

VILLAGE OF CHAPIN

ORDINANCE NO. 2018-12

AN ORDINANCE AUTHROIZING EXECUTION OF QUIT CLAIM DEEDS

ADOPTED BY

THE PRESIDENT AND BOARD OF TRUSTEES

OF THE VILLAGE OF CHAPIN, MORGAN COUNTY, ILLINOIS,

ON THE 14 DAY OF November, 2018

ORDINANCE NO. 2018-12

AN ORDINANCE AUTHORIZING EXECUTION OF QUIT CLAIM DEEDS

WHEREAS, the corporate authorities of the Village of Chapin, Illinois have become apprised of an issue involving Lots 33 and 34 in the Original Plat of the Town, now Village of Chapin, Morgan County, Illinois;

WHEREAS, the corporate authorities of the Village of Chapin, Illinois find that in or about the year 1872 the prior owners of Lots 33 and 34 reserved 10' off the east side of Lot 33 and 10' off the west side of Lot 34 as and for an alley;

WHEREAS, the corporate authorities of the Village of Chapin, Illinois find that the Village has never accepted the reservation of the 20' as an alley nor has the Village taken any actions to open an alley on said land; and

WHEREAS, the corporate authorities of the Village of Chapin, Illinois find that the Village has no intention to ever establish a public alley on the 10' off the east side of Lot 33 or the 10' off the west side of Lot 34, and that the best interests of the Village would be served by conveying any right, title and interest the Village may have into and to the land, by quit claim deeds, to the current owners of the lands comprising Lots 33 and 34.

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 foregoing recitals are hereby adopted and made part of this ordinance as if they have been restated verbatim.

SECTION 2. The Village President and Village Clerk are hereby authorized and directed to sign the attached quit claim deeds conveying any right, title and interest the Village may have into and to the land, by quit claim deeds, to the current owners of the

lands comprising Lots 33 and 34. The Village President and Village Clerk are also authorized and directed to take all further actions necessary to deliver the deeds to the owners of the lands comprising Lots 33 and 34.

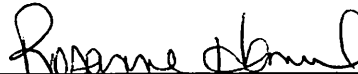
SECTION 3. This ordinance shall be in full force and upon its passage and approval by the corporate authorities.

Passed at a regular meeting of the President and Board of Trustees of the Village of Chapin, Morgan County, Illinois, this 14 day of November, 2018.

Ayes 4

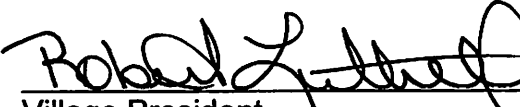
Nays 1

Absent 1



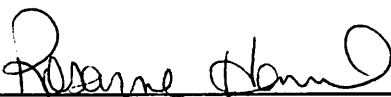
Village Clerk

Approved this 14 day of November, 2018.



Village President

Attest:



Village Clerk

(SEAL)

STATE OF ILLINOIS

)
) SS
)
)

COUNTY OF MORGAN

CERTIFICATION

I, Rosanne Hamilton, Clerk of the Village of Chapin, Morgan County, Illinois, do hereby certify that the foregoing and attached copy of Ordinance No. 2018-12 is a true and correct copy of an ordinance passed by the President and Board of Trustees of the Village of Chapin at a regular meeting of said Board of Trustees held on the 14 day of November, 2018, as appears from the original ordinance now on file in my office.

In Witness Whereof, I have hereunto set my hand and affixed the corporate seal of the Village of Chapin, this 14 day of November, 2018.

Rosanne Hamilton

Village Clerk

(SEAL)

CORPORATE QUIT CLAIM DEED

THIS INDENTURE WITNESSETH, that the Grantor, the **Village of Chapin, Morgan County, Illinois**, an Illinois Municipal Corporation, for and in consideration of the sum of One Dollar and other good and valuable consideration, receipt whereof is hereby acknowledged, CONVEYS and QUIT CLAIMS to **Leslie Kenneth Stubblefield and Darlene J. Stubblefield**, husband and wife, and **Linda S. Shadowens**, as joint tenants with right of survivorship and not as tenants in common, any right, title and interest in and to the following described real estate, to-wit:

Ten (10) feet off of the West side of the South half of Lot Thirty-four (34) in the Original Plat of the Town, now Village of Chapin, Morgan County, Illinois, reserved in a Warranty Deed from Edward P. Fox and Kate M. Fox, his wife, dated May 24, 1872 and recorded November 25, 1872, in Deed Record 13, page 425, Document #6706.

Permanent Index Number: 07-11-108-007.

Property Address: 614 Morgan Street, Chapin, Illinois, 62628.

Subject to real estate taxes for the year 2018 due and payable in 2018 and all subsequent years; to all instruments, agreements, covenants, conditions, exceptions, restrictions, easements and liens of record; highways as now located; and any facts or exceptions which would be disclosed by an accurate survey and inspection of the above-described real estate.

This is a tax exempt transaction pursuant to 35 ILCS 200/31-45(e).

IN TESTIMONY WHEREOF, the Village of Chapin, Morgan County, Illinois, an Illinois Municipal Corporation, has hereunto caused this instrument to be signed by Robert Luttrell, its President, and attested by Rosanne Hamilton, its Clerk, on the 14 day of November 14, 2018.

The Village of Chapin, Morgan County, Illinois,

By: Robert Luttrell
Robert Luttrell, Village President

Attest:

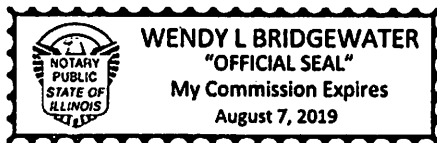
Rosanne Hamilton
Rosanne Hamilton, Village Clerk

STATE OF ILLINOIS)
)ss
COUNTY OF MORGAN)

I, the undersigned, a Notary Public in and for the State of Illinois, do hereby certify that Robert Luttrell and Rosanne Hamilton, personally known to me to be the President and Clerk, respectively, of the Village of Chapin, Morgan County, Illinois, an Illinois Municipal Corporation, and personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that they signed, sealed and delivered the said instrument pursuant to authority given by the Board of Trustees of said corporation, as their free and voluntary act and as the free and voluntary act and deed of said corporation, for the uses and purposes therein set forth.

Given under my hand and notarial seal this 14th day of November, 2018.

Wendy L Bridgewater
Notary Public



Grantee's Address:

Mail Tax Statements To:

Linda S. Shadowens
614 Morgan Street
Chapin, Illinois, 62628

This Instrument Prepared By:

Return Recorded Deed To:

Rammelkamp Bradney, P.C.
232 West State Street, P.O. Box 550
Jacksonville, Illinois, 62651
(217) 245-6177

CORPORATE QUIT CLAIM DEED

THIS INDENTURE WITNESSETH, that the Grantor, the **Village of Chapin, Morgan County, Illinois**, an Illinois Municipal Corporation, for and in consideration of the sum of One Dollar and other good and valuable consideration, receipt whereof is hereby acknowledged, CONVEYS and QUIT CLAIMS to **Sara M. Gregory**, any right, title and interest in and to the following described real estate, to-wit:

Ten (10) feet off the West side of the North half of Lot Thirty-four (34) in the Original Plat of the Town, now Village of Chapin, Morgan County, Illinois, reserved in a Warranty Deed from Edward P. Fox and Kate M. Fox, his wife, dated May 24, 1872 and recorded November 25, 1872, in Deed Record 13, page 425, Document #6706.

Permanent Index Number: 07-11-108-005.

Property Address: 515 Poplar Street, Chapin, Illinois, 62628.

Subject to real estate taxes for the year 2018 due and payable in 2019 and all subsequent years; to all instruments, agreements, covenants, conditions, exceptions, restrictions, easements and liens of record; highways as now located; and any facts or exceptions which would be disclosed by an accurate survey and inspection of the above-described real estate.

This is a tax exempt transaction pursuant to 35 ILCS 200/31-45(e).

IN TESTIMONY WHEREOF, the Village of Chapin, Morgan County, Illinois, an Illinois Municipal Corporation, has hereunto caused this instrument to be signed by Robert Luttrell, its President, and attested by Rosanne Hamilton, its Clerk, on the 14 day of November, 2018.

The Village of Chapin, Morgan County, Illinois,

By: Robert Luttrell
Robert Luttrell, Village President

Attest:

Rosanne Hamilton
Rosanne Hamilton, Village Clerk

STATE OF ILLINOIS)
)ss
COUNTY OF MORGAN)

I, the undersigned, a Notary Public in and for the State of Illinois, do hereby certify that Robert Luttrell and Rosanne Hamilton, personally known to me to be the President and Clerk, respectively, of the Village of Chapin, Morgan County, Illinois, an Illinois Municipal Corporation, and personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that they signed, sealed and delivered the said instrument pursuant to authority given by the Board of Trustees of said corporation, as their free and voluntary act and as the free and voluntary act and deed of said corporation, for the uses and purposes therein set forth.

Given under my hand and notarial seal this 14th day of November, 2018.

Wendy L Bridgewater
Notary Public



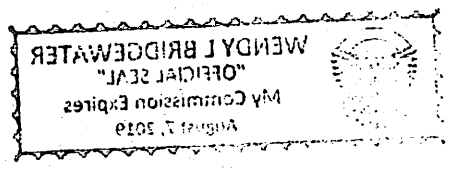
Wendy L. Bridgewater

Wendy L. Bridgewater

Wendy L. Bridgewater
1234 Main Street
Anytown, CA 90210
Phone: (555) 123-4567
Email: wendy@bridgewater.com

Wendy L. Bridgewater

Wendy L. Bridgewater



Grantee's Address:
Mail Tax Statements To:
Sara M. Gregory
515 Poplar Street
Chapin, Illinois, 62628

This Instrument Prepared By:
Return Recorded Deed To:
Rammelkamp Bradney, P.C.
232 West State Street, P.O. Box 550
Jacksonville, Illinois, 62651
(217) 245-6177

CORPORATE QUIT CLAIM DEED

THIS INDENTURE WITNESSETH, that the Grantor, the **Village of Chapin, Morgan County, Illinois**, an Illinois Municipal Corporation, for and in consideration of the sum of One Dollar and other good and valuable consideration, receipt whereof is hereby acknowledged, **CONVEYS and QUIT CLAIMS to Cathy L. Drajin**, any right, title and interest in and to the following described real estate, to-wit:

Ten (10) feet off of the East side of Ninety (90) feet off the South end of Lot Thirty-three (33) in the Original Plat of the Town, now Village of Chapin, Morgan County, Illinois, reserved for an alley in a Warranty Deed from Edward P. Fox and Kate M. Fox, his wife, dated February 3, 1872 and recorded August 3, 1872 in Deed Record 13, page 281, Document #6324.

Permanent Index Number: 07-11-108-008.

Property Address: 518 Ash Street, Chapin, Illinois, 62628.

Subject to real estate taxes for the year 2018 due and payable in 2019 and all subsequent years; to all instruments, agreements, covenants, conditions, exceptions, restrictions, easements and liens of record; highways as now located; and any facts or exceptions which would be disclosed by an accurate survey and inspection of the above-described real estate.

This is a tax exempt transaction pursuant to 35 ILCS 200/31-45(e).

IN TESTIMONY WHEREOF, the Village of Chapin, Morgan County, Illinois, an Illinois Municipal Corporation, has hereunto caused this instrument to be signed by Robert Luttrell, its President, and attested by Rosanne Hamilton, its Clerk, on the 14 day of November, 2018.

The Village of Chapin, Morgan County, Illinois,

By: Robert Luttrell
Robert Luttrell, Village President

Attest:

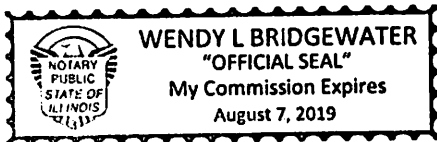
Rosanne Hamilton
Rosanne Hamilton, Village Clerk

STATE OF ILLINOIS)
)ss.
COUNTY OF MORGAN)

I, the undersigned, a Notary Public in and for the State of Illinois, do hereby certify that Robert Luttrell and Rosanne Hamilton, personally known to me to be the President and Clerk, respectively, of the Village of Chapin, Morgan County, Illinois, an Illinois Municipal Corporation, and personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that they signed, sealed and delivered the said instrument pursuant to authority given by the Board of Trustees of said corporation, as their free and voluntary act and as the free and voluntary act and deed of said corporation, for the uses and purposes therein set forth.

Given under my hand and notarial seal this 14th day of November, 2018.

Wendy L. Bridgewater
Notary Public



Grantee's Address:

Mail Tax Statements To:

Cathy L. Drajin
518 Ash Street
Chapin, Illinois, 62628

This Instrument Prepared By:

Return Recorded Deed To:

Rammelkamp Bradney, P.C.
232 West State Street, P.O. Box 550
Jacksonville, Illinois, 62651
(217) 245-6177

CORPORATE QUIT CLAIM DEED

THIS INDENTURE WITNESSETH, that the Grantor, the **Village of Chapin, Morgan County, Illinois**, an Illinois Municipal Corporation, for and in consideration of the sum of One Dollar and other good and valuable consideration, receipt whereof is hereby acknowledged, CONVEYS and QUIT CLAIMS to **Johnny Lance Alderson**, any right, title and interest in and to the following described real estate, to-wit:

Ten (10) feet off of the East side of Sixty-nine (69) feet ten (10) inches off of the North side of Lot Thirty-three (33) in the Original Plat of the Town, now Village of Chapin, Morgan County, Illinois, reserved for an alley in a Warranty Deed from Edward P. Fox and Kate M. Fox, his wife, dated February 3, 1872 and recorded June 30, 1876 in Deed Record 20, page 442, Document #5607.

Permanent Index Number: 07-11-108-009.

Property Address: 514 Ash Street, Chapin, Illinois, 62628.

Subject to real estate taxes for the year 2018 due and payable in 2019 and all subsequent years; to all instruments, agreements, covenants, conditions, exceptions, restrictions, easements and liens of record; highways as now located; and any facts or exceptions which would be disclosed by an accurate survey and inspection of the above-described real estate.

This is a tax exempt transaction pursuant to 35 ILCS 200/31-45(e).

IN TESTIMONY WHEREOF, the Village of Chapin, Morgan County, Illinois, an Illinois Municipal Corporation, has hereunto caused this instrument to be signed by Robert Luttrell, its President, and attested by Rosanne Hamilton, its Clerk, on the 14 day of November, 2018.

The Village of Chapin, Morgan County, Illinois,

By: Robert Luttrell
Robert Luttrell, Village President

Attest:

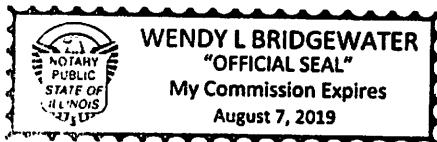
Rosanne Hamilton
Rosanne Hamilton, Village Clerk

STATE OF ILLINOIS)
)ss
COUNTY OF MORGAN)

I, the undersigned, a Notary Public in and for the State of Illinois, do hereby certify that Robert Luttrell and Rosanne Hamilton, personally known to me to be the President and Clerk, respectively, of the Village of Chapin, Morgan County, Illinois, an Illinois Municipal Corporation, and personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that they signed, sealed and delivered the said instrument pursuant to authority given by the Board of Trustees of said corporation, as their free and voluntary act and as the free and voluntary act and deed of said corporation, for the uses and purposes therein set forth.

Given under my hand and notarial seal this 14th day of November, 2018.

Wendy L Bridgewater
Notary Public



Grantee's Address:

Mail Tax Statements To:

Johnny Lance Alderson
517 Ash Street
Chapin, Illinois, 62628

This Instrument Prepared By:

Return Recorded Deed To:

Rammelkamp Bradney, P.C.
232 West State Street, P.O. Box 550
Jacksonville, Illinois, 62651
(217) 245-6177