

**A RESOLUTION ACCEPTING AN OFFER TO PURCHASE THE PROPERTY
LOCATED AT 122 PECAN STREET IN CREEDMOOR**

WHEREAS, the City of Creedmoor (the “City”) owns the property located at 122 Pecan Street in Creedmoor (Granville County PIN 0896-41-6403) (the “Property”); and

WHEREAS, pursuant to a resolution adopted by the Creedmoor Board of Commissioners on May 4, 2021, the City has offered the Property for sale pursuant to the upset bid process set forth in N.C. Gen. Stat. § 160A-269 and subject to the restrictions set forth in Section 2 of this resolution; and

WHEREAS, Mr. Larry Morgan was the successful bidder on the Property, with a bid of One Thousand 00/100 Dollars (\$1,000.00);

NOW THEREFORE, THE CREEDMOOR BOARD OF COMMISSIONERS RESOLVES AS FOLLOWS:

Section 1. Mr. Morgan’s offer of One Thousand 00/100 Dollars (\$1,000.00) for the purchase of the Property is hereby accepted. The Creedmoor City Attorney’s office shall prepare a purchase contract and quitclaim deed, and the Creedmoor City Manager shall be authorized to execute both documents on behalf of the City without further review or approval by the Creedmoor Board of Commissioners.

Section 2. The sale of the Property shall be contingent upon the following requirements:

- A. Within ninety (90) days of the purchase of the Property, the purchaser shall remove all debris on the Property that is visible to the naked eye; and
- B. The deed granting title to the Property shall contain a covenant prohibiting the construction or placement of any dwelling unit of any size or any other structure greater than 100 square feet on the Property. The deed shall further grant the City of Creedmoor the right to enforce the covenant; and
- C. Violation of either requirement shall be considered a violation of the terms of the purchase agreement for the Property, and the City shall be entitled to bring suit to enforce the terms of the purchase agreement, with the City being entitled to damages or specific performance as well as attorney’s fees incurred by reason of litigation brought to enforce the terms of the purchase agreement.

Section 3. This resolution shall be effective upon adoption.

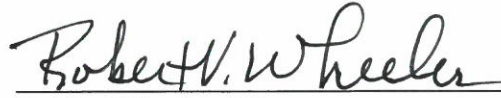
The foregoing resolution, having been submitted to a vote, received the following vote and was duly adopted this 7th day of September, 2021.

Ayes: 5

Noes: _____

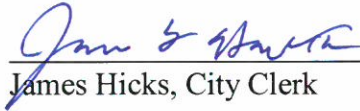
Absent or Excused: _____

Dated: September 7th, 2021



Bobby Wheeler, Mayor

Attest:



James Hicks, City Clerk

