

BILL NO. 2020-043

ORDINANCE NO. 8339

A SPECIAL ORDINANCE OF THE CITY OF NEVADA, MISSOURI, AUTHORIZING AND DIRECTING THE TRANSFER OF A TRACT OF REAL ESTATE TO THE NEVADA ANIMAL SHELTER CORPORATION, A MISSOURI NONPROFIT CORPORATION, TO ACCOMMODATE FINANCING OF AN ANIMAL SHELTER FOR THE CITY OF NEVADA, MISSOURI.

Be it Ordained by the City Council of the City of Nevada, Missouri, that:

**Section 1.** The Mayor and City Clerk are hereby authorized and directed to transfer the following described tract of real estate of the City of Nevada, Missouri, to the Nevada Animal Shelter Corporation, a Missouri Nonprofit Corporation:

All of Lot Nineteen (19) of Nevada Industrial Park, a subdivision in Section Twenty-Seven (27), Township Thirty-Six North (36N), Range Thirty-One West (31W), Vernon County, Missouri, except a tract described as follows:

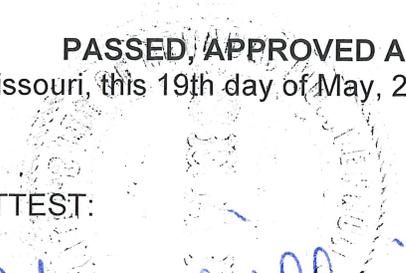
Beginning at the Norwest corner of Lot Nineteen (19); thence S80°00'00"E along the North line of Lot Nineteen (19), a distance of 260.00 feet; thence N50°00'00" along the North Line of Lot Nineteen (19), a distance of 400 feet; thence S25°05'15"E along an extension of the common line between Lots Eighteen (18) and Sixteen (16), a distance of 142.78; thence S54°23'32W, 317.10 feet; thence S80°57'33"W 136.26 feet; thence N73°15'16"W, 242.79 feet to a point on the West line of Lot Nineteen (19); thence N01°59'53"E along the West line of Lot Nineteen (19), a distance of 53.46 feet to the point of beginning.

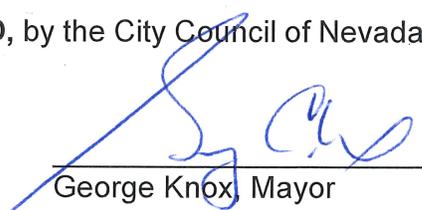
**Section 2.** The Mayor and City Clerk are authorized and directed to execute a warranty deed to perfect the transfer and complete appropriate delivery of the deed.

**Section 3.** Ordinance No. 8305 addressing an alternate arrangement, is hereby repealed.

**PASSED, APPROVED AND ADOPTED**, by the City Council of Nevada, Missouri, this 19th day of May, 2020.

ATTEST:

  
  
Joanna Williams, City Clerk

  
George Knox, Mayor

**GENERAL WARRANTY DEED**

**THIS INDENTURE**, made on the 19<sup>th</sup> day of May, 2020, by and between The City of Nevada, Missouri, a Home Rule Charter City organized under Article VI, Section 19, of the Constitution of Missouri, and The Nevada Animal Shelter Corporation, GRANTEE, c/o Mark Mitchell, 110 South Ash Street, Nevada, Missouri 64772,

**WITNESSETH**, that the said Grantor, in consideration of the sum of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION, to it paid by the said Grantee, the receipt of which is hereby acknowledged, does by the presents GRANT, BARGAIN AND SELL, CONVEY AND CONFIRM unto the said Grantee, and unto its successors and assigns, the following described lots, tracts or parcels of land, lying, being and situate in the County of Vernon and State of Missouri, to-wit:

All of Lot Nineteen (19) of Nevada Industrial Park, a subdivision in Section Twenty-Seven (27), Township Thirty-Six North (36N), Range Thirty-One West (31W), Vernon County, Missouri, except a tract described as follows:

Beginning at the Norwest corner of Lot Nineteen (19); thence S80°00'00"E along the North line of Lot Nineteen (19), a distance of 260.00 feet; thence N50°00'00" along the North Line of Lot Nineteen (19), a distance of 400 feet; thence S25°05'15"E along an extension of the common line between Lots Eighteen (18) and Sixteen (16), a distance of 142.78; thence S54°23'32W, 317.10 feet; thence S80°57'33"W 136.26 feet; thence N73°15'16"W, 242.79 feet to a point on the West line of Lot Nineteen (19); thence N01°59'53"E along the West line of Lot Nineteen (19), a distance of 53.46 feet to the point of beginning.

**TO HAVE AND TO HOLD** the premises aforesaid, with all singular, the rights, privileges, appurtenances and immunities thereto belonging, or in any wise appertaining, unto the said Grantee, and unto its successors and assigns forever; the said Grantor hereby covenanting that it is lawfully seized of an indefeasible estate in fee in the premises herein conveyed; that it has good right to convey the same; that the said premises are free and clear of any encumbrances done or suffered by it, or those under whom they claim; and that it will warrant and defend the title to the said premises unto the said Grantee, and unto its successors and assigns forever, against the lawful claims and demands of all persons whomsoever.

**IN WITNESS WHEREOF**, the said Grantor has hereunto set its hand and seal the day and year first above written.

