



**A RESOLUTION AUTHORIZING THE CONVEYANCE OF REAL PROPERTY
TO THE CITY OF MADISON, MISSISSIPPI,
(2073 Main Street, Madison, Mississippi)
PURSUANT TO MISS. CODE ANN. § 19-7-3(3)**

WHEREAS, pursuant to a title review and search of various records, including the land records of Madison County, Mississippi (the County), the results of which being attached to this Resolution and considered part thereof (Exhibit A), the County owns a parcel of land with the following legal description:

A lot 60 feet East and West and 60 feet North and South, immediately North of and adjacent to the lot upon which is constructed the water tank of the Town of Madison, said lot being in the corner of Madison Street and Main Street; Section 8, Township 7 North, Range 2 East (County Tax Parcel #072C-08C-053)

and the physical address of 2073 Main Street, Madison, Mississippi; and

WHEREAS, Mississippi Code Annotated Section 19-7-3(3) authorizes a county to dispose of county-owned property, conditioned upon certain findings by the Madison County Board of Supervisors (the Board), within its sole discretion; and

WHEREAS, said statute allows the County to convey said property by resolution duly and lawfully adopted and spread upon its minutes, upon the finding and determination by the Board, within its discretion, that:

1. the county-owned property is no longer needed for county or related purposes and is not to be used in the operation of the county,
2. the sale of the property in the manner otherwise provided for by law is not necessary or desirable for the financial welfare of the county, and
3. the use of the county property for the purpose for which it is to be sold, conveyed or leased will promote and foster the development and improvement of the community in which it is located and the civic, social, educational, cultural, moral, economic or industrial welfare thereof; and

WHEREAS, pursuant to a majority vote of the Board at a regular meeting held on September 7, 2021, as shown upon the minutes attached hereto (Exhibit B), the Board decided to transfer its ownership and convey the above-described land and the building which sits upon it, by quitclaim deed to the City of Madison (the City), pursuant to Mississippi Code Annotated Section 19-7-3(3); and

WHEREAS, the Board, pursuant to majority vote at an official meeting held on September 7, 2021, declared the subject property surplus as it has no value to the County in that it has not been needed, occupied, or used by the County for decades and will not be used for county or related purposes or in the operation of the county (Exhibit B); and

WHEREAS, the Board has determined that the sale of the above-described property is not necessary or desirable for the financial welfare of the county as evidenced by declining two offers to negotiate for the sale of the property in recent years; and

WHEREAS, the Board is aware that the Junior Auxiliary of Madison, a civic, social, and eleemosynary community organization, has regularly and continuously occupied and used the subject lot and building for decades for social benefit enterprises, and the Board finds such use of the property will promote and foster the development and improvement of the community in which the property is located and the civic, social, educational, cultural, moral, economic and/or industrial welfare thereof; and

WHEREAS, the Board desires that the property in question will continue to be used by the Junior Auxiliary of Madison and/or other local organizations that promote and foster the development and improvement of the community in which the property is located and the civic, social, educational, cultural, moral, economic and/or industrial welfare thereof; and

WHEREAS, the City has represented to the County that it would undertake title to the building aware of these considerations and conditions, and the Board finds that the social, civic, educational, cultural, moral and economic interests of the County would be enhanced, fostered, and promoted if ownership of said property would be transferred to the City, who would then in turn, continue to offer oversight to the Junior Auxiliary of Madison County and/or other local organizations to provide programs that serve to benefit the area where the property is located; and

WHEREAS, the determination of what suffices as good and valuable consideration for the conveyance of surplus property pursuant to Mississippi code section 19-7-3(3) is within the discretion of the Board, the Board finds that said furtherance of its interests in promoting and fostering the development and improvement of the community by use of the subject property for such causes constitutes good and valuable consideration in exchange for conveyance of the subject property;

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD that, based upon the above findings and determinations in satisfaction of Mississippi code section 19-7-3(3), the property located at 2073 Main Street, Madison, Mississippi, shall be conveyed to the City by quitclaim deed signed by the President of the Board, attested by the Madison County Chancery Clerk, and filed within the official land records of Madison County, Mississippi, all such being spread upon the official minutes of the Madison County Board of Supervisors.

BE IT FURTHER RESOLVED that the conditions of conveyance, including the consideration, be incorporated into the deed the County shall give the City.

BE IT FURTHER RESOLVED that this Resolution shall be in full force and effect upon its passage and approval and the associated deed shall be in effect upon delivery to the City of Madison.

The motion being made by Supervisor _____,

and seconded by Supervisor _____ was

Approved by the following vote:

Supervisor Sheila Jones _____

Supervisor Trey Baxter _____

Supervisor Gerald Steen _____

Supervisor Karl Banks _____

Supervisor Paul Griffin _____

Madison County Board of Supervisors

By _____
Karl Banks, President

ATTEST:

By _____
Ronny Lott, Chancery Clerk

(SEAL)