

**RESOLUTION NO. 1807**

**A RESOLUTION OF THE CITY OF NEVADA, MISSOURI, AUTHORIZING AND DIRECTING THE PURCHASE OF AN OUTSTANDING, PURCHASE-MONEY DEED OF TRUST TO PROTECT THE CITY'S INTEREST IN 610 SOUTH COLLEGE STREET**

**WHEREAS**, the Council finds and declares that a pending tax sale of property encumbered by numerous liens will impede or eliminate the City's ability to collect any amounts due it which costs exceed \$14,000 for previous demolition and nuisance abatement costs, and;

**WHEREAS**, Failure to act could result in losing the entire special tax liens, due to a pending tax sale. Additionally, selling the property will enable the property's revitalization and development, return it to the tax rolls, and allow the city to use the proceeds for further abatement and cleanup efforts, and;

**WHEREAS**, the administration recommends maximizing recovery of previous costs for demolition and nuisance abatement by purchasing the existing, senior deed of trust in an amount not to exceed \$2,000, and:

**WHEREAS**, the liens are attached to the following property known as 610 South College Street described as follows:

Parcel #: 18-3.0-08-001-026-008.000

Lots Two (2) and Three (3) of Block Ten (10) of Fairground Addition to the City of Nevada, Missouri

**NOW THEREFORE, BE IT RESOLVED THAT**, the City Manager or his designee is authorized to acquire the said deed of trust in an amount not to exceed \$2,000 and is directed to execute such documents as may be reasonably required to perfect the City's title and to maximize the city's recovery, conditioned upon the ability to obtain insurable title at reasonable cost.

**PASSED, APPROVED AND ADOPTED** by the City Council of the City of Nevada, Missouri, this 20th day of August, 2024.



ATTEST:

*Cynthia Dye*

CYNTHIA DYE, CITY CLERK

*George C. Knox*

GEORGE C. KNOX, MAYOR

**AGENDA ITEM**  
**August 20, 2024**

**Subject: Special Assessment Protection**

**Department: Administration**

This Resolution will authorize the City Manager or his designee to negotiate the acquisition of the outstanding, purchase-money deed of trust encumbering 610 South College Street, provided that the City can obtain insurable title by either foreclosing or by paying the existing liens, whichever is most cost effective. The City currently has over \$14,000 invested in demolition and nuisance abatement costs. The third offering tax sale on August 26<sup>th</sup> threatens to eliminate these special tax bills. Title is currently encumbered by the senior, purchase-money deed of trust at issue plus state tax liens.