approximately .221 acres. Recommended minimum bid, \$279.00.

Lot #2 - A portion of lots 33 and 34 in Chapin's First Addition, approximately .263 acres. Recommended minimum bid, \$324.00.

Lot #3 - A portion of lots 15 and 16 in Chapin's First Addition, approximately .265 acres. Recommended minimum bid, \$326.00.

Lot #4 - A portion of lots 17 and 18 in Chapin's First Addition, approximately .360 acres. Recommended minimum bid, \$429.00.

Lot #5 - A portion of lot 6 in Chapin's First Addition, approximately .011 acres. Recommended minimum bid, \$37.00

Lot #6 - A portion of lot 92 in Chapin's First Addition, approximately .005 acres. Recommended minimum bid, \$30.00.

Lot #7 - A portion of lot 93 in Chapin's First Addition, approximately .102 acres. Recommended minimum bid, \$150.00.

Lot #8 - A portion of lots 94, 95 and 96 in Chapin's First Addition, approximately .206 acres. Recommended minimum bid, \$262.00.

Lot #9 - A portion of lots 49, 50 and 51 in Chapin's First Addition, approximately .247 acres. Recommended minimum bid, \$307.00

Lot #10 - A portion of lot 103 in Chapin's First Addition, approximately .061 acres. Recommended minimum bid, \$95.00.

Lot #11 - A portion of lot 73 in Chapin's First Addition, approximately .049 acres. Recommended minimum bid, \$83.00.

Lot #12 - All that portion of Burlington Northern Railroad Company's 60-foot right-of-way, being thirty feet wide on each side of said main track centerline, situated in the NW1/4 NE1/4 of said Section 11, also;

Beginning at the point of intersection of the West line of said NW1/4 NW1/4 NE1/4 and a line drawn 30 feet Northwesterly measured at right angles to said main track centerline; thence Northerly along said West line a distance of 310.0 feet to a point distance 30 feet Southerly measured at right angles to the North line of said Section 11; thence Easterly parallel with said North line of Section 11 a distance of 153.0 feet, thence Southeasterly measured at right angles to said main track centerline a distance of 62.0 feet to a point distant 30 feet Northwesterly measured at right angles to said main track centerline; thence Southwesterly parallel with said main track centerline to the Point of Beginning, approximately 1.594 acres. Recommended minimum bid, \$1,762.00.

The Village of Chapin shall give each successful bidder a quit-claim deed. The Village of Chapin shall provide a completed Illinois Department of Revenue Real Estate Transfer Declaration at its expense.

Each successful bidder shall be responsible for any estate transfer tax, which is fifty cents per \$500.00 of the purchase price. Each successful bidder shall assume all real estate taxes and special assessments now due and for all years hereafter.

Bids for the purchase of the aforesaid interest in the above described property are hereby invited and will be received by the Village Clerk at the Village Hall between the hours of 9:00 a.m. and 4:00 p.m. until 4:00 p.m. on the date above specified for the opening of bids. Said proposals shall be addressed to:

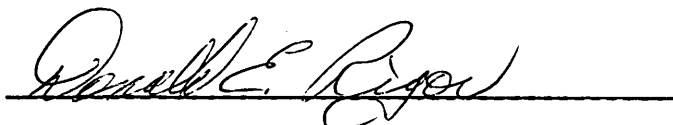
Dorothy Zulauf, Village Clerk
Village of Chapin
Chapin, Illinois 62628

and shall bear the legend "PROPOSAL - SALE OF LOT # _____" and the name and address of the bidder.

All bids received will be publicly opened and read aloud at the regular meeting of the President and Board of Trustees of the Village of Chapin at 7:00 p.m. on May 7, 1986.

A contract may be awarded to the highest bidder whose bid is found to be in the best interests of the Village of Chapin. The President and Board of Trustees reserve the right to reject any and all bids and to waive any informalities or irregularities in the bidding. The President and Board of Trustees further reserve the right to review and study any and all bids and to make a contract award within thirty days after the bids have been opened and publicly read.

Copies of the bidding documents may be obtained at the office of the Village Clerk.


Donald Rigor, Village President