

RESOLUTION AND ORDER OF SALE OF LAND

STATE OF TEXAS §
 §
COUNTY OF ORANGE §

WHEREAS, Section 11.151 of the Texas Education Code provides that the trustees of an independent school district may convey property that is no longer necessary for the operation of the school district; and

WHEREAS, the West Orange-Cove Consolidated Independent School District (“WOCCISD” or “District”) Board of Trustees is the governing body of District, a political subdivision of the State of Texas;

WHEREAS, the District owns that certain tract of land containing approximately 8.178 acres, as more particularly described by metes and bounds on the attached Exhibit A (“Property”); and

WHEREAS, the District administration advertised for bids in accordance with Section 272.001 of the Local Government Code and received an offer for purchase of the Property from Brazoria County Alternative Academy for Thirteen Thousand and no/ 100 Dollars (\$ 13,000.00) (“Buyer’s Offer”); and

WHEREAS, the Board has considered whether the ownership of the Property is necessary for the operation of the District; and

WHEREAS, the Administration recommends to the Board of Trustees to accept the Buyer’s Offer and sell and convey the Property to the Buyer pursuant to the Special Warranty Deed (“Deed”) in the form to be finalized by the administration and signed by the President of the Board of Trustees.

THEREFORE, BE IT RESOLVED AND ORDERED BY WEST ORANGE-COVE CONSOLIDATED INDEPENDENT SCHOOL DISTRICT BOARD OF TRUSTEES THAT:

1. all of the above paragraphs are incorporated into and made part of this Resolution and Order; and

2. the Board declares that the Property is surplus property no longer necessary for District purposes; and

3. the Buyer's Offer is hereby accepted by the Board of Trustees on behalf of the District and the Board authorizes the President of the Board of Trustees to execute the Deed conveying the Property and authorizes the Superintendent or his designee to take all additional actions necessary or advisable to consummate the conveyance of the Property to Buyer, including without limitation, negotiating and executing the purchase and sale contract and any other documents necessary or advisable to close the transaction.

PASSED, APPROVED and ADOPTED this 5th day of May, 2016.

Ruth Hancock
President, Board of Trustees

Attest:

Linda Platt-Bryant
Secretary, Board of Trustees

EXHIBIT A

LEGAL DESCRIPTION 8.178 Acre Tract

January 26, 2016

Being a 8.178 acre tract or parcel of land out of the JOHN HARMON SURVEY, ABSTRACT No. 12, Orange County, Texas, and being out of and a part of that certain, 9.056 acre tract or parcel of land conveyed to the Trustees of the West Orange Independent School District, by deed recorded in Volume 232 Page 523, of the Deed Records, Orange County, Texas, said 8.178 acre tract being more particularly described as follows;

BEGINNING at a ½" iron rod set for the intersection of the Northeast corner of said 9.056 acre tract, the West right-of-way line of Newton Avenue (Lane Drive), and also being the Southeast corner of Lot 11, Dale View Subdivision, recorded in Volume 4, Page 36, Map Records, Orange County, Texas, from which a ½" iron rod found for the intersection of the Northeast corner of Lot 8, the Southeast corner of Lot 7, and the West right-of-way line of Newton Avenue (Lane Drive), bears North 01 deg. 50 Min. 00 Sec. West, a distance of 256.00 feet, (called 256.00'), also from which a ½" iron rod found for the intersection of the Northeast corner of Lot 2, the West right-of-way line of Newton Avenue (Lane Drive), also being the South right-of-way line of Western Avenue, bears North 01 deg. 50 Min. 00 Sec. West, a distance of 641.44 feet, (called 640.00');

THENCE South 01 Deg. 50 Min. 00 Sec. East, along and with the West right-of-way line of Newton Avenue (Lane Drive), for a distance of 462.17 feet, to a ½" iron rod set for the intersection of the West right-of-way line of Newton Avenue (Lane Drive), the North right-of-way line of Bonham Street;

THENCE South 88 Deg. 10 Min. 00 Sec. West, along and with the North right-of-way line of said Bonham Street, for a distance of 770.74 feet, to a ½" iron rod set for the intersection of the North right-of-way line of said Bonham Street, the East right-of-way line of Quincy Street;

THENCE North 01 Deg. 50 Min. 00 Sec. West, along and with the East right-of-way line of said Quincy Street, for a distance of 462.17 feet, to a ½" iron rod set for the intersection of the East right-of-way line of said Quincy Street, the Northwest corner of said 9.056 acre tract, and also being the Southwest corner of Lot 8, Fair Park Addition Volume 6 Page 15, Map Records, Orange County, Texas;

THENCE North 88 Deg. 10 Min. 00 Sec. East, along and with the North line of said 9.056 acre tract, and the South line of said Fair Park Addition, for a distance of 770.74 feet, to the POINT OF BEGINNING and containing, 8.178 Acres, of land.



WM. LEE JAMES R.P.L.S. No. 2815
Job#15-0449

