

## FAILED

### PARISH RESOLUTION NO. PR-002-2024

**A RESOLUTION OF THE LAFAYETTE PARISH COUNCIL AUTHORIZING A NON-WARRANTY CASH SALE OF THAT PROPERTY FOUND GENERALLY AT THE 3300 BLOCK OF SOUTH FIELDSPAN ROAD (ASSESSMENT NUMBER 6023569) 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 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 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 Parish Council; and

**WHEREAS**, the Lafayette City-Parish Consolidated Government Code of Ordinances at Ch. 72-30(e) permits that sale of adjudicated property to an adjoining landowner be submitted to the Lafayette Parish 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 Parish Council, that:

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

**SECTION 2:** 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:** Kenneth E. Brown and Cheryl Trahan Brown

**Assessment Number:** 6023569

**Property Address:** The lot generally found at the 3300 Block of South Fieldspan Road, Duson, Louisiana 70529

**Legal Description:**

**Property Address:** The lot generally found at the 3300 Block of South Fieldspan Road, Duson, LA 70529

“That certain parcel of ground situated in the Parish of Lafayette, Louisiana, lying and being located in Section 27, T10S, R3E, said parcel of land herein described as having a front of approximately 111.75 feet on a 20 foot road running north and south, established by Ollie Cobb, et al, a depth on the northerly and southerly lines of approximately 210.7 feet, and having a rear or back lot line of approximately 111.5 feet, and is bounded northerly by Lot 8 of Sketch A, southerly by Lot 10 of Sketch A, easterly by the property of Nelson Trahan, and westerly by said 20 foot road or right of way of passage, and being shown as Lot 9 of Sketch A attached to Act No. 591160 (1972) of the records of the Office of the Clerk of Court for the Parish of Lafayette, Louisiana.”

**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(c) 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 at Ch. 72-16(e) of the Lafayette City-Parish Consolidated Government Code of Ordinances.

**SECTION 5:** After compliance with the filing requirements set forth at Ch. 72-16(e) 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(e) 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 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 resolutory 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 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 Parish Council thereon was to defeat as follows:

YEAS: Tabor, Richard, Stansbury, Guilbeau, Rubin

NAYS: None

ABSENT: None

ABSTAIN: None

AND the resolution was declared defeated on this, the 5th day of March, 2024.

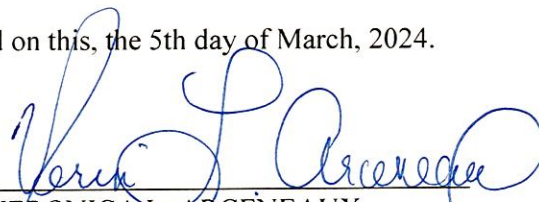
  
VERONICA L. ARCENEUX  
LAFAYETTE CLERK OF THE COUNCIL

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 Monique B. Boulet, who, authorized by Parish Resolution No. PR-XXX-2024 of 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:

Kenneth E. Brown and Cheryl Trahan Brown

whose permanent mailing address is 3212 South Fieldspan Road, Duson, LA, 70529-4229, 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.

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 \_\_\_\_\_ day of \_\_\_\_\_, \_\_\_\_\_, in the city of \_\_\_\_\_, Louisiana.

WITNESSES:

SELLER:  
LAFAYETTE CITY-PARISH  
CONSOLIDATED GOVERNMENT

\_\_\_\_\_  
Signature

\_\_\_\_\_  
Printed Name:

\_\_\_\_\_  
Signature

\_\_\_\_\_  
Printed Name:

\_\_\_\_\_  
Signature  
Name: Monique B. Boulet  
Title: Lafayette Mayor-President

\_\_\_\_\_  
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):  
Kenneth E. Brown  
Cheryl Trahan Brown

\_\_\_\_\_  
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:** 6023569

**Property Address:** The property generally found at the 3300 Block of South Fieldspan Rd.,  
Duson, LA 70529

“That certain parcel of ground situated in the Parish of Lafayette, Louisiana, lying and being located in Section 27, T10S, R3E, said parcel of land herein described as having a front of approximately 111.75 feet on a 20 foot road running north and south, established by Ollie Cobb, et al, a depth on the northerly and southerly lines of approximately 210.7 feet, and having a rear or back lot line of approximately 111.5 feet, and is bounded northerly by Lot 8 of Sketch A, southerly by Lot 10 of Sketch A, easterly by the property of Nelson Trahan, and westerly by said 20 foot road or right of way of passage, and being shown as Lot 9 of Sketch A attached to Act No. 591160 (1972) of the records of the Office of the Clerk of Court for the Parish of Lafayette, Louisiana.”

”

**Exhibit B**  
**Renovation Plan**

Applicant will utilize lot for agricultural purposes.

CASE NO. APD 2024-005

APPLICANT INFORMATION

Applicant Name	Kenneth Brown	Phone	(337) 344-1219
	Christopher Williams	Email	<a href="mailto:brown7671@bellsouth.net">brown7671@bellsouth.net</a>
Applicant Address	3419 NW Evangeline Thwy.	Applicant Municipality	Uninc Duson
Applicant Lives in Neighborhood		<input checked="" type="checkbox"/> Yes	<input type="checkbox"/> No <input checked="" type="checkbox"/> N/A
Applicant Services Neighborhood		<input type="checkbox"/> Yes	<input checked="" type="checkbox"/> No <input checked="" type="checkbox"/> N/A
If yes, in what capacity?	N/A		

ADJUDICATED PROPERTY INFORMATION

Property Address	3300 Blk. of S. Fieldspan Rd.	Assessment No.	6133219
Neighborhood	N/A	Subdivision	N/A
City District	10 None	Parish District	2 Donald Richard
Adjudication Status	City	Parish	
Date Adjudicated	N/A		2017
Amount of Taxes Owed	N/A		\$1,276.32

Disposition Process	Donation	Legislative Process	Donation to Qualified Non-Profit
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\*If sale is to adjoining property owner, affidavit confirming one (1) year maintenance con

Minimum Bid	Value	\$16,160	1st Public Sale	N/A	2nd Public Sale	N/A
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\*Minimum bid used in public sale process as per 72.30 (f) and 72.31©

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

RENOVATION PLAN \*See Attached

Zoning Designation	"CM" Commercial Mixed			
Meets Zoning Standard for District		<input checked="" type="checkbox"/> Yes	<input type="checkbox"/> No	<input type="checkbox"/> N/A
Assessor's Description	Res 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 utilize property for agricultural purposes.

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

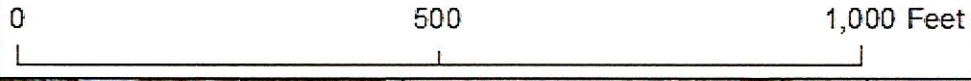
- 1
- 2
- 3

# 3300 Block South Fieldspan Road

3300 Blk  
S Fieldspan

3200 Blk  
S Fieldspan

South Fieldspan Road



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

APPLICATION FOR DISPOSITION OF ADJUDICATED PROPERTY

- Sale to Adjoining Property Owner
- Sale by Public Bid
- Donation to a Qualified Non-Profit

GENERAL INFORMATION

1. Date of Application September 28, 2023
2. Applicant Name Kenneth and Cheryl Brown
3. Business Name \_\_\_\_\_
4. Non-Profit Name \_\_\_\_\_ \*(If donation)
5. Primary Name \_\_\_\_\_
6. Mailing Address 3212 So. Fieldspan Rd., Duson, LA 70529
7. Physical Address 3212 So. Fieldspan Rd., Duson, LA 70529
8. City, State, Zip Duson, LA 70529
9. Phone Number(s) 337-344-1217 \_\_\_\_\_
10. Email brown7671@bellsouth.net \_\_\_\_\_

ADJOINING OWNER PROPERTY INFORMATION

1. Jurisdiction Unincorporated Lafayette Parish
2. Assessment No. 6133219
3. Municipal Address 3212 So. Fieldspan Rd.
4. City, State, Zip Duson, LA 70529

\_\_\_\_\_

\_\_\_\_\_

**ADJUDICATED PROPERTY INFORMATION**

- 5. Assessment No. 6023569
- 1. Property Address S 3300 BIK Fieldspan Rd
- 2. City, State, Zip unincorporated Lafayette Parish
- 3. Council Districts Parish Council District 2
- 4. Zoning Designation N/A
- 5. Assessor's Description Lot 9, sketch A, Sec 27, Tics, RBE
- 6. Property Description (Can be obtained from the Tax Assessor's Website) \_\_\_\_\_
- 7. Condition of Property Maintained
- 8. Intended Use Agriculture

If available, please provide the following information.

- 1. Improved Yes  No

\*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).

Land Uses of Adjacent and Vicinity Properties Agriculture

If your intended use includes potential improvements to the property, your Renovation Plan might include a site sketch which could include the following:

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

\*Note that any (re)development on property for which disposition has been applied could require additional review and approval beyond this process.

## RULES FOR THE DISPOSITION OF ADJUDICATED PROPERTY

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

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

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

Lafayette Consolidated Government  
c/o Community Development and Planning Department - Planning Division  
705 University Avenue, 2<sup>nd</sup> Floor  
P.O. Box 4017-C  
Lafayette, LA 70502

### Rules

- **This application must be accompanied by a sworn affidavit attesting that the applicant is neither a tax debtor in the Parish nor is an owner of the targeted property.**
- In the event of an application to initiate the sale of an adjudicated property by public bid, an approved application will be forwarded to the Lafayette Consolidated Council for approval of the sale by public bid.
  - Upon approval of the requisite Council action, two notices will be posted in The Daily Advertiser; once at least thirty (30) days before the public sale, and once no more than seven (7) days prior to the public sale.
  - The date(s), time, and procedure for the public sale will be outlined in The Daily Advertiser notice.
  - A minimum bid of 75% of the fair market value will be set. In the event there is no bid, a second sale will be held wherein the minimum bid price will be reset at 33% of the fair market value.
  - The highest bid shall be determined to be the winning bidder.
  - **An applicant or bidder cannot be a tax debtor or an owner of the property applied for.**
- 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 applicant/adjoining property owner must sign an affidavit attesting that they have been maintaining the subject adjudicated property for more than a year.
- In the event of an application for donation to a qualified non-profit
  - The applicant must be a (and provide documentation of) non-profit organization as identified by the Internal Revenue Service.
- General Rules
  - 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.

- o The applicant shall be responsible for all aspects of the disposition notification process.
- o 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.

Kenneth Brown  
Name (Printed)

[Signature]  
Signature

[Signature]  
Administrator (Documenting Receipt of Application)

9-29-2023  
Date

9/29/2023  
Date



STATE OF LOUISIANA  
PARISH OF LAFAYETTE

AFFIDAVIT OF NON PROPERTY OWNER OR NON TAX DEBTOR

BEFORE ME the undersigned authority personally came and appeared \_\_\_\_\_  
Kenneth Brown, hereinafter called "Landowner", on this 29<sup>th</sup> day  
of September, 2023, who after being duly sworn, deposed and said:

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

Address: 3300 BIK S. Fieldspan Rd. Lot 9 Assess. Number: 6023569

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:

Ki Baude  
[Signature]

Landowner:

[Signature]

NOTARY PUBLIC:

Henrietta Brown

Henrietta E. Brown  
Notary Public ID#032203  
State of Louisiana  
Commission Expires at Death

STATE OF LOUISIANA  
PARISH OF LAFAYETTE

AFFIDAVIT OF ADJOINING LANDOWNER

BEFORE ME the undersigned authority personally came and appeared \_\_\_\_\_  
Kenneth Brown, hereinafter called "Landowner", on this 24<sup>th</sup> day  
of September, 2023, who after being duly sworn, deposed and said:

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

Address: 3218 S. Fieldspan Rd. Dussan, LA Assess. Number: 6133219

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

Address: 3300 BIK S. Fieldspan Rd. Lot 9 Assess. Number: 6023569

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

Witnesses:

Ki Baude  
CA

Landowner:

Kenneth Brown

NOTARY PUBLIC:

Henrietta Brown

Henrietta E. Brown  
Notary Public ID#032203  
State of Louisiana  
Commission Expires at Death

# Lafayette Parish Assessor's Office - Real Estate Property Assessment

Assessment No: **6023569**

## Property Location

S 3300BLK FIELDSPAN RD PARISH

Jurisdiction: UNINCORPORATED LAFAYETTE PARISH

Neighborhood: 108550.00 S Richfield to Duhon to River to Sellers/Bourque

Township: 10

Range: 3

Section: 27

## Legal Descriptions

LOT 9 SKETCH A SEC 27 T10S R3E  
(0.54 AC)(210.7X111.75X210.7X111.5)

## Property Owners

REDDOCH JEFFREY/TAX YEAR 2005  
HANNIE DEVELOPMENT INC/TAX YEAR 1999  
AYBEF BASEM S  
AYBEF MARY

## Property Mailing Address

601 RAYMOND ST  
LAFAYETTE, LA 70503-6175

## Property Transactions

Doc Num	Sale Date	Grantor	Grantee	Price
201700024010	06/07/2017	REDDOCH JEFFREY	LAFAYETTE PARISH	\$0
200600020086	01/01/2006	REDDOCH JEFFREY/TAX YEAR 2005 + HANNIE DEVELOPMENT	REDDOCH JEFFREY/TAX YEAR 2005	\$0
200200004721	01/01/2002		REDDOCH JEFFREY/TAX YEAR 2005 + HANNIE DEVELOPMENT	\$0
200200009574	01/01/2002		REDDOCH JEFFREY/TAX YEAR 2005 + HANNIE DEVELOPMENT	\$0
200000019200	01/01/2000		AYBEF BASEM S + AYBEF MARY BARDIN	\$0
199900038757	09/10/1999	AYBEF BASEM S + AYBEF MARY BARDIN	BARTLETT JAMES A + BARTLETT KATHLEEN SMITH	\$115,900
199700039877	11/05/1997	COBB ERNEST + COBB ROSA BELLE CHARGOIS	AYBEF BASEM S + AYBEF MARY BARDIN	\$500
199600024150	01/01/1996		COBB ERNEST + COBB ROSA BELLE CHARGOIS	\$0
199100034295	11/04/1991	COBB ALTON ALPHONSE	COBB ERNEST + COBB ROSA BELLE CHARGOIS	\$0
198700037118	10/31/1987	COBB ERNEST	COBB ALTON ALPHONSE	\$0
197200591160	01/01/1972		COBB ERNEST	\$0

## Taxes by Year

Tax Year	City Taxes	Parish Taxes
2022	\$0.00	\$44.92
2021	\$0.00	\$45.10
2020	\$0.00	\$45.06
2019	\$0.00	\$85.80
2018	\$0.00	\$87.66
2017	\$0.00	\$87.54
2016	\$0.00	\$87.54
2015	\$0.00	\$62.34
2014	\$0.00	\$63.19
2013	\$0.00	\$61.24
2012	\$0.00	\$62.63
2011	\$0.00	\$62.80
2010	\$0.00	\$62.70
2009	\$0.00	\$62.99
2008	\$0.00	\$62.74

## Valuation

Description	Market Value	Assessed Value
Res NonSubd Lot <=1 Ac UL	\$5,100	\$510
Total	\$5,100	\$510
	<b>Taxable Market Value</b>	<b>Taxable Assessed Value</b>
City	\$5,100	\$510
Homestead Exemption	\$0	\$0
Parish	\$5,100	\$510

**Lafayette Parish Assessor's Office - Real Estate Property Assessment**  
Assessment No: 6133219

**Property Location**

S 3200BLK FIELDSPAN RD PARISH

Jurisdiction: UNINCORPORATED LAFAYETTE PARISH

Neighborhood: 108550.00 S Richfield to Duhon to River to Sellers/Bourque

Township: 10

Range: 3

Section: 27

**Legal Descriptions**

PARCEL 3 SEC 27 T10S R3E  
(6.808 AC)

**Property Owners**

BROWN KENNETH E  
BROWN CHERYL TRAHAN

**Property Mailing Address**

3212 S FIELDSPAN RD  
DUSON, LA 70529-4229

**Property Transactions**

Doc Num	Sale Date	Grantor	Grantee	Price
201900035588	10/10/2019	TRAHAN MARCUS JAMES	BROWN KENNETH E	\$15,000
200600047624	10/31/2006		TRAHAN MARCUS JAMES	\$0
198500005418	01/01/1985		TRAHAN MARCUS JAMES	\$0
197200583625	01/01/1972		TRAHAN MARCUS JAMES	\$0
197200583626	01/01/1972		TRAHAN MARCUS JAMES	\$0
197100579322	01/01/1971		TRAHAN MARCUS JAMES	\$0

**Taxes by Year**

Tax Year	City Taxes	Parish Taxes
2022	\$0.00	\$20.08
2021	\$0.00	\$20.16
2020	\$0.00	\$20.14
2019	\$0.00	\$19.64
2018	\$0.00	\$20.07
2017	\$0.00	\$20.04
2016	\$0.00	\$20.04
2015	\$0.00	\$17.14
2014	\$0.00	\$17.37
2013	\$0.00	\$17.12
2012	\$0.00	\$17.51
2011	\$0.00	\$17.56
2010	\$0.00	\$17.53
2009	\$0.00	\$535.00
2008	\$0.00	\$532.89

**Valuation**

Description	Market Value	Assessed Value
Ag Land II >=3 Ac A2	\$1,270	\$127
Ag Land IV >=3 Ac A4	\$640	\$64
Total	\$1,910	\$191
	<b>Taxable Market Value</b>	<b>Taxable Assessed Value</b>
City	\$1,910	\$191
Homestead Exemption	\$0	\$0
Parish	\$1,910	\$191

# Lafayette Parish Recording Page

Louis J. Perret  
Clerk of Court  
P.O. Box 2009  
Lafayette, LA 70502-2009  
(337) 291-6400

**First VENDOR**

REDDOCH, JEFFREY

**First VENDEE**

LAFAYETTE PARISH

Index Type : CONVEYANCES  
Type of Document : ADJUDICATION

File Number : 2017-00024010

Recording Pages : 2

### Recorded Information

I hereby certify that the attached document was filed for registry and recorded in the Clerk of Court's office for Lafayette Parish, Louisiana

*Louis J Perret*  
Clerk of Court

On (Recorded Date) : 06/15/2017

At (Recorded Time) : 2:22:59PM



Doc ID - 040400460002



Do not Detach this Recording Page from Original Document

File Number: 2017-00024010 Seq: 1

STATE OF LOUISIANA

OFFICE OF SHERIFF AND EX-OFFICIO  
TAX COLLECTOR

PARISH OF LAFAYETTE

OWNERS: REDDOCH JEFFREY/TAX YEAR 2005, AYBEF BASEM S, HANNIE DEVELOPMENT  
INC/TAX YEAR 1999, AYBEF MARY

ASSESSMENT NUMBER: 6023569

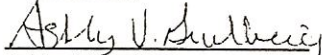
PROPERTY DESCRIPTION: PARCEL NUMBER: 6023569  
LOT 9 SKETCH A SEC 27 T10S R3E (0.54 AC)(210.7X111.75X210.7X111.5)

TAXES	87.54
INTEREST	5.25
CERT. NOTICE	20.00
AD FEES	100.00
DEED PREPARATION FEE	25.00
	15.00
ONLINE TAX SALE FEE	45.00
RECORDING FEE	
TOTAL AMOUNT ADJUDICATED:	<b>297.79</b>

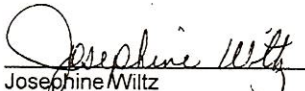
BE IT KNOWN AND REMEMBERED, THAT I, Mark T. Garber, Sheriff and Ex-Officio Tax Collector of the Parish of Lafayette State of Louisiana, in the name of the State and by the virtue of the power and authority in me vested by the Constitution and laws of the State of Louisiana, and in pursuance of the requirements of Chapters 1-5, inclusive, of Title 47 of the Revised Statutes of 1950, as amended; that having published, mailed or delivered the notices as required by LSA-R.S. 47:2180, and having strictly complied with each and every requirement of said law prescribed in the premises relating to delinquent taxes and taxpayers, and to seizure, advertisement and sale of property thereof, in full as well as all amendatory laws, I did, in the manner directed in LSA-R.S. 47:2181, advertise in the Daily Advertiser, a newspaper published in the town of Lafayette in the Parish of Lafayette to be sold for State and Parish Taxes, with interest and costs for the year(s) of 2016 at the Parish Government Building of this Parish of Lafayette on June 7th thru June 8th A.D. 2017 beginning at 9 o'clock a.m., giving notice to all parties in interest, and that said advertisement appeared in the issue of said newspaper on the 30th day of April 2017 and the 14th day of May 2017, and in said list as advertised the following described lands, appeared in the name of the following parties that was not sold after offering it at public auction at the Parish Government Building, at Lafayette, in said Parish of Lafayette on the 7th thru the 8th day of June 2017 and there being no purchaser to said property, and after complying with the requirements of the law and having offered said properties in the manner required by LSA-R.S. 47:2181, for sale as above set forth, the following described lands in the Parish of Lafayette remained unsold, there being no bidders therefore; said properties being assessed to the following named persons as per assessments on file in my office, and are described as follows: the above described lands, failing to sell, not receiving a bid therefore, equal to the amount of taxes, interest and costs due thereon. I, Mark T. Garber, Sheriff and Ex-officio Tax Collector of said Parish, by virtue of the authority in me vested by the laws of the State of Louisiana, and accordance with LSA-R.S. 47:2186, aforesaid, each specific piece of property hereinbefore described, was respectively and separately adjudicated to the Parish of Lafayette. And now in pursuance of said adjudication, by virtue of the provisions of laws for such cases provided, I, Mark T. Garber, Sheriff and Ex-Officio Tax Collector do by these presents grant, bargain, sell, assign, set over and deliver unto said the Parish of Lafayette the property herein before described with all improvements thereon, etc; provided, 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 for the space of 3 years from the date on which this deed or act of sale shall be filed for record in the Conveyance Office of this Parish, upon payment of the said taxpayer or interested person, to the said vendee herein, or its legal representatives, the said price of adjudication with 5% penalty and interest at the rate of 1% per month until redeemed and all costs added:

IN WITNESS WHEREOF, I have hereunto signed my name at Lafayette, Parish of Lafayette this 12th day of June in the year of our Lord two thousand seventeen in the presence of Ashley V. Guilbeau, and Josephine Wiltz competent witnesses, who also sign hereunto with me.

WITNESSES:

  
Ashley V. Guilbeau

  
Chief Dupty Tax Collector  
Faron Hollis

  
Josephine Wiltz  
LPSO TAX-041

**Address**      3300 Block of South Fieldspan Jurisdiction      Lafayette Parish

6023569      **Entity**      Parish - LPSO

2021		2002	1983
2020		2001	1982
2019		2000	1981
2018		1999	1980
2017		1998	1979
2016	\$1,276.32	1997	1978
2015		1996	1977
2014		1995	1976
2013		1994	1975
2012		1993	1974
2011		1992	
2010		1991	
2009		1990	
2008		1989	
2007		1988	
2006		1987	
2005		1986	
2004		1985	
2003		1984	

**TOTAL**

**\$1,276.32**

**Name**      Ashley Ventroy

**Signature**      Donna Benoit

**Date**      11/20/2023



Internal Memorandum

Community Development and Planning Department  
Office of the Director (9041)

TO: Rachel Godeaux

DATE: February 15, 2024

FROM Anne Famoso, Interim Director

SUBJ: ***The Property Found Generally at the 3300 Block of S. Fieldspan Rd., ASSESSMENT No. 6023569  
ADJUDICATED PROPERTY DISPOSITION BY SALE TO ADJOINING PROPERTY OWNER  
PARISH COUNCIL RESOLUTION FOR ADOPTION – MARCH 5, 2024***

---

Enclosed for your review and consideration is a proposed resolution of the Lafayette Parish Council facilitating the disposition (by sale to an adjoining property owner) of the property found generally at the 3300 Block of South Fieldspan Road (Assessment No. 6023569), an adjudicated property as identified by the Lafayette Parish Tax Assessor's Office, by adopting the anticipated costs of the sale of this property as the sale price.

The property proposed for disposition has been adjudicated to the Parish of Lafayette since 2017. Property tax and lien arrearages are \$1,276.32 to the Parish. For your reference, an aerial of the two related properties is included.

Please find enclosed the following:

1. Submittal Item Justification Form;
2. Resolution;
3. Act of Sale;
4. Staff Report;
5. A site aerial of the adjudicated property and the applicant property;
6. Application with renovation plan;
7. Affidavits;
8. Assessor's reports on the adjudicated property and the applicant's property;
9. Adjudication Certificate; and,
10. LPSO letter documenting tax/environmental liens.

If all is in order, please submit for adoption on the March 5<sup>th</sup>, 2024 Parish Council agenda.

A handwritten signature in blue ink that reads 'Anne Famoso'.

Anne Famoso, Interim Director  
Community Development and Planning Department

MS/kt

Attachments

RECEIVED

FEB 19 2024

Lafayette Consolidated Government  
Chief Administrative Office




LAFAYETTE PARISH COUNCIL MEETING

AGENDA ITEM SUBMITTAL FORM

- 1) **JUSTIFICATION FOR REQUEST:** To authorize a resolution of the Lafayette Parish Council facilitating the disposition of the property found generally at the 3300 Block of South Fieldspan Road (Assessment No. 6023569), 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: March 5, 2024
- 4) **DOCUMENTATION INCLUDED WITH THIS REQUEST:**
  - A. Cover letter from Director (1 page)
  - B. Submittal Form (1 page)
  - C. Resolution (4 pages)
  - D. Act of Sale (6 pages)
  - E. Staff Report (1 page)
  - F. A site aerial of the adjudicated property and the applicant's property (1 page)
  - G. Application with renovation plan (4 pages)
  - H. Affidavits (2 pages)
  - I. Assessor's reports on the adjudicated property and applicant property (2 pages)
  - J. Adjudication Certificate (2 pages)
  - K. LPSO letter documenting tax/environmental liens (1 page)
- 5) **FISCAL IMPACT:**  
 Fiscal Impact (will be detailed in Cost-Revenue Analysis)  
 No Fiscal Impact

RECOMMENDED BY:

  
\_\_\_\_\_  
ANNE FAMOSO, INTERIM DIRECTOR  
*Interim*

APPROVED FOR AGENDA:

  
\_\_\_\_\_  
RACHEL HOODAUX  
CHIEF ADMINISTRATIVE OFFICER

