

RESOLUTION NO. JR-041-2021

A JOINT RESOLUTION OF THE LAFAYETTE CITY COUNCIL AND THE LAFAYETTE PARISH COUNCIL AUTHORIZING A NON-WARRANTY CASH SALE OF 1124 EAST ALEXANDER 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: Susie Ann Chaisson Dural and Larry James Dural

Assessment Number: 6015374

Property Address: 1124 East Alexander Street, Lafayette, Louisiana 70501

Legal Description:

1124 East Alexander Street, Lafayette, Louisiana 70501

“That certain lot or parcel of ground, together with all buildings and improvements thereon and thereunto belonging, situated in Section 111, Township 9 south, Range 5 East, City and Parish of Lafayette, Louisiana, being known and designated as LOT 8, PARKSIDE ESTATES, PHASE I, said lot having a frontage on Alexander Street with the dimensions, boundaries, shape, form, location and configuration as shown on that certain plat of survey dated September 2, 1981, prepared by Randall J. Hebert & Associates, Inc., recorded under Entry No. 81-29608 of the records of the Lafayette Parish Clerk of Court's Office.

This sale is made and accepted subject to the restrictive covenants, easements, servitudes, mineral royalties, oil, gas and mineral leases, obligations of ownership, etc. affecting the above described property of record in the Lafayette Parish Clerk of Court's Office.”

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 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 City Council thereon was as follows:

YEAS: Lewis, A. Naquin, Cook, Lazard

NAYS: None

ABSENT: Hebert

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 1st day of December, 2021.

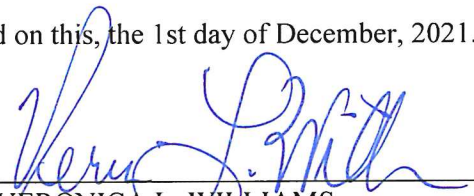

VERONICA L. WILLIAMS
LAFAYETTE CLERK OF THE COUNCIL

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-041-2021 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:

Susie Ann Chaisson Dural and Larry James Dural

whose permanent mailing address is 1126 East Alexander Street, Lafayette, LA, 70501-2314, 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 7th day of December, 2024, in the city of Lafayette, Louisiana.

WITNESSES:

SELLER:
LAFAYETTE CITY-PARISH
CONSOLIDATED GOVERNMENT

Cydra Wingerter
Signature

Cydra Wingerter
Printed Name:

Harvotte H. Ortega
Signature

Harvotte H. Ortega
Printed Name:

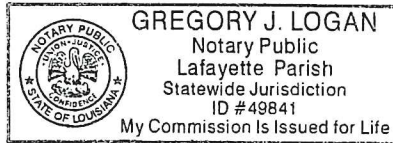
[Signature]
Signature

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):
Susie Ann Chaisson Dural
Larry James Dural

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: 6015374

Property Address: 1124 East Alexander Street, Lafayette, LA 70501

“That certain lot or parcel of ground, together with all buildings and improvements thereon and thereunto belonging, situated in Section 111, Township 9 south, Range 5 East, City and Parish of Lafayette, Louisiana, being known and designated as LOT 8, PARKSIDE ESTATES, PHASE I, said lot having a frontage on Alexander Street with the dimensions, boundaries, shape, form, location and configuration as shown on that certain plat of survey dated September 2, 1981, prepared by Randall J. Hebert & Associates, Inc., recorded under Entry No. 81-29608 of the records of the Lafayette Parish Clerk of Court's Office.

This sale is made and accepted subject to the restrictive covenants, easements, servitudes, mineral royalties, oil, gas and mineral leases, obligations of ownership, etc. affecting the above described property of record in the Lafayette Parish Clerk of Court's Office.”

Exhibit B
Renovation Plan

Applicant's plan is to utilize property for additional yard and green space.

*Note: Existing drainage and utility easements on this property may limit applicant's ability to develop this property.

CASE NO. APD 2021-041

APPLICANT INFORMATION

Applicant Name Susie Dural Phone (337) 443-8949
 Larry Dural Email duralsusie@gmail.com
 Applicant Address 1126 E. Alexander St. Applicant Municipality Lafayette
 Applicant Lives in Neighborhood Yes No N/A
 Applicant Services Neighborhood Yes No N/A
 If yes, in what capacity? N/A

ADJUDICATED PROPERTY INFORMATION

Property Address 1124 E. Alexander St. Assessment No. 6015374
 Neighborhood Canadian Heights Subdivision Parkside Estates Ph. 1
 City District 5 Glenn Lazard Parish District 5 Abraham Rubin
 Judication Status City Parish
 Date Adjudicated 2000 2001
 Amount of Taxes Owed \$1,711.13 \$3,788.76

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 \$14,400 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 "RS-1" Residential Single-Family
 Meets Zoning Standard for District Yes No N/A
 Assessor's Description Res Subd Lot
 Is Consistent with Area Land Use Yes No N/A
 Flood Zone X
 Will Require Mitigation Yes No 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. Yes No N/A
2. Applicant is approved for this disposition proceeding. Yes No N/A
3. Applicant will be considered for future disposition proceedings. Yes No N/A
4. Applicant does not satisfy conditions established in LCG O-166-2015. Yes No N/A
5. Confirmed property is adjudicated. Yes No N/A
6. Affidavit(s) have/has been provided. Yes No N/A

Conditions not satisfied

- 1
- 2
- 3

1124 East Alexander



1124

1126

0 125 250 Feet

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 6/29/21
- 2. Applicant Name Susie Dural and Larry Dural
- 3. Mailing Address 1126 East Alexander St.
- 4. Physical Address 1126 East Alexander St.
- 5. City, State, Zip Lafayette, La 70501
- 6. Phone Number(s) 337-443-8949
- 7. Email duralsusie@gmail.com

PROPERTY INFORMATION

- 1. Jurisdiction Lafayette Parish
- 2. Assessment No. 6015374
- 3. Municipal Address 1124 East Alexander St
- 4. City, State, Zip Lafayette, La 70501
- 5. Council Districts Glenn Lazard/ AB Rubin

If available, please provide the following information.

- 6. 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).
- 7. Property Description (Can be obtained from the Tax Assessor's Website) Lot 8
Parkside Estates Phase 1

**LAFAYETTE CONSOLIDATED GOVERNMENT
APPLICATION FOR ADJUDICATED PROPERTY
PROPERTY RENOVATION PLAN**

- 1. Applicant Name Larry Dural and Susie Dural
- 2. Project Address 1124 E. Alexander St.
- 3. City, State, Zip Lafayette, La 70501
- 4. Zoning Designation RS-1
- 5. Assessor's Description Lot 8 Parkside Estates Phase 1
- 6. Condition of Property Maintained
- 7. Intended Use To enlarge yard and additional
greenspace.

Land Uses of Adjacent and Vicinity Properties Residences / Neighborhood / Homes

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
101 Jefferson Street, Ste. 101
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 (5901)
P.O. Box 4017-C
Lafayette, LA 70502

Rules

- **Initiation of the Sale of an Adjudicated Property by Public Bid**
 - An approved application will be forwarded to the Lafayette City and Parish Councils 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 with the date(s), time, and procedure for the public sale outlined in The 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.
- **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.
- **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**
 - **All applications 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. Tax debtors or the owner of an adjudicated property for which application has been made may not participate in the disposition process in any form.**
 - 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.

- o An applicant shall complete this application fully and in its entirety. All information and signatures requested in the 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.

Harry Dural / Susie Dural

Name (Printed)

Harry Dural

Signature

6/29/21

Date

Khalea

7/6/2021

Date

Administrator (Documenting Receipt of Application)

AFFIDAVIT OF ADJOINING LANDOWNER

BEFORE ME the undersigned authority personally came and appeared Larry Dural and
Susie Swift, hereinafter called "Landowner", on this 29 day
of June, 2021, who after being duly sworn, deposed and said:

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

Address: 1126 E. Alexander St. Assess. Number: 6023969
Lafayette, La 70501

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

Address: 1124 E. Alexander St. Geog. Number: _____
Lafayette, La 70501

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

Witnesses:

Ernest J. Malveaux, Jr.
Ernest J. Malveaux, Jr.

Anna Lois Malveaux
Anna Lois Malveaux

Landowner:

Susie Dural
Susie Dural

NOTARY PUBLIC:

Angela M. Swift
Angela M. Swift
LSBN: 27887

STATE OF LOUISIANA
PARISH OF LAFAYETTE

AFFIDAVIT OF NON PROPERTY OWNER OR NON TAX DEBTOR

BEFORE ME the undersigned authority personally came and appeared Harry Dural and
Susie Dural, hereinafter called "Landowner", on this 29 day
of June, 2021, who after being duly sworn, deposed and said:

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

Address: 1124 E. Alexander St. Assess. Number: 6015374
Laf. La 70501

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:

Ernest J. Malveaux, Jr.
Ernest J. Malveaux, Jr.

Anna Lois Malveaux
Anna Lois Malveaux

Landowner:

Susie Dural

NOTARY PUBLIC:

Angela M. Swift
Angela M. Swift
LSBN: 27887

Lafayette Parish Assessor's Office - Real Estate Property Assessment

Assessment No: 6015374

Property Location

E 1124 ALEXANDER ST LAFAYETTE
Primary Use: Residential

Neighborhood: 404080.00 Canadian Heights to Victoria Village Area
Subdivision: PARKSIDE ESTATES area
Subdivision: PARKSIDE ESTATES PHASE I
0008
Township: 9

Range: 5

Section: 111

Legal Descriptions

LOT 8 PARKSIDE ESTATES PHASE I
(52X135.07X52X135.06)

Property Owners

SWAN LINN/TAX YEAR 1992
SWAN LINN/TAX YEAR 1991
J & M DEVELOPMENT INC

Property Mailing Address

PO DRAWER 3408
LAFAYETTE, LA 70502-3408

Property Transactions

Doc Num	Sale Date	Grantor	Grantee	Price
202100018209	04/23/2021	J & M DEVELOPMENT INC	CEDAR CREEK SUBDIVISION LLC	\$0
200100018859	05/17/2001		LAFAYETTE CONSOLIDATED GOVERNMENT	\$0
200000022287	06/12/2000		LAFAYETTE PARISH	\$0
199400014179	04/07/1994	BIG RIVER MORTGAGE CO INC	J & M DEVELOPMENT INC	\$0
199300037146	10/11/1993		SWAN LINN/TAX YEAR 1992 + J & M DEVELOPMENT INC	\$0
199200018599	06/11/1992	BIG RIVER MORTGAGE CO INC		\$0
198900035303	12/05/1989	J & M DEV	BIG RIVER MORTGAGE CO INC	\$45,000
198900035302	11/16/1989	GOUAUX SHIRLEY KURZWEG + & VOD INC	J & M DEV	\$0
198600026940	08/12/1986	CAPDEPON A R JR INDIVIDUALLY & + AS TRUSTEE FOR AU	GOUAUX SHIRLEY KURZWEG	\$83,167
198600026763	08/06/1986	PARKSIDE ESTATES INC	CAPDEPON A R JR INDIVIDUALLY & + AS TRUSTEE FOR AU	\$0
198100029821	11/02/1981	PARKSIDE ESTATES INC	PARKSIDE ESTATES INC	\$0

Taxes by Year

Tax Year	City Taxes	Parish Taxes
2020	\$0.00	\$0.00
2019	\$0.00	\$0.00
2009	\$0.00	\$76.28
2008	\$0.00	\$75.98

Valuation

Description	Market Value	Assessed Value
Res Subd Lot	\$14,400	\$1,440
Total	\$14,400	\$1,440
	Taxable Market Value	Taxable Assessed Value
City	\$14,400	\$1,440
Homestead Exemption	\$0	\$0
Parish	\$14,400	\$1,440

Lafayette Parish Assessor's Office - Real Estate Property Assessment
Assessment No: 6023969

Property Location

E 1126 ALEXANDER ST LAFAYETTE 70501
Primary Use: Residential

Neighborhood: 404080.00 Canadian Heights to Victoria Village Area
Subdivision: PARKSIDE ESTATES area
Subdivision: PARKSIDE ESTATES PHASE I
0009
Township: 9

Range: 5

Section: 111

Legal Descriptions

LOT 9 PARKSIDE ESTATES PHASE I
(52X135.08X52X135.07)

Property Owners

DURAL LARRY JAMES
DURAL SUSIE ANN CHAISSON

Property Mailing Address

1126 E ALEXANDER ST
LAFAYETTE, LA 70501-2314

Property Transactions

Doc Num	Sale Date	Grantor	Grantee	Price
200600014794	04/17/2006	MILLIGAN DEBRA W	DURAL LARRY JAMES	\$113,000
199800007660	02/27/1998	WARR KENNETH	MILLIGAN DEBRA W	\$64,200
199600016005	05/03/1996	BEGNAUD NORMAN E	WARR KENNETH	\$69,500
199000018158	06/22/1990	COMEAX CALVIN JOSEPH JR	BEGNAUD NORMAN E	\$41,000
198600036749	10/30/1986	SHAW ROBERT A	COMEAX CALVIN JOSEPH JR	\$52,000
198200014874	06/01/1982	BARTMESS CHARLES	SHAW ROBERT A	\$0

Taxes by Year

Tax Year	City Taxes	Parish Taxes
2020	\$213.50	\$381.56
2019	\$213.50	\$362.76
2018	\$211.83	\$370.79
2017	\$211.83	\$370.26
2016	\$211.83	\$370.26
2015	\$186.75	\$244.05
2014	\$186.75	\$247.43
2013	\$186.75	\$239.68
2012	\$186.75	\$245.22
2011	\$186.75	\$245.91
2010	\$186.75	\$245.50
2009	\$0.00	\$246.65
2008	\$0.00	\$245.66

Valuation

Description	Market Value	Assessed Value
Res Subd Lot	\$14,400	\$1,440
Single Family Residence (Res) IM	\$104,610	\$10,461
Total	\$119,010	\$11,901
	Taxable Market Value	Taxable Assessed Value
City	\$119,010	\$11,901
Homestead Exemption	\$75,000	\$7,500
Parish	\$44,010	\$4,401

ADJUDICATION OF REAL PROPERTY
TO CITY OF LAFAYETTE FOR NONPAYMENT OF DELINQUENT
2000 TAXES AND OTHER LAWFUL CHARGES

FILE NO.

01-018859

2001 MAY 17 PM 3:55

LOUIS J. PERRET
CLERK OF
COURT RECORDER City of LAFAYETTE

STATE OF LOUISIANA

BE IT KNOWN AND REMEMBERED that I, PAM GUIDRY 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 thereto appertaining 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 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 2000, with interest and costs, at the principal front door of the Lafayette Consolidated Council Auditorium (1010 Lafayette Street - 2nd Floor, Lafayette, Louisiana, on the 2nd day of May, 2001, 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 for the 22nd day of April, 2001, to the day of April 19, 2001, 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 Lafayette Consolidated Council Auditorium (1010 Lafayette Street - 2nd Floor, Lafayette, Louisiana on the 2nd day of May, 2001, 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 # 15374

Name J & M DEVELOPMENT INC

Property Description:

LOT 8 PARKSIDE ESTATES PHASE I (52X135.07X52X135.06) (SOLD TO PARISH FOR 1999 TAXES) (ADJUDICATED TO LINN SWAN FOR 1992 TAXES)

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, PAM GUIDRY, 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 adjudicate 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, PAM GUIDRY 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 Avenue, Lafayette Parish, Louisiana, this day of May 8 A.D., 2001, in the presence of LINDA VALLOT and DONNA ROGERS competent witnesses, who also signed hereunto with me.

Witness: Linda Vallot

Donna Rogers

Signed, sealed and delivered in the presence of:

Nirma C. Dugas

Filed: _____

PAM GUIDRY
REVENUE ADMINISTRATOR
LAFAYETTE CONSOLIDATED GOVERNMENT

BY [Signature]
COLLECTION SUPERVISOR

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

NAME AND DESCRIPTION OF PROPERTY

Assessment Number: 15374 Assessed to: J & M DEVELOPMENT INC
 Property Description: LOT 8 PARKSIDE ESTATES PHASE I
 (52X135.07X52X135.06) (SOLD TO PARISH
 FOR 1999 TAXES) (ADJUDICATED TO LINN SWAN
 FOR 1992 TAXES)

Amount of Taxes Due for Year 2000	3	97
Demolition		
Grasscutting		
Interest		20
Certified Notice	5	00
Advertising	35	00
Collector's cost, making recording and copying of deed, etc.	15	00
Total	59	17

PARISH OF LAFAYETTE

STATE OF LOUISIANA

PROPERTY ADJUDICATED
TO THE PARISH OF LAFAYETTE

For Unpaid Taxes, 19 99

When Sold MAY 03, 2000

When Recorded JUNE 12, 2000

COB Folio et seq.

Filed in Clerk of Court, Fifteenth
Judicial District

LOUIS J. PERRET
CLERK OF
COURT RECORDER

FILE NO.
00-022287

CLERK OF COURT
LAFAYETTE, LA.
FILED AND RECORDED
2000 JUN 12 AM 9:07

TIB108

CROSS REFERENCE

DOMINGUE MARY	-----	40
DUGAL EDGAR E G E JR &	-----	41
DUHON FELTON JOSEPH	-----	42
DUHON RUBY BROUSSARD	-----	43
DUVALL ELIZABETH STELLY BROUSSARD	-----	44
E---EARLENE SIMMONS	-----	69
EPPLER ROY THOMAS II	-----	45
F---FISHER VIRGINIA SYLVESTER	-----	46
G---GANT JO ANN	-----	47
GARRICK QUEWAGALIEN RENEE	-----	35
GARY KATINA	-----	48
GARY KATINA	-----	49
GEORGE RUBY HERPIN	-----	59
GREEN ALBERT SR	-----	50
GREEN FRANK	-----	51
GREEN HOWARD SR	-----	50
GREEN JOSEPH W SR	-----	50
GREEN PAUL R SR	-----	50
H---HAMILTON LENNET	-----	52
HAROLDS DRESSING MIX	-----	53
HARRIS ANTHONY A	-----	54
HARRIS ANTHONY A	-----	55
HEBERT JAMES BERCHMAN &	-----	56
HENRY GERTIE	-----	57
HENRY GLENDA FAYE	-----	58
HENRY PAUL	-----	58
HERPIN WILLIAM LEROY	-----	59
HOLLIER JOSEPH	-----	60
I---ISADORE LAWRENCE J	-----	61
J---J & M DEVELOPMENT INC	-----	62
JACK LILLIAN PORTER	-----	89
JACQUET JENNIFER ANN T	-----	63
JACQUET STEVEN VILTZ	-----	63
JEFFERSON JOSEPH	-----	64
JEFFERSON VICTORIA ROBINSON	-----	64
JOHNLOUIS ROBERT	-----	65
JOHNSON HORACE JOSEPH SR	-----	66
JOHNSON MABLE CARTER &	-----	67
JONES ALLICIA MARIE	-----	68
JONES MARGARET LOSTON	-----	68
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JOSEPH OPHELIA ESTATE	-----	70
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LEBLANC CHARLETTE	-----	72
LEBLANC DALTON P	-----	73
LEBLANC DEVELOPMENT INC	-----	74
LEBLANC JOSEPH SHELTON	-----	75

NAME AND DESCRIPTION OF PROPERTY

PAGE 62

WARD NO. CITY ASSESSMENT NO. 00015374

J & M DEVELOPMENT INC

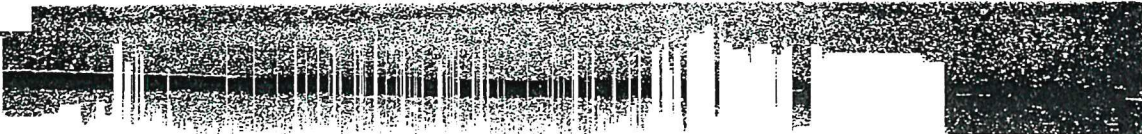
LOT 8 PARKSIDE ESTATES PHASE I

FOR 1999 ASSESSMENT 310

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

REGISTERED NOTICE & ADVERTISING \$ 45.00

PARISH TAX \$ 25.71



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

J & M DEVELOPMENT INC

Tax Notice#: 15374
Parcels: 15374

TAX YEAR 2000

TAXES:	3.97
INTEREST/PENALTY:	147.98
REDEMPTION FEE:	150.00
CERT. NOTICE:	5.00
AD FEES:	35.00
RECORDING FEE:	15.00

TAX YEAR 2001

TAXES:	5.17
INTEREST:	12.25

TAX YEAR 2002

TAXES:	5.76
INTEREST:	12.96
CERT. NOTICE:	10.00
AD FEES:	70.00

TAX YEAR 2003

TAXES:	8.01
INTEREST:	16.98
CERT. NOTICE:	10.00
AD FEES:	70.00

TAX YEAR 2004

TAXES:	8.01
INTEREST:	16.02
CERT. NOTICE:	10.00
AD FEES:	95.00

TAX YEAR 2005

TAXES:	8.01
INTEREST:	15.06
AD FEES:	95.00
CERT. NOTICE:	15.00

TAX YEAR 2006

TAXES:	8.01
--------	------

INTEREST:	14.10
AD FEES:	95.00
CERT. NOTICE:	15.00

TAX YEAR 2007

TAXES:	8.01
INTEREST:	13.14
CONVERSION PENALTY:	110.00

TAX YEAR 2008

TAXES:	16.06
INTEREST:	24.41
CONVERSION PENALTY:	85.00

TAX YEAR 2009

TAXES:	16.15
INTEREST:	22.61
CONVERSION PENALTY:	80.00

TAX YEAR 2010

TAXES:	16.15
INTEREST:	20.83

TAX YEAR 2011

TAXES:	16.15
INTEREST:	18.90

TAX YEAR 2012

TAXES:	16.15
INTEREST:	16.96

TAX YEAR 2013

TAXES:	16.15
INTEREST:	15.02

TAX YEAR 2014

TAXES:	16.15
INTEREST:	13.08

TAX YEAR 2015

TAXES:	16.15
INTEREST:	11.14

TAX YEAR 2016

TAXES:	25.63
INTEREST:	14.35

TAX YEAR 2017

TAXES:	25.63
INTEREST:	11.53

TAX YEAR 2018

[

TAXES: 25.63
INTEREST: 8.46

TAX YEAR 2019
TAXES: 25.83
INTEREST: 5.42

TAX YEAR 2020
TAXES: 25.83
INTEREST: 2.32

Total Due: \$1,711.13

THE ABOVE FIGURES ARE GOOD THRU: 9/29/2021 , AND MUST BE RECEIVED ON OR BEFORE 9/29/2021

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**

PARISH OF LAFAYETTE

STATE OF LOUISIANA

PROPERTY ADJUDICATED
TO THE PARISH OF LAFAYETTE

For Unpaid Taxes, 19 99

When Sold MAY 03, 2000

When Recorded JUNE 12, 2000

COB Folio et seq.

Filed in Clerk of Court, Fifteenth
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FILE NO.
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T18108

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NAME AND DESCRIPTION OF PROPERTY

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WARD NO. CITY ASSESSMENT NO. 00015374

J & M DEVELOPMENT INC

LOT 8 PARKSIDE ESTATES PHASE I

FOR 1999 ASSESSMENT 310

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

REGISTERED NOTICE & ADVERTISING \$ 45.00

PARISH TAX \$ 25.71





RECEIVED

NOV 11 2021

Lafayette Consolidated Government
Chief Administrative Officer

Internal Memorandum

Development and Planning Department
Office of the Director (9010)

TO: Cydra Wingerter **DATE:** November 12, 2021

FROM: Mary Sliman, Director

SUBJ: ***1124 EAST ALEXANDER STREET, ASSESSMENT No. 6015374
ADJUDICATED PROPERTY DISPOSITION BY SALE TO ADJOINING PROPERTY OWNER
JOINT COUNCIL RESOLUTION FOR ADOPTION – DECEMBER 1, 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 1124 East Alexander Street, an adjudicated property as identified by the Lafayette Parish Tax Assessor's Office, by adopting the anticipated costs of the sale of 710 North Bienville Street as the sale price.

The property proposed for disposition has been adjudicated to the City of Lafayette since 2000 and the Parish of Lafayette since 2001. Property tax and lien arrearages are \$1,711.13 to the City and \$3,788.76 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 1124 and 1126 East Alexander Street;
8. Adjudication Certificates; and,
9. LUS/LPSO letters documenting tax/environmental liens.

If all is in order, please submit for adoption on the December 1, 2021 City Council and Parish Council agendas.

A handwritten signature in cursive script that reads 'Mary Sliman'.

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 1124 East Alexander Street (Assessment No. 6015374), 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: December 1, 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 (4 pages)
 - G. Affidavits (2 pages)
 - H. Assessor's reports on 1124 and 1126 East Alexander Street. (2 pages)
 - I. City and Parish Adjudication Certificates (5 pages)
 - J. LUS/LPSO letters documenting tax/environmental liens (6 pages)

5) **FISCAL IMPACT:**

Fiscal Impact (will be detailed in Cost-Revenue Analysis)

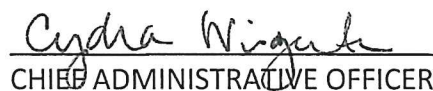
No Fiscal Impact

RECOMMENDED BY:



MARY SLIMAN, DIRECTOR

APPROVED FOR AGENDA:


CHIEF ADMINISTRATIVE OFFICER

