

RESOLUTION NO. JR-026-2021

**A JOINT RESOLUTION OF THE LAFAYETTE CITY COUNCIL AND THE
LAFAYETTE PARISH COUNCIL AUTHORIZING A NON-WARRANTY CASH SALE
OF 3910 MOSS STREET TO AN ADJOINING LANDOWNER PURSUANT TO LA R.S.
47:2202(B) FOR THE PRICE OF THE SALE'S ANTICIPATED COSTS**

BE IT RESOLVED by the Lafayette City Council and the Lafayette Parish Council,
that:

WHEREAS, the Lafayette City-Parish Council adopted Ordinance No. O-246-2015, and subsequent amendments, establishing a process by which adjudicated properties may be sold, donated, or otherwise disposed of; and

WHEREAS, the Lafayette City-Parish Council adopted Ordinance No. O-155-2002, authorizing a Local Services Agreement among all entities having the authority to assess and collect property taxes in parts or all of Lafayette Parish, which Local Services Agreement assigns to Lafayette City-Parish Consolidated Government authority to oversee the sale, donation, or disposition otherwise of adjudicated properties; and

WHEREAS, the following political subdivisions with interests in adjudicated properties in parts or all of Lafayette Parish having agreed to the aforementioned Local Services Agreement: the City of Lafayette, the Parish of Lafayette, the Lafayette Parish Law Enforcement District and the Sheriff of Lafayette Parish; the Lafayette Parish School Board; the Lafayette Parish Library Board; the Lafayette Centre Development District; the Lafayette Economic Development Authority; the Bayou Vermilion District; the Lafayette Parish Tax Assessment District; the Lafayette Airport Commission; and the Teche-Vermilion Fresh Water District; and

WHEREAS, pursuant to La. R.S. 47:2201 *et seq.*, La. Const. Art. VII, Sec. 14, and the aforementioned Local Services Agreement among all political subdivisions levying *ad valorem* taxes on immovables within Lafayette Parish, Lafayette City-Parish Consolidated Government may elect at a public meeting of the Lafayette City Council and the Lafayette Parish Council to allow an adjoining landowner, who is determined to have maintained an adjudicated property for at least one (1) year, to purchase such adjudicated property for any price set by the Lafayette City Council and the Lafayette Parish Council; and

WHEREAS, the Lafayette City-Parish Consolidated Government Code of Ordinances in Ch. 72-30(e) permits that sale of adjudicated property to an adjoining landowner be submitted to the Joint Council for approval of a resolution authorizing its sale and adopting as its sale price the sale's anticipated costs; and

WHEREAS, the below-named Applicant for sale of the below-described property having submitted necessary verifying information for compliance with Louisiana statutes and the Lafayette City-Parish Consolidated Government Code of Ordinances; and

WHEREAS, the Lafayette City-Parish Consolidated Government has determined conformance by the below-named Applicant with La. R.S. 47:2202(B) and with Lafayette City-Parish Consolidated Government Code of Ordinances Ch. 72-30(e).

NOW, THEREFORE, BE IT FURTHER RESOLVED by the Lafayette City Council and the Lafayette Parish Council, that:

SECTION 1: All of the foregoing “Whereas” clauses are adopted as part of this resolution.

SECTION 2: The Lafayette City Council and the Lafayette Parish Council in due, regular and legal session convened, adopt pursuant to La. R.S. 47:2202(B), and Lafayette City-Parish Consolidated Government Code of Ordinances Ch. 72-30(e), Lafayette City-Parish Consolidated Government’s anticipated costs in the amount of zero (\$0) dollars as the price for Non-Warranty Cash Sale of the below-described property (the “Property”) to the below-named Applicant:

Applicant: Chazmon Lagrange

Assessment Number: 6070219

Property Address: 3910 Moss Street, Lafayette, Louisiana 70507

Legal Description:

3910 Moss Street, Lafayette, Louisiana 70507

“That certain parcel of ground, together with all improvements, being known and designated as LOT ONE (1), ZERINGUE SUBDIVISION, Third Ward, Parish of Lafayette, Louisiana, according to a plat of survey prepared by Dominique, Schoeffler and Szabo, dated May 26, 1958, said parcel having a frontage of Ninety-five (95’) feet on Mary View Road by a depth between equal and parallel lines of One Hundred (100’) feet, and being bounded North by Mary View Road, East by Audry Boulevard, South by Lot Fourteen (14) and West by Mr. and Mrs. Norton Zerinque, heirs or assigns.

That certain parcel of ground, together with all improvements, being situated in the Third Ward of Lafayette Parish, Louisiana, adjacent to Lot One (1) of the Zerinque Subdivision. The property herein described being more fully shown on a plat of survey prepared by Dominique, Schoeffler and Szabo, dated May 26, 1958, of record of the Clerk of Court’s office, Parish of Lafayette, Louisiana, and having a frontage of One Hundred (100’) feet on Moss Street Extension, by a depth of approximately One Hundred Fifty-five and Two-Tenths (155.2’) feet and being bounded West by Moss Street Extension, North by Mary View Road, East by Lot One (1), Zerinque Subdivision and South by the Property of Mr. and Mrs. Norton Zerinque.”

SECTION 3: Following the Applicant’s compliance with:

a) the notice and publication requirements of, and lapse of the time periods described in, La. R.S. 47:2206(A) and (B), respectively, without the occurrence either of full redemption of the Property or the filing of any action to annul as permitted by La. R.S. 47:2286 *et seq.*; and

b) the notice requirement imposed by Ch. 72-15(c) of the Lafayette City-Parish Consolidated Government Code of Ordinances; and

c) the filing requirement imposed by Ch. 72-16(b) of the Lafayette City-Parish Consolidated Government Code of Ordinances; the Administrator (as defined in Chapter 72-12) shall upon request of the Applicant cause to be authenticated by the Lafayette Mayor-President that Non-Warranty Cash Sale to Applicant in that form attached hereto as Exhibit A. The Administrator, however, shall decline to cause to be authenticated the Non-Warranty Cash Sale should those circumstances described by Lafayette City-Parish Consolidated Government Code of Ordinances Ch. 72-18(c) arise prior to such authentication.

SECTION 4: Following authentication of the Non-Warranty Cash Sale, the Administrator shall cause Applicant to file the Non-Warranty Cash Sale in the Lafayette Parish Clerk of Court's conveyance records, along with this resolution, which shall be annexed to and incorporated by reference into the Non-Warranty Cash Sale; and to comply with the filing requirements set forth in Ch. 72-16(d) of the Lafayette City-Parish Consolidated Government Code of Ordinances.

SECTION 5: After compliance with the filing requirements set forth in Ch. 72-16(d) of the Lafayette City-Parish Consolidated Government Code of Ordinances, the acquiring person(s) shall submit copies of the affidavit required by that subsection 72-16(d) to a) the Lafayette Utilities System Customer Services/Tax Collection Division and b) the Lafayette Parish Sheriff's Office Tax Collection Division.

SECTION 6: Sale of the Property to Applicant is conditioned upon compliance with the dictates of this resolution, including the following:

1) Applicant is not a tax debtor or owner of the Property, nor acting for, directly or indirectly, any tax debtor or owner of the Property;

2) Applicant is not an employee, contractor, officer, director, elected or appointed official of Lafayette City-Parish Consolidated Government, nor any member of the immediate family of any of the above, nor any entity in which any of them has a substantial economic interest, nor acting for, directly or indirectly, any of the aforementioned, without the affirmative consent by resolution of the Lafayette City Council and the Lafayette Parish Council;

3) Applicant shall permit re-entry and inspection of the Property, at reasonable times and upon reasonable notice, by the Administrator or other agents of the Government, in order to verify compliance with any conditions imposed on the sale;

4) Applicant's compliance with the notice and filing requirements imposed by this resolution, the Louisiana Revised Statutes or by the Lafayette City-Parish Consolidated Government Code of Ordinances;

5) Applicant's maintenance of the Property in a clean and sanitary condition; and

6) Applicant's adherence to that property renovation plan attached hereto as Exhibit B.

SECTION 7: Should any suspensive condition prohibited by this resolution come to pass, or any resolutive condition required by this resolution cease, the Administrator upon learning of such circumstance shall cause to be revoked the Non-Warranty Cash Sale to Applicant.

SECTION 8: All of the aforescribed "Whereas" clauses are adopted as part of this resolution.

SECTION 9: All resolutions, or parts thereof, in conflict herewith are hereby repealed.

This resolution having been submitted to a vote, the vote on behalf of the Lafayette City Council thereon was as follows:

YEAS: Lewis, A. Naquin, Hebert, Cook, Lazard

NAYS: None

ABSENT: None

ABSTAIN: None

This resolution having been submitted to a vote, the vote on behalf of the Lafayette Parish Council thereon was as follows:

YEAS: Tabor, K. Naquin, Carlson, Guilbeau, Rubin

NAYS: None

ABSENT: None

ABSTAIN: None

AND the resolution was declared adopted on this, the 7th day of September, 2021.

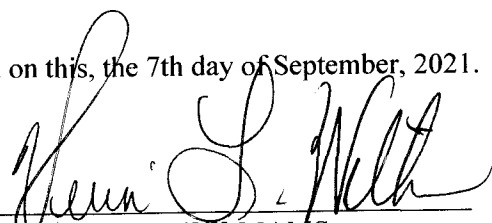

VERONICA L. WILLIAMS
LAFAYETTE CLERK OF THE COUNCIL

EXHIBIT A

NON-WARRANTY CASH SALE

STATE OF LOUISIANA

PARISH OF LAFAYETTE

BE IT KNOWN, on the dates written below before the undersigned Notaries Public, duly commissioned and qualified in their respective parishes, personally came and appeared:

Lafayette City-Parish Consolidated Government,

referred to as "Seller," a political subdivision of the State of Louisiana, represented herein by Lafayette Mayor-President Joshua S. Guillory, who, authorized by Joint Resolution No. JR-026-2021 of the Lafayette City Council and the Lafayette Parish Council, declared that:

Seller sells, without any warranty of title whatsoever, either expressed or implied, even as to the return or reduction of the purchase price, except for the warranty against eviction resulting from a prior alienation by the political subdivision, but with full substitution and subrogation in and to all the rights and actions of warranty which Seller may have, to:

Chazmon Lagrange

whose permanent mailing address is 102 Audrey Boulevard, Lafayette, LA, 70507-4602, referred to as "Purchaser," all of Seller's right, title and interest in and to the property more fully described on Exhibit "1" attached hereto and made a part hereof, together with all appurtenances thereunto belonging or in any way appertaining, and all buildings and improvements located on the property, if any, collectively referred to as the "Property."

This sale is made and accepted for and in consideration of the sum of "Zero Dollars" cash, which Purchaser has paid to Seller.

Purchaser acknowledges that this sale is subject to, and conditioned upon, the provisions of the aforementioned Resolution, which is incorporated herein and made part hereof, and whose recordation alongside this Act of Sale is an essential condition of this Sale.

Remainder of this page intentionally blank

Pursuant to La. R.S. § 9:2721(A), from and after the date of execution of this Non-Warranty Cash Sale by the Seller, all property taxes and assessment notices should be mailed to the Purchaser at its address first set forth on the preceding page.

Remainder of this page intentionally blank

THUS DONE AND PASSED by Seller, before me, Notary, and the undersigned competent witnesses, on this 20th day of September, 2021, in the city of Lafayette, Louisiana.

WITNESSES:

SELLER:

LAFAYETTE CITY-PARISH
CONSOLIDATED GOVERNMENT

Harvett H. Ortega
Signature

Harvett H. Ortega
Printed Name:

[Signature]
Signature

Patrick Patrum
Printed Name:

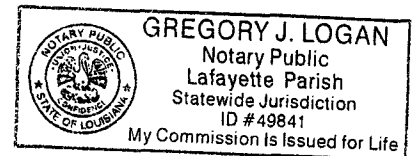
[Signature]
Signature

Name: Joshua S. Guillory
Title: Lafayette Mayor-President

[Signature]
NOTARY PUBLIC

Printed Name: _____

Notary/Bar Roll No.: _____



THUS DONE AND PASSED by Purchaser, before me, Notary, and the undersigned
competent witnesses on this _____ day of _____, _____, in the city of
_____, Louisiana.

WITNESSES:

PURCHASER(s):
Chazmon Lagrange

Signature

Signature

Printed Name

Printed Name

Signature

Signature

Printed Name

Printed Name

NOTARY PUBLIC
Printed Name: _____
Notary/Bar Roll No.: _____

EXHIBIT A

NON-WARRANTY CASH SALE

STATE OF LOUISIANA

PARISH OF LAFAYETTE

BE IT KNOWN, on the dates written below before the undersigned Notaries Public, duly commissioned and qualified in their respective parishes, personally came and appeared:

Lafayette City-Parish Consolidated Government,

referred to as "Seller," a political subdivision of the State of Louisiana, represented herein by Lafayette Mayor-President Joshua S. Guillory, who, authorized by Joint Resolution No. JR-020-2021 of the Lafayette City Council and the Lafayette Parish Council, declared that:

Seller sells, without any warranty of title whatsoever, either expressed or implied, even as to the return or reduction of the purchase price, except for the warranty against eviction resulting from a prior alienation by the political subdivision, but with full substitution and subrogation in and to all the rights and actions of warranty which Seller may have, to:

Chazmon Lagrange

whose permanent mailing address is 102 Audrey Boulevard, Lafayette, LA, 70507-4602, referred to as "Purchaser," all of Seller's right, title and interest in and to the property more fully described on Exhibit "1" attached hereto and made a part hereof, together with all appurtenances thereunto belonging or in any way appertaining, and all buildings and improvements located on the property, if any, collectively referred to as the "Property."

This sale is made and accepted for and in consideration of the sum of "Zero Dollars" cash, which Purchaser has paid to Seller.

Purchaser acknowledges that this sale is subject to, and conditioned upon, the provisions of the aforementioned Resolution, which is incorporated herein and made part hereof, and whose recordation alongside this Act of Sale is an essential condition of this Sale.

Remainder of this page intentionally blank

Pursuant to La. R.S. § 9:2721(A), from and after the date of execution of this Non-Warranty Cash Sale by the Seller, all property taxes and assessment notices should be mailed to the Purchaser at its address first set forth on the preceding page.

Remainder of this page intentionally blank

THUS DONE AND PASSED by Seller, before me, Notary, and the undersigned competent witnesses, on this 20th day of September, 2021, in the city of Lafayette, Louisiana.

WITNESSES:

SELLER:

LAFAYETTE CITY-PARISH
CONSOLIDATED GOVERNMENT

Harvette H. Ortega
Signature

Harvette H. Ortega
Printed Name:

[Signature]
Signature

Patrick Pattum
Printed Name:

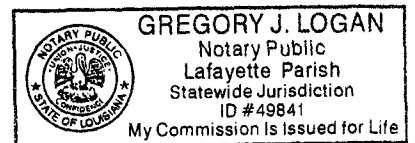
[Signature]
Signature

Name: Joshua S. Guillory
Title: Lafayette Mayor-President

[Signature]
NOTARY PUBLIC

Printed Name: _____

Notary/Bar Roll No.: _____



THUS DONE AND PASSED by Purchaser, before me, Notary, and the undersigned
competent witnesses on this _____ day of _____, _____, in the city of
_____, Louisiana.

WITNESSES:

PURCHASER(s):
Chazmon Lagrange

Signature

Signature

Printed Name

Printed Name

Signature

Signature

Printed Name

Printed Name

NOTARY PUBLIC

Printed Name: _____

Notary/Bar Roll No.: _____

Exhibit 1
Legal Description

Assessment Number: 6070219

Property Address: 3910 Moss Street, Lafayette, LA 70507

“That certain parcel of ground, together with all improvements, being known and designated as LOT ONE (1), ZERINGUE SUBDIVISION, Third Ward, Parish of Lafayette, Louisiana, according to a plat of survey prepared by Dominique, Schoeffler and Szabo, dated May 26, 1958, said parcel having a frontage of Ninety-five (95') feet on Mary View Road by a depth between equal and parallel lines of One Hundred (100') feet, and being bounded North by Mary View Road, East by Audry Boulevard, South by Lot Fourteen (14) and West by Mr. and Mrs. Norton Zerinque, heirs or assigns.

That certain parcel of ground, together with all improvements, being situated in the Third Ward of Lafayette Parish, Louisiana, adjacent to Lot One (1) of the Zerinque Subdivision. The property herein described being more fully shown on a plat of survey prepared by Dominique, Schoeffler and Szabo, dated May 26, 1958, of record of the Clerk of Court's office, Parish of Lafayette, Louisiana, and having a frontage of One Hundred (100') feet on Moss Street Extension, by a depth of approximately One Hundred Fifty-five and Two-Tenths (155.2') feet and being bounded West by Moss Street Extension, North by Mary View Road, East by Lot One (1), Zerinque Subdivision and South by the Property of Mr. and Mrs. Norton Zerinque.”

Exhibit B
Renovation Plan

Applicant's plan is to maintain property as green and additional yard space.

CASE NO. APD 2021-029

APPLICANT INFORMATION

Applicant Name	Chaz Lagrange	Phone	(337) 852-3237
		Email	chazmonlagrange@gmail.com
Applicant Address	102 Audrey Blvd.	Applicant Municipality	Lafayette
Applicant Lives in Neighborhood		<input checked="" type="checkbox"/> Yes	<input type="checkbox"/> No <input type="checkbox"/> N/A
Applicant Services Neighborhood		<input type="checkbox"/> Yes	<input type="checkbox"/> No <input checked="" type="checkbox"/> N/A
If yes, in what capacity?	N/A		

ADJUDICATED PROPERTY INFORMATION

Property Address	3910 Moss Street	Assessment No.	6070219
Neighborhood	Canadian Heights	Subdivision	Zeringue Subdivision
City District	1 Pat Lewis	Parish District	5 Abraham Rubin
Education Status		City	Parish
Date Adjudicated		1994	1994
Amount of Taxes Owed	\$28,380.41		\$27,654.25

Disposition Process Sale - Adjoining Legislative Process Sale/ALT to Adjoining Property Owner

*If sale is to adjoining property owner, affidavit confirming one (1) year maintenance con

Minimum Bid	Value	\$16,500	1st Public Sale	N/A	2nd Public Sale	N/A
-------------	-------	----------	-----------------	-----	-----------------	-----

*Minimum bid used in public sale process as per 72.30 (f) and 72.31©

Property Condition		Calls for Service	0
Vacant	Vacant	Law Enforcement	0
Maintained	Maintained	Environmental	0
Improved	Improved	Housing	0

RENOVATION PLAN *See Attached

Zoning Designation	"CM-1" Commercial Mixed - 1			
Meets Zoning Standard for District		<input checked="" type="checkbox"/> Yes	<input type="checkbox"/> No	<input type="checkbox"/> N/A
Assessor's Description	Commercial Subd Lot			
Is Consistent with Area Land Use		<input checked="" type="checkbox"/> Yes	<input type="checkbox"/> No	<input type="checkbox"/> N/A
Flood Zone	X			
Will Require Mitigation		<input type="checkbox"/> Yes	<input checked="" type="checkbox"/> No	<input type="checkbox"/> N/A

Intended Use Extend Property

Description of Intended Use
Applicant will use lot for additional yard and green space.

Administrator Notes

1. Applicant satisfies conditions as established in LCG O-166-2015.	<input checked="" type="checkbox"/> Yes	<input type="checkbox"/> No	<input type="checkbox"/> N/A
2. Applicant is approved for this disposition proceeding.	<input checked="" type="checkbox"/> Yes	<input type="checkbox"/> No	<input type="checkbox"/> N/A
3. Applicant will be considered for future disposition proceedings.	<input checked="" type="checkbox"/> Yes	<input type="checkbox"/> No	<input type="checkbox"/> N/A
4. Applicant does not satisfy conditions established in LCG O-166-2015.	<input type="checkbox"/> Yes	<input type="checkbox"/> No	<input checked="" type="checkbox"/> N/A
5. Confirmed property is adjudicated.	<input checked="" type="checkbox"/> Yes	<input type="checkbox"/> No	<input type="checkbox"/> N/A
6. Affidavit(s) have/has been provided.	<input checked="" type="checkbox"/> Yes	<input type="checkbox"/> No	<input type="checkbox"/> N/A

Conditions not satisfied

1
2
3

3910 Moss St.



MARYVIEW FARM RD

3910 Moss St.

102 Aubrey Rd.

AUDREY BLVD

202

111

NORTON ST

MOSS ST

CLAUSE LN

3828

3910 Moss St.



MARYVIEW FARM RD

3910 Moss St.

AUDREY BLVD

102 Aubrey Rd.

NORTON ST

MOSS ST

CLAUSE LN

**LAFAYETTE CITY-PARISH CONSOLIDATED GOVERNEMENT
DEVELOPMENT AND PLANNING DEPARTMENT
PLANNING DIVISION**

APPLICATION FOR DISPOSITION OF ADJUDICATED PROPERTY

- ☒ Sale to Adjoining Property Owner
☐ Sale by Public Bid
☐ Donation to a Qualified Nonl-Profit

Date of Application: 4-27-21

Applicant Name: Chazmon LaGrange

Mailing Address: 102 Pobrey Blvd

City, State, Zip: LaFayette LA, 70507

Phone Number(s): (337) 852-3237

Email: Chazmonlagrange@gmail.com

PROPERTY INFORMATION

Date of Adjudication:

1994

Jurisdiction:

City of Lafayette

Assessment No.:

6070219

Municipal Address:

3910 Moss St

If available, please complete the following information.

Council District:

Legal Description:

Zoning Designation:

Improved or Unimproved:

* Street pavement or resurfacing, curbs, gutters, sidewalks, culverts, bridges, street lights, tree plantings, open space, parking, water lines, sewer lines, sanitary and storm sewers, flood control and drainage facilities, utility lines, landscaping, and other related matters normally associated with the development of raw land into building sites (UDC Sec. 89-151 Definitions).

PROPERTY RENOVATION PLAN

Applicant Name:

Chaz Lagrange

Project Address:

3910 Moss St

Total Number of Sheets:

1

Zoning Designation:

CM-1

Condition of Property:

maintained

Intended Use:

Extend for green space

Land Uses of Adjacent and Vicinity Properties:

Commercial/residential

Submit three (3) sets of plans.

If your intended use includes potential improvements to the property, it is suggested your Renovation Plan include a site sketch which should include the following:

- All buildings and structures on your current property
- All buildings and structures proposed on adjudicated property

**RULES FOR SALE, DONATION, OR ARM'S LENGTH TRANSFER
OF ADJUDICATED PROPERTY
(November 2017)**

Through the Lafayette Consolidated Government (LCG) Development and Planning Department, Planning Division will make available a list of adjudicated properties throughout Lafayette Parish. You may contact the Administrator's Office at:

Lafayette Consolidated Government
Development and Planning Department, Office of the Administrator
Lafayette, LA 70501
(337) 291-8007

Please hand deliver completed copies to the above *or* mail to:

Lafayette Consolidated Government
c/o The Development and Planning Department - Planning Division
P.O. Box 4017-C
Lafayette, LA 70502

Restrictions:

- An applicant cannot be a tax debtor.
 - An applicant may be an employee, contractor, officer, director, elected or appointed official of Lafayette City-Parish Consolidated Government provided a resolution is passed by the LCG Council approving the employee's participation. In addition, any member of the immediate family of any of the above may participate in this disposition process with prior LCG Council approval.
 - An applicant shall complete this application fully and in its entirety. All information and signatures requested in application must be completed, including an accurate physical address with an accurate legal description of the property as well as an adequate property/site renovation plan.
- *An incomplete application will not be processed.***

Rules:

- In the event of a public sale, a minimum bid shall be required. In addition, a deposit shall be required of the initial applicant.
 - In the event of a sale to an adjoining property owner, the applicant's property must share at least a portion of at least one boundary with the targeted adjudicated parcel(s). Properties across the street are not considered adjoining.
 - The adjoining property owner must sign an affidavit that they have been maintaining the subject adjudicated property for more than a year.
 - In the event of a non-profit request for donation, there is a \$500 application fee.
 - The applicant shall be responsible for all aspects of the disposition notification process.
 - The applicant shall be responsible for the recordation of all relevant forms.
-
- ***Redemption of adjudicated property shall be favored and may be accomplished at any time prior to recordation of transfer in the conveyance records in the Clerk of Court's Office.***
 - ***The information contained herein is not intended as legal advice. While the information provided is believed to be accurate, applicants are strongly advised to obtain legal counsel prior to making an application to acquire adjudicated property and to have counsel review the application for purchase of adjudicated property.***

Disclaimers:

Lafayette Consolidated Government makes no warranties or guarantees of any kind whatsoever, express or implied with respect to the constitutionality of the acquisition of adjudicated property. Any implied warranties of merchantability and fitness for any particular purpose are hereby disclaimed and excluded.

Lafayette Consolidated Government shall not be liable to any applicant, purchaser, owner or any third party for any special, punitive, incidental or consequential damages resulting from the disposition of adjudicated property.

The disposition of adjudicated property is authorized under Act 819, effective January 1, 2009, as amended. All applicants are strongly advised to obtain legal counsel prior to making an application to acquire adjudicated property and to ensure legal review of the application.

The use of adjudicated property as collateral and the ability to insure, resell or reconvey adjudicated property is not warranted or guaranteed. If property is encumbered with Federal tax liens, the Internal Revenue Service has the right to redeem said property beyond the date of disposition. The applicant shall not have any recourse against Lafayette Consolidated Government or the City-Parish Council or any of its officers, administrators, employees, attorneys, or any other agent for any defect of title or any defects in the property.

The undersigned hereby agrees and certifies that i have read and understand the application and general conditions for disposition of adjudicated property, i fully understand and agree that in accordance with said conditions, i am not the original owner of record or an immediate family member of the original owner of record, nor do i hold a financial interest in the adjudicated property noted in this application for disposition of adjudicated property.

Chazmon LaGerue
Name (Printed)

[Signature]
Signature

[Signature]
Administrator (Documenting Receipt of Application)

4-27-21
Date

5/3/2021
Date

STATE OF LOUISIANA
PARISH OF LAFAYETTE

AFFIDAVIT OF ADJOINING LANDOWNER

BEFORE ME the undersigned authority personally came and appeared Charmon
LaGrange, hereinafter called "Landowner", on this 27th day
of April, 2021, who after being duly sworn, deposed and said:

1. Landowner is the owner or one of the owners of the following property:

Address: 102 Audrey Blvd Assess. Number: 6056319

2. Landowner has applied to purchase the following adjudicated property, which is immediately adjoining the property he or she owns listed above.

Address: 3910 Moss St Geog. Number: _____

3. Landowner has maintained the aforementioned adjudicated property continuously for one (1) year prior to the date above written.

Witnesses:

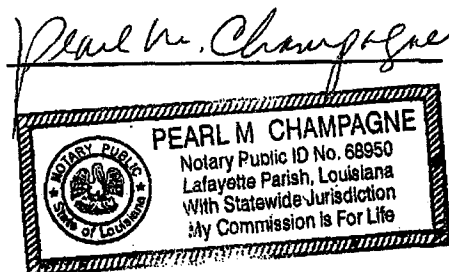
Lanai J. Zemichael
Lanai J. Zemichael

Alton J. LaGrange Sr.
Alton J. LaGrange Sr.

Landowner:

Charmon LaGrange

NOTARY PUBLIC:



STATE OF LOUISIANA
PARISH OF LAFAYETTE

AFFIDAVIT OF NON PROPERTY OWNER OR NON TAX DEBTOR

BEFORE ME the undersigned authority personally came and appeared Chazmon
LaGrange, hereinafter called "Landowner", on this 27th day
of April, 2021, who after being duly sworn, deposed and said:

1. Landowner has applied to purchase the following adjudicated property.

Address: 3910 Moss St. Assess. Number: 6070219

2. Landowner is not an owner of the adjudicated property identified in #1 above.

3. Landowner is not a tax debtor in the Parish of Lafayette.

Witnesses:

Lance J. Zemichael
Lance J. Zemichael

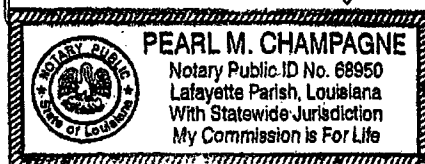
Alton J. LaGrange Sr.
Alton J. LaGrange Sr.

Landowner:

Chaz LaGrange
Chaz LaGrange

NOTARY PUBLIC:

Pearl M. Champagne



Lafayette Parish Assessor's Office - Real Estate Property Assessment
Assessment No: 6070219

Property Location

3910 MOSS ST LAFAYETTE 70507-
Primary Use: Commercial Corridor

Neighborhood: 404080.00 Canadian Heights to Victoria Village Area
Subdivision: ZERINGUE area
Subdivision: ZERINGUE SUBDIVISION
0001

Township: 9	Range: 4	Section: 46
Township: 9	Range: 4	Section: 76
Township: 9	Range: 5	Section: 104
Township: 9	Range: 5	Section: 53

Legal Descriptions

LOT 1 ZERINGUE SUB
PART OF GROUND SEC 53 T9S R5E
(100X145.43) ON MOSS ST EXT/MARYVIEW FARM RD
LESS PARCEL 11-4 SOLD TO STATE

Property Owners

TRIPLE K CORPORATION
PARISH ADJUDICATION 1993
LAFAYETTE CITY ADJUDICATION 1993

Property Mailing Address

810 ALONDA DR
LAFAYETTE, LA 70503-4420

Property Transactions

Doc Num	Sale Date	Grantor	Grantee	Price
199500021049	06/29/1995		LAFAYETTE CONSOLIDATED GOVERNMENT	\$0
199400029530	08/03/1994		LAFAYETTE PARISH	\$0
199400024614	06/20/1994		LAFAYETTE CONSOLIDATED GOVERNMENT	\$0
199300009743	03/18/1993		TRIPLE K CORPORATION + PARISH/CITY ADJ 1993	\$0
199300009744	03/18/1993		TRIPLE K CORPORATION + PARISH/CITY ADJ 1993	\$0
199300007423	03/04/1993		TRIPLE K CORPORATION + PARISH/CITY ADJ 1993	\$0
199200019675	06/17/1992		LAFAYETTE CONSOLIDATED GOVERNMENT	\$0
199100018816	06/24/1991		LAFAYETTE CONSOLIDATED GOVERNMENT	\$0
199000023383	01/01/1990		TRIPLE K CORPORATION + PARISH/CITY ADJ 1993	\$0
198800023497	08/08/1988		TRIPLE K CORPORATION + PARISH/CITY ADJ 1993	\$0
197900020549	08/15/1979	TRIPLE K CORPORATION	DEPARTMENT OF TRANSPORTATION	\$0
197300605558	05/11/1973	DELHOMME CAMILLE	TRIPLE K CORPORATION + PARISH/CITY ADJ 1993	\$0

Taxes by Year

Tax Year	City Taxes	Parish Taxes
2019	\$0.00	\$0.00
2009	\$0.00	\$139.85
2008	\$0.00	\$139.29

Valuation

Description	Market Value	Assessed Value
Comm Subd Lot	\$16,500	\$1,650
Total	\$16,500	\$1,650
	Taxable Market Value	Taxable Assessed Value
City	\$16,500	\$1,650
Homestead Exemption	\$0	\$0
Parish	\$16,500	\$1,650

SR-026-2021

Lafayette Parish Assessor's Office - Real Estate Property Assessment

Assessment No: 6056319

Property Location

102 AUDREY BLVD LAFAYETTE 70507-4602
Primary Use: Residential

Neighborhood: 404080.00 Canadian Heights to Victoria Village Area
Subdivision: ZERINGUE area
Subdivision: ZERINGUE SUBDIVISION
0014
Township: 9

Range: 5

Section: 53

Legal Descriptions

LOT 14 ZERINGUE SUB
(109.2X95X110.3X95)

Property Owners

LAGRANGE CHAZMON

Property Mailing Address

102 AUDREY BLVD
LAFAYETTE, LA 70507-4602

Property Transactions

Doc Num	Sale Date	Grantor	Grantee	Price
202000000521	01/03/2020	THERIOT LISA ZERINGUE	LAGRANGE CHAZMON	\$68,000
200500000470	01/05/2005	ZERINGUE DIANA MELANCON	THERIOT LISA ZERINGUE	\$52,500
200400052822	11/23/2004	PATIN PEARL ZERINGUE	PATIN LEONARD	\$0
200400010472	03/10/2004	ZERINGUE NORTON JR	ZERINGUE DIANA MELANCON	\$0
198800037201	12/12/1988	ZERINGUE ANTOINETTE	ZERINGUE PEARL	\$0
198100003612	02/12/1981	ZERINGUE NORTON	ZERINGUE PEARL	\$0

Taxes by Year

Tax Year	City Taxes	Parish Taxes
2019	\$122.26	\$561.69
2018	\$121.31	\$574.17
2017	\$121.31	\$573.35
2016	\$121.31	\$573.35
2015	\$118.04	\$551.81
2014	\$118.04	\$559.44
2013	\$118.04	\$541.94
2012	\$118.04	\$554.44
2011	\$118.04	\$556.01
2010	\$118.04	\$555.09
2009	\$0.00	\$557.72
2008	\$0.00	\$555.48

Valuation

Description	Market Value	Assessed Value
Res Subd Lot	\$16,500	\$1,650
Single Family Residence (Res) IM	\$51,650	\$5,165
Storage Shed (Res) (No Value)	\$0	\$0
Total	\$68,150	\$6,815
	Taxable Market Value	Taxable Assessed Value
City	\$68,150	\$6,815
Homestead Exemption	\$68,150	\$6,815
Parish	\$0	\$0

ADJUDICATION OF REAL PROPERTY
TO CITY OF LAFAYETTE FOR NONPAYMENT OF DELINQUENT
19 94 TAXES, AND OTHER LAWFUL CHARGES
STATE OF LOUISIANA

CLERK OF COURT
LAFAYETTE, LA
FILED AND RECORDED

Parish of LAFAYETTE

95-021049

95 JUN 29 11:10:50

BE IT KNOWN AND REMEMBERED that I, FLOYD DOMINGUE, Tax Collector of the City of Lafayette, Louisiana, in the name of said City and by virtue of the power and authority in me vested by the Constitution and laws of the state of Louisiana, and in pursuance of the requirements of the Acts thereof relating having published, mailed or delivered the notices as required by law and having strictly complied with each and every requirement of law, relating to delinquent taxes and taxpayers and to the seizure, advertisement and sale of properties thereof, did, in the manner directed advertise in the Daily Advertiser, the official journal of said City, a daily newspaper published in the City of Lafayette, Parish of Lafayette, Louisiana, certain properties to be sold to satisfy the unpaid taxes and assessments due said City for the year 19 94, with interest and costs, at the principal front door of the City Hall, 705 West University Avenue, Lafayette, Louisiana, on the 7TH day of JUNE 19 95, beginning at 9:00 o'clock A.M., giving notice to all parties in interest, said advertisement having appeared in the issues of said newspaper from the 23RD day of MAY 19 95, to the day of MAY 23, 19 95, and pursuant to said advertisement, after complying with the requirements of the law and having offered said properties for sale at public auction at the principal front door of the City Hall, 705 West University Avenue, Lafayette, Louisiana on the 7TH day of JUNE, 19 95, in the manner required by law, in said list as advertised the following described properties appeared in the names of the following persons unsold, there being no bidders therefore; said properties being assessed to the following named persons as per assessment rolls on file in my office, and are described as follows:

Assessment # 70219

Name TRIPLE K CORPORATION

Prop. Desc: LOT 1 OF ZERINGUE SUB PAR OF GRO (100X145.43) ON MOSE ST EXT

Now, therefore, having complied with all the formalities prescribed by law, and the above described properties failing to sell, and not receiving a bid therefore equal to the amount of taxes, assessments, interest and costs due thereon, I, FLOYD DOMINGUE, Tax Collector of said City, by virtue of the authority in me vested by the constitution and laws of the State of Louisiana, did separately adjudge each specific piece of property hereinbefore described, respectively, to the City of Lafayette, Louisiana. And now, in pursuance of said adjudication, and by virtue of the provisions of laws in such cases made and provided, I, FLOYD DOMINGUE, Tax Collector of said City, do, by these presents, grant, bargain, sell, assign, set over and deliver unto the said City of Lafayette, Louisiana, the properties hereinbefore described with all improvements thereon, provided that the said properties (herein sold) are subject to redemption by the said taxpayer or any person interested personally, or as heir, legatee, creditor, or otherwise, at any time during the time provided by law for such redemption, upon payment by the said taxpayer or interested person to the said City of Lafayette, Louisiana, of the said price of adjudication, including cost and five per cent (5%) penalty thereon, with interest at the rate of one per cent (1%) per month until redeemed.

IN TESTIMONY WHEREOF, I have hereunto signed and affixed the seal of said City of Lafayette, at 705 West University, Lafayette Parish, Louisiana, this day of JUNE 20 A.D., 1995, in the presence of . . . CORA BOWARD . . . and . . . CATRY OWENS . . . competent witnesses, who also signed hereunto with me.

Witness:

FLOYD DOMINGUE

DIRECTOR OF ADMINISTRATION
CITY OF LAFAYETTE, LOUISIANA

Signed, sealed and delivered in the presence of:

BY

REVENUE ADMINISTRATOR

Filed:

6-28-95

5R-026-2022

CITY OF LAFAYETTE
P.O. BOX 4024-C
LAFAYETTE, LA 70502

NAME AND DESCRIPTION OF PROPERTY

Assessment Number: 70219 Assessed to: TRIPLE K CORPORATION
Property Description: LOT 1 OF ZERINGUE SUB PAR OF GRO
(100X145.43) ON MOSS ST EXT

Amount of Taxes Due for Year 1994	97	47
GRASSCUTTING	526	50
Interest	36	86
Certified Notice	3	00
Advertising	26	00
Collector's cost, making recording and copying of deed, etc.	10	00
Total	695	83

UNOFFICIAL

FILE NO.
94-029530
D.C. "DAN" GUILLIOT
CLERK OF
COURT RECORDER

CLERK OF COURT
LAFAYETTE, LA
FILED AND RECORDED
PARISH OF LAFAYETTE
31 AUG -3 AM 10:08
STATE OF LOUISIANA

PROPERTY ADJUDICATED
TO THE PARISH OF LAFAYETTE

For Unpaid Taxes, 19 03

When Sold JUNE 8, 1994

When Recorded AUGUST 3, 1994

COB Folio et seq.

Filed in Clerk of Court, Fifteenth
Judicial District

UNOFFICIAL

NAME AND DESCRIPTION OF PROPERTY

PAGE 199

WARD NO. CITY ASSESSMENT NO. 00070219

TRIPLE K CORPORATION

LOT 1 OF ZERINQUE SUB PAR OF GRC1103K145.4310N MOSS ST EXT

FOR 1993 ASSESSMENT 6,260

COLLECTOR'S COST, MAKING, RECORDING AND COPY OF DEED, ETC \$ 25.00

REGISTERED NOTICE & ADVERTISING \$ 30.00

PARISH TAX \$ 577.12

UNOFFICIAL

Lafayette Consolidated Government
City of Lafayette
705 West University Avenue
Lafayette, LA 70506

TRIPLE K CORP

Tax Notice#:

Parcels: 70219

TAX YEAR 1993

TAXES:	195.47
INTEREST/PENALTY:	816.08
REDEMPTION FEE:	150.00
AD FEES:	19.50
CERT. NOTICE:	4.50
RECORDING FEE:	10.00

TAX YEAR 1994

TAXES:	623.97
INTEREST:	1,990.46
AD FEES:	20.00
CERT. NOTICE:	5.00
RECORDING FEE:	10.00

TAX YEAR 1995

TAXES:	232.03
INTEREST:	712.33

TAX YEAR 1996

TAXES:	457.82
INTEREST:	1,350.57

TAX YEAR 1997

TAXES:	607.69
INTEREST:	1,719.76

TAX YEAR 1998

TAXES:	365.16
INTEREST:	989.58

TAX YEAR 1999

TAXES:	890.16
INTEREST:	2,305.51

TAX YEAR 2000

TAXES:	469.22
INTEREST:	1,149.59

TAX YEAR 2001	
TAXES:	572.24
INTEREST:	1,339.04
AD FEES:	0.00
CERT. NOTICE:	0.00

TAX YEAR 2002	
TAXES:	19.22
INTEREST:	42.67
CERT. NOTICE:	10.00
AD FEES:	70.00

TAX YEAR 2003	
TAXES:	26.72
INTEREST:	55.84
CERT. NOTICE:	10.00
AD FEES:	70.00

TAX YEAR 2004	
TAXES:	24.94
INTEREST:	49.13
CERT. NOTICE:	10.00
AD FEES:	95.00

TAX YEAR 2005	
TAXES:	24.94
INTEREST:	46.14
AD FEES:	95.00
CERT. NOTICE:	15.00

TAX YEAR 2006	
TAXES:	24.94
INTEREST:	43.15
AD FEES:	95.00
CERT. NOTICE:	15.00

TAX YEAR 2007	
TAXES:	24.93
INTEREST:	40.14
CONVERSION PENALTY:	110.00

TAX YEAR 2008	
TAXES:	29.44
INTEREST:	43.87
CONVERSION PENALTY:	85.00

TAX YEAR 2009	
TAXES:	814.10
INTEREST:	1,115.32
CONVERSION PENALTY:	80.00

TAX YEAR 2010	
TAXES:	29.60
INTEREST:	37.30
ENVIRONMENTAL FEE:	283.50

TAX YEAR 2011	
TAXES:	29.60
INTEREST:	33.74
ENVIRONMENTAL FEE:	876.00

TAX YEAR 2012	
TAXES:	29.60
INTEREST:	30.19
ENVIRONMENTAL FEE:	286.50

TAX YEAR 2013	
TAXES:	29.60
INTEREST:	26.64
ENVIRONMENTAL FEE:	825.00

TAX YEAR 2014	
TAXES:	29.60
INTEREST:	23.09
ENVIRONMENTAL LIEN:	510.00

TAX YEAR 2015	
TAXES:	29.60
INTEREST:	19.54

TAX YEAR 2016	
TAXES:	29.37
INTEREST:	15.57
ENVIRONMENTAL LIEN:	979.00

TAX YEAR 2017	
TAXES:	29.37
INTEREST:	12.34
ENVIRONMENTAL LIEN:	600.00

TAX YEAR 2018	
TAXES:	29.37
INTEREST:	8.81
ENVIRONMENTAL LIEN:	1,235.00

TAX YEAR 2019	
TAXES:	29.60
INTEREST:	5.33
ENVIRONMENTAL LIEN:	850.00

TAX YEAR 2020	
TAXES:	29.60
INTEREST:	1.78

ENVIRONMENTAL LIEN: 1,205.00

Total Due: \$28,380.41

THE ABOVE FIGURES ARE GOOD THRU: 6/30/2021 , AND MUST BE RECEIVED ON OR BEFORE 6/30/2021

IN THE OFFICE OF: LAFAYETTE CONSOLIDATED GOVERNMENT
CITY OF LAFAYETTE
1875 W PINHOOK RD STE B
PO BOX 4024
LAFAYETTE, LOUISIANA 70502
TELEPHONE: (337) 291-8272

**MUST BE PAID WITH CASHIER'S CHECK OR MONEY ORDER PAYABLE TO:
LAFAYETTE CONSOLIDATED GOVERNMENT TAX COLLECTOR**



Lafayette Parish Sheriff's Office

Mark T. Garber, Sheriff and Ex-Officio Tax Collector

6/8/2021

TRIPLE K CORPORATION
810 ALONDA DRIVE
LAFAYETTE, LOUISIANA 70503

Tax Notice#: 70219
3910 MOSS

TAX YEAR 1993	
TAXES:	562.90
INTEREST/PENALTY:	2,555.14
REDEMPTION FEE:	150.00
PENALTIES:	150.00
TAX YEAR 1994	
TAXES:	578.36
INTEREST:	1,844.97
TAX YEAR 1995	
TAXES:	573.60
INTEREST:	1,760.95
TAX YEAR 1996	
TAXES:	874.05
INTEREST:	2,578.45
TAX YEAR 1997	
TAXES:	892.51
INTEREST:	2,525.80
TAX YEAR 1998	
TAXES:	887.21
INTEREST:	2,404.34
TAX YEAR 1999	
TAXES:	879.78
INTEREST:	2,278.63
TAX YEAR 2000	
TAXES:	121.31
INTEREST:	299.64

Post Office Box 92590 | Lafayette, Louisiana 70509-2590 | Phone: 337-236-5880

TAX YEAR 2001	
TAXES:	116.81
INTEREST:	273.34
TAX YEAR 2002	
TAXES:	122.73
INTEREST:	272.46
TAX YEAR 2003	
TAXES:	125.57
INTEREST:	263.70
TAX YEAR 2004	
TAXES:	116.61
INTEREST:	230.89
CERT. NOTICE:	10.00
TAX YEAR 2005	
TAXES:	117.81
INTEREST:	219.13
TAX YEAR 2006	
TAXES:	118.41
INTEREST:	206.03
TAX YEAR 2007	
TAXES:	119.00
INTEREST:	192.78
TAX YEAR 2008	
TAXES:	139.29
INTEREST:	208.94
CERT. NOTICE:	15.00
TAX YEAR 2009	
TAXES:	139.85
INTEREST:	192.99
TAX YEAR 2010	
TAXES:	139.20
INTEREST:	175.39
TAX YEAR 2011	
TAXES:	139.44
INTEREST:	158.96
TAX YEAR 2012	
TAXES:	139.03
INTEREST:	141.81
TAX YEAR 2013	
TAXES:	135.90
INTEREST:	122.31

TAX YEAR 2014	
TAXES:	140.30
INTEREST:	109.43
TAX YEAR 2015	
TAXES:	138.38
INTEREST:	91.33
TAX YEAR 2016	
TAXES:	138.83
INTEREST:	74.97
TAX YEAR 2017	
TAXES:	138.83
INTEREST:	58.31
TAX YEAR 2018	
TAXES:	139.02
INTEREST:	41.71
TAX YEAR 2019	
TAXES:	136.00
INTEREST:	24.48
TAX YEAR 2020	
TAXES:	143.06
INTEREST:	8.58

***Total Due:* \$27,654.25**

***** MUST BE PAID WITH CASHIERS CHECK OR MONEY ORDER *****

***** PAYABLE TO: LAFAYETTE PARISH TAX COLLECTOR *****

*****WE MUST RECEIVE YOUR REDEMPTION PAYMENT BY 6/8/2021 , THE
CURRENT AMOUNT OWED IS ONLY VALID UNTIL 6/8/2021 *****


COLLECTIONS CLERK



SR-026-2021
RECEIVED

AUG 23 2021

Lafayette Consolidated Government
Chief Administrative Officer

Internal Memorandum

Development and Planning Department
Office of the Director (9010)

TO: Cydra Wingerter

DATE: August 20, 2021

FROM: Mary Sliman, Director

SUBJ: **3910 MOSS STREET, ASSESSMENT NO. 6070219**
ADJUDICATED PROPERTY DISPOSITION BY SALE TO ADJOINING PROPERTY OWNER
JOINT COUNCIL RESOLUTION FOR ADOPTION – SEPTEMBER 7, 2021

Enclosed for your review and consideration is a proposed joint resolution of the Lafayette City Council and the Lafayette Parish Council facilitating the disposition (by sale to an adjoining property owner) of 3910 Moss Street, an adjudicated property as identified by the Lafayette Parish Tax Assessor's Office, by adopting the anticipated costs of the sale of 3910 Moss Street as the sale price.

The property proposed for disposition has been adjudicated to both the City of Lafayette and the Parish of Lafayette since 1994. Property tax and lien arrearages are \$28,380.41 to the City and \$27,654.25 to the Parish. For your reference, an aerial of the related properties is included.

Please find enclosed the following:

1. Submittal Item Justification Form;
2. Resolution;
3. Staff Report;
4. A site aerial of the adjudicated property and the applicant's property;
5. Application with renovation plan;
6. Affidavits;
7. Assessor's reports on 3910 Moss Street and 102 Audrey Blvd.;
8. Adjudication Certificates; and,
9. LUS/LPSO letters documenting tax/environmental liens.

If all is in order, please submit for adoption on the September 7, 2021 City Council and Parish Council agendas.

Mary Sliman, Director
Development and Planning Department

MS/kt

Attachments

LAFAYETTE JOINT COUNCIL MEETING

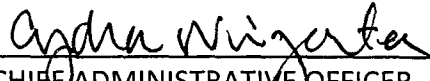
AGENDA ITEM SUBMITTAL FORM

- 1) **JUSTIFICATION FOR REQUEST:** To authorize a joint resolution of the Lafayette City Council and the Lafayette Parish Council facilitating the disposition of the property at 3910 Moss Street (Assessment No. 6070219), an adjudicated property as identified by the Lafayette Parish Tax Assessor's Office, by adopting the anticipated costs of the sale of said property as the sale price.
- 2) **ACTION REQUESTED:** Adoption of the attached resolution to authorize the sale of the aforementioned adjudicated property.
- 3) **REQUEST ACTION OF COUNCIL:**
 - A. INTRODUCTION:
 - B. FINAL ADOPTION: September 7, 2021
- 4) **DOCUMENTATION INCLUDED WITH THIS REQUEST:**
 - A. Cover letter from Director (1 page)
 - B. Submittal Form (1 page)
 - C. Resolution (10 pages)
 - D. Staff Report (1 page)
 - E. A site aerial of the adjudicated property and the applicant's property (1 page)
 - F. Application with renovation plan (5 pages)
 - G. Affidavits (2 pages)
 - H. Assessor's reports on 3910 Moss Street and 102 Audrey Blvd. (2 pages)
 - I. Adjudication Certificates (4 pages)
 - J. LUS/LPSO letters documenting tax/environmental liens (7 pages)
- 5) **FISCAL IMPACT:**
☐ Fiscal Impact (will be detailed in Cost-Revenue Analysis)
☒ No Fiscal Impact

RECOMMENDED BY:


MARY SLIMAN, DIRECTOR

APPROVED FOR AGENDA:


CHIEF ADMINISTRATIVE OFFICER