

ORDINANCE 2019-06

AUTHORIZING THE SALE OF REAL ESTATE OWNED BY THE VILLAGE OF SWANTON BUT NO LONGER NEEDED FOR ANY MUNICIPAL PURPOSE AND DECLARING AN EMERGENCY

WHEREAS, as Village is the sole owner, in fee simple, of a certain parcel of real estate known as Parcel # 14-025160-00.00 with details listed in Exhibit A; and

WHEREAS, the Parcel # 14-025160-00.00 is real estate that is no longer needed for any municipal purpose; and

WHEREAS, the Village Administrator has recommended that the Village of Swanton sell the real estate as the real estate is no longer needed for any municipal purpose and so as to avoid the ongoing expenses involved in owning the real estate; and

WHEREAS, Ohio Revised Code 721.03 authorizes the sale of real estate no longer needed for any municipal purpose, that the Village of Swanton has advertised for bids for said parcel in accordance with the Ohio Revised Code and that Lee Stoner is the highest bidder for said parcel which bid is hereby accepted by the Village of Swanton.

NOW, THEREFORE, BE IT ORDAINED, by the Council of the Village of Swanton, two thirds or more of its members elected thereto concurring as follows:

Section 1. The real estate known as Parcel # 14-025160-00.00 owned by the Village of Swanton shall be sold to Lee Stoner who is the highest bidder for said parcel for the amount of \$ 31,916.⁶⁰ ;

Section 2. The Village Administrator, who is the municipal officer having supervision and management of such property, is hereby authorized to execute a deed for said property and any other documents necessary relative to the sale of said parcel.

Section 3. It is hereby found and determined that all formal actions of this Council concerning and relating to the adoption of this Ordinance were adopted in an open meeting of the Council and any committees that resulted in such formal action were in meetings open to the public

and in compliance with all legal requirements including §121.22 of the Revised Code of the State of Ohio.

Section 4. Ordinance is declared an emergency measure becoming effective immediately upon its passage by Council and approval by the Mayor because the Village of Swanton needs to finalize the sale of said real estate no longer needed for any municipal purpose so as to generate funds for the Village.

Motion to Suspend the Rules and Declare an Emergency

Moved: Westhoven Second: Pilliod YEAS: 5 NAYS: 0

Vote on Passage

Moved: Rochelle Second: Westhoven YEAS: 5 NAYS: 0

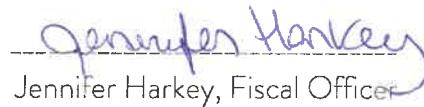
Date of Passage: January 28, 2019



Ann Roth, Mayor

Attest:

I, Jennifer Harkey, Fiscal Officer of the Village of Swanton, do hereby certify that this is a true and accurate copy of Ordinance 2019-06, passed on January 28, 2019



Jennifer Harkey, Fiscal Officer



LEGAL DESCRIPTION
For: Village of Swanton

4.904 Acres

A parcel of land located in part of the Northwest Quarter of Section 01, Town 7 North, Range 8 East, Village of Swanton, Fulton Township, Fulton County, Ohio and being further bounded and described as follows:

Beginning from a 1/2-inch iron pin in concrete found marking the Southwesterly corner of Lot 10 of Giant Oaks Subdivision Plat 1 as recorded in Plat Cabinet "A" slides 31-32 of the Fulton County Records;

1. Thence Westerly along the Northerly line of lands now or formerly owned by Swanton Sports Center through Official Record 314, Page 1479 and Official Record 314, Page 1479 of the Fulton County Records, North 88 degrees 41 minutes 00 seconds West, a distance of 598.69 feet to an iron pin set marking a corner of said Swanton Sports Center lands;
2. Thence Southwesterly along the Northerly line of said Swanton Sports Center lands, South 72 degrees 36 minutes 18 seconds West, a distance of 325.98 feet to a mag nail set marking the Northwesterly corner of said Swanton Sports Center lands, also being on the centerline of Main Street (State Route 64)(60' right of way), passing over a 5/8-inch iron pin found at a distance of 294.77;
3. Thence Northwesterly along the centerline of said Main Street, North 34 degrees 12 minutes 36 seconds West, a distance of 69.99 feet to a mag nail set marking the Southwesterly corner of lands now or formerly owned by Lee O. Stoner through Official Record 319, Page 1677 of the Fulton County Records;
4. Thence Northeasterly along the Southerly line of said Stoner lands, North 71 degrees 01 minutes 47 seconds East, a distance of 328.18 feet to a 5/8-inch iron pin found marking the Southeasterly corner of said Stoner lands;
5. Thence Northerly along the Easterly line of said Stoner lands, North 12 degrees 06 minutes 43 seconds West, a distance of 111.86 feet to a 5/8-inch iron pin found marking the Southeasterly corner of Lot 16 of the Replat of Valley Woods Subdivision Plat 1 as recorded in Volume 6, Page 38 of the Fulton County Records;
6. Thence Northerly along the Easterly line of said Lot 16 and Lot 17 of said Replat of Valley Woods Subdivision Plat 1, North 03 degrees 28 minutes 04 seconds East, a distance of

118.73 feet to an iron pin set on the Southerly line of Lot 19 of said Replat of Valley Woods Subdivision Plat 1;

7. Thence Easterly along the Southerly line of Lots 19 through 28 inclusive of said Replat of Valley Woods Subdivision Plat 1, South 88 degrees 57 minutes 56 seconds East, a distance of 649.73 feet to an iron pin set marking the Southeasterly corner of said Lot 28, also being on the Westerly line of Lot 7 of said Giant Oaks Subdivision Plat 1;
8. Thence Southerly along the Westerly line of Lots 7 through 10 inclusive of said Giant Oaks Subdivision Plat 1, South 01 degrees 00 minutes 56 seconds East, a distance of 297.06 feet to the **True Point of Beginning**, containing in all 4.904 acres of land more or less of which 0.049 acres lie within Main Street (State Route 64) right of way, subject however to all legal highways and prior easements of record.

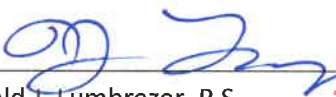
All 4.904 Acres in Parcel No. 14-025160-00.000.

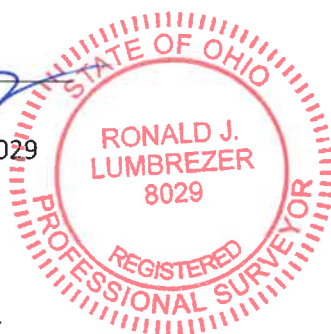
Grantor claims title by Official Record 264, Page 757 of the Fulton County records.

The above legal description is based on a land survey performed during September of 2018, by DGL Consulting Engineers, LLC. and was prepared by Ronald J. Lumbrezer, Ohio Professional Surveyor #8029.

NOTE: The bearings in this legal description are based upon an assumed meridian and are used only for the purpose of describing angular measurements.

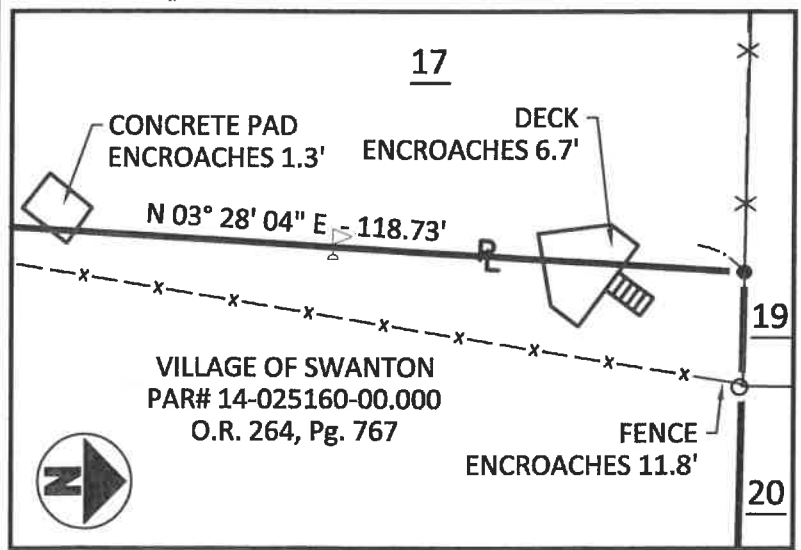
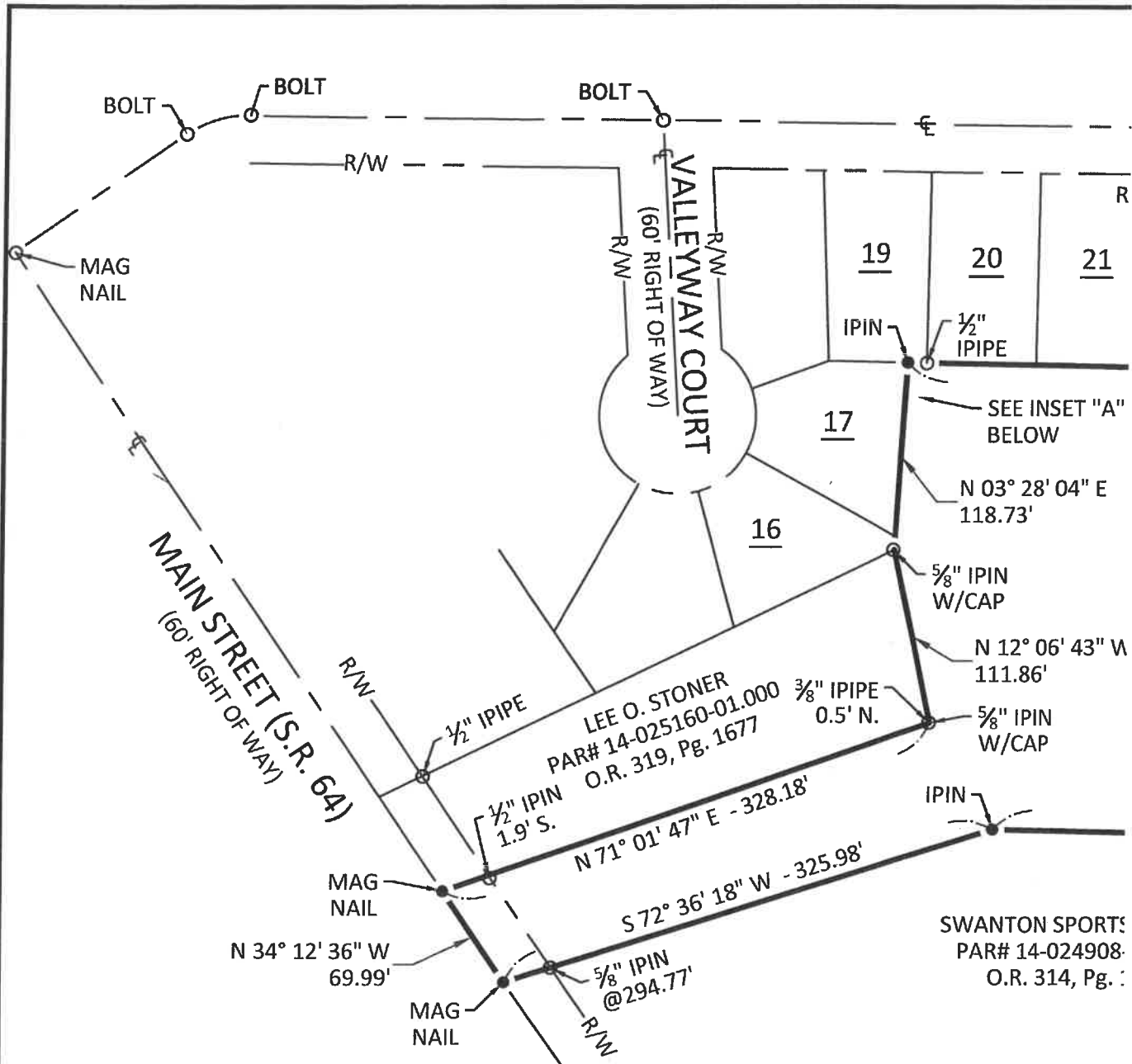
All references to "an iron pin set" are 5/8" diameter x 30" long iron pins with cap "DGL – RJL 8029"


Ronald J. Lumbrezer, P.S.
Ohio Professional Surveyor #8029
DGL Consulting Engineers, LLC
3455 Briarfield Blvd, Suite E
Maumee, Ohio 43537
Phone: (419)535-1015, Ext 232



Date: 10/19/18

PLOTTED: Oct 19, 2018 - 9:34am
 DRAWING: M:\18003 (2018 Boundary Surveys Wauseon)\50 Swanton Village\SURVEY\DWG\18003-50 BNDY.dwg: 11x17



INSET "A"
 SCALE: 1"=20'

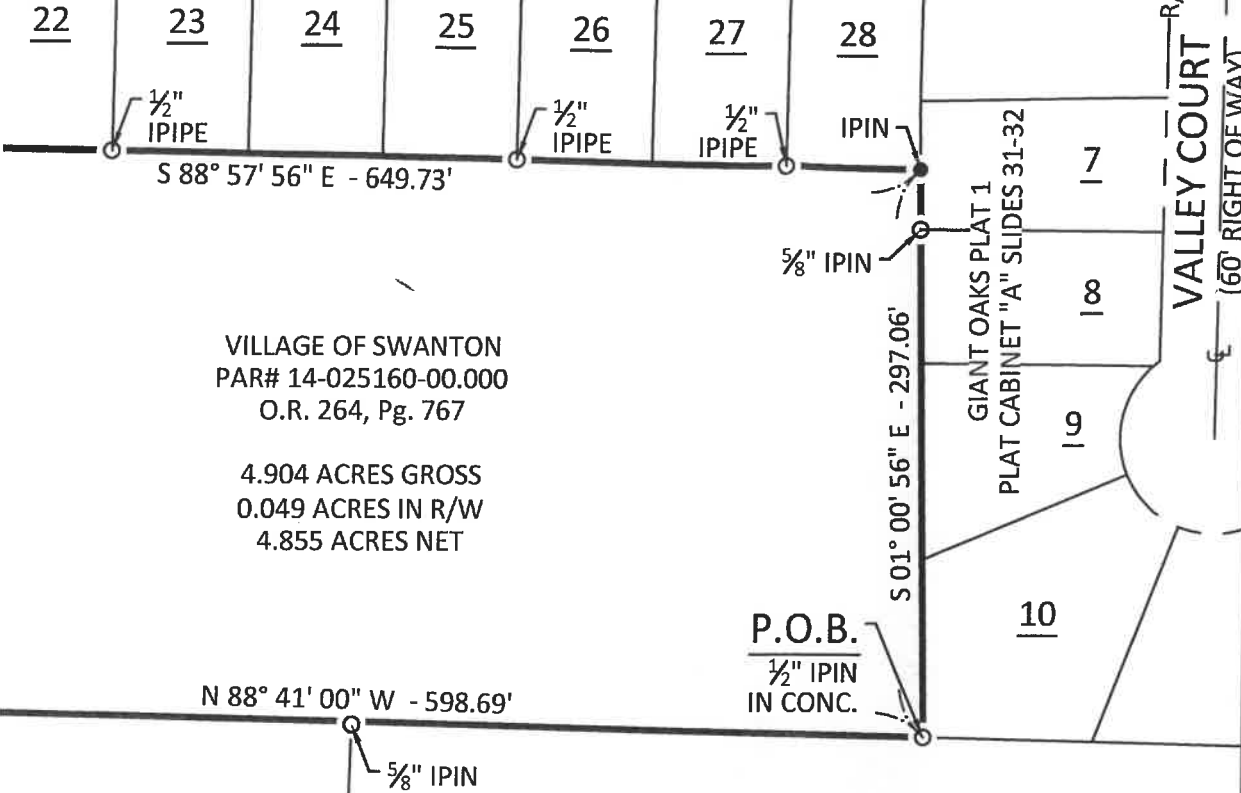
LEGEND

○	MONUMENT FOUND
●	MONUMENT SET
(C)	CALCULATED DISTANCE
(M)	MEASURED DISTANCE
(REC)	RECORD DISTANCE
R/W	RIGHT-OF-WAY
P.O.B.	POINT OF BEGINNING
P.O.C.	POINT OF COMMENCEMENT

SWANTON SPORTS
 PAR# 14-024908
 O.R. 314, Pg. :

VALLEY WOODS DRIVE
(60' RIGHT OF WAY)

PLAT OF VALLEY WOODS PLAT 1
VOL. 6, Pg. 38



SWANTON SPORTS CENTER
PAR# 14-024912-00.000
O.R. 314, Pg. 1479

NOTE:
IRON PINS SET ARE 5/8" DIAMETER X 30" LONG IRON PINS WITH CAP "DGL-PJS 7883"

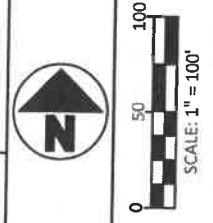
BASIS OF BEARINGS:
THE BEARINGS SHOWN HEREON ARE BASED ON AN ASSUMED BEARING AND ARE FOR THE SOLE PURPOSE OF SHOWING ANGULAR MEASUREMENT.

CERTIFICATION:
I HEREBY CERTIFY THAT THIS SURVEY SHOWN ON THE ATTACHED PLAT WAS PREPARED FROM AN ON THE GROUND SURVEY MADE UNDER MY SUPERVISION AND THAT IT AND THE INFORMATION, COURSES AND DISTANCES AS SHOWN ARE CORRECT TO THE BEST OF MY KNOWLEDGE.



[Signature]
RONALD J. LUMBREZER, P.S.
OHIO PROFESSIONAL SURVEYOR NO. 8029

10/19/18
DATE



NO	REVISION	DATE
9		
8		
7		
6		
5		
4		
3		
2		
1	XXX	

DGL CONSULTING ENGINEERS, LLC
3455 BRIARFIELD BLVD. SUITE E
MAUMEE, OH 43537
PHONE: 419.535.1015
www.dgl-tld.com

FOR:
VILLAGE OF SWANTON
PART OF THE NORTHWEST QUARTER, SECTION 1,
TOWN 7 NORTH, RANGE 8 EAST, FULTON TOWNSHIP,
VILLAGE OF SWANTON, FULTON COUNTY, OHIO

BOUNDARY SURVEY

FILE:	BNDY
JOB NO.:	18003-50
DRAWN BY:	KEY
ISSUED:	10/01/2018

1/1