

BILL NO. \_\_\_\_\_

ORDINANCE NO. \_\_\_\_\_

AN ORDINANCE AUTHORIZING THE MAYOR AND CITY CLERK OF THE CITY OF PERRYVILLE, MISSOURI, TO ATTEST TO THE CITY'S ACCEPTANCE OF CERTAIN PROPERTY, WHICH SAID PROPERTY IS PARTICULARLY SET FORTH IN THE ATTACHED GENERAL WARRANTY DEED.

NOW, THEREFORE, BE IT ORDAINED BY THE MAYOR AND BOARD OF ALDERMEN OF THE CITY OF PERRYVILLE, MISSOURI, AS FOLLOWS:

Section 1. The Mayor and Board of Aldermen of the City of Perryville, Missouri, do hereby accept the General Warranty Deed from **HABITAT FOR HUMANITY – CAPE AREA, a not for profit corporation**, which is attached hereto, subject to all of the terms and conditions therein expressed.

Section 2. The Mayor and City Clerk of the City of Perryville be, and they are, hereby authorized to do all acts and execute all instruments appropriate or necessary to accept the General Warranty Deed.

Section 3. The City Clerk is hereby directed to file a copy of the General Warranty Deed with the Recorder of Deeds of Perry County, Missouri.

Section 4. If any section, subsection, sentence, clause, phrase or portion of this ordinance is, for any reason, held invalid or unconstitutional by any court of competent jurisdiction, such portion shall be deemed a separate, distinct and independent provision and such holding shall not affect the validity of the remaining portions hereof.

Section 5. This ordinance shall take effect and be in force from and after its passage and approval.

FIRST READING: \_\_\_\_\_.

SECOND READING: \_\_\_\_\_.

PASSED AND APPROVED this \_\_\_\_ day of \_\_\_\_\_, 2021, by a vote of \_\_\_\_ ayes, \_\_\_\_ nays, \_\_\_\_ abstentions, and \_\_\_\_ absent.

CITY OF PERRYVILLE, MISSOURI

By: \_\_\_\_\_  
Mayor

ATTEST:

\_\_\_\_\_  
City Clerk

27.00 due

11:02

CPV



DANA J PRITCHARD, RECORDER OF DEEDS  
PERRY COUNTY, MISSOURI

DOC# 2021R01144

REC DATE: 04/01/2021

REC TIME: 11:02AM

PAGES: 2

REC FEE: \$27.00

CERTIFIED BY: Jammy Holcomb  
DEPUTY

### General Warranty Deed

THIS INDENTURE made on the 18<sup>th</sup> day of March, 2021, by and between **HABITAT FOR HUMANITY – CAPE AREA**, a not for profit corporation, of the County of Cape Girardeau in the State of Missouri, "Grantors," and **CITY OF PERRYVILLE, MISSOURI**, a municipal corporation, of the County of Perry in the State of Missouri, "Grantee."

Grantee's Mailing Address: 215 North West Street, Perryville, Missouri 63775

WITNESSETH, that the said Grantors, in consideration of the sum of Ten Dollars and other good and valuable consideration to them paid by the said Grantee, the receipt of which is hereby acknowledged, do by these presents Grant, Bargain and Sell, Convey and Confirm, unto the said Grantee, its successors and assigns, the following described Lots, Tracts or Parcels of Land, lying, being and situate in the County of Perry and State of Missouri, to-wit:

Part of Lot 26 of Christopher Popp's Second Addition to the City of Perryville, Missouri, and part of a tract of land conveyed to Henry F. Johnson and Iva B. Johnson, his wife, by deed recorded in Book 127, Page 305 and 306 of the Deed Records of Perry County, Missouri, and being in Surveys 846 and 2129, Township 35 North, Range 11 East of the Fifth Principal Meridian, described as follows to wit: Beginning at the northeast corner of said Lot 26, it being the northwest corner of Perryville Public School lot on North Street in said city, running thence South 89 ½ degrees West with the south line of North Street 73 feet to a point; thence South 92 feet to a point; thence North 89 ½ degrees East, 73 feet to a point on the west line of said Public School lot; thence North 92 feet to the place of beginning.

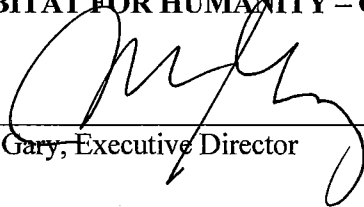
TO HAVE AND TO HOLD the premises aforesaid, with all and singular the rights, privileges, appurtenances and immunities thereto belonging or in anywise appertaining unto the said Grantee and unto its successors and assigns **FOREVER**, the said Grantors hereby covenanting that they are lawfully seized of an indefeasible Estate in Fee in the premises herein conveyed; that they have good right to convey the same; that the said premises are free and clear of any encumbrance done or suffered by them or those under whom they claim, and that they 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.

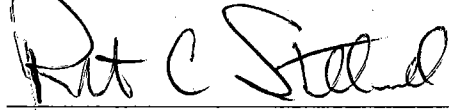
**IN WITNESS WHEREOF**, the said Grantors have hereunto set their hands the day and year first above written.

**HABITAT FOR HUMANITY – CAPE AREA**

(NO SEAL)

  
\_\_\_\_\_  
John Gary, Executive Director

ATTEST:

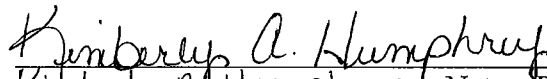
  
\_\_\_\_\_  
Bob Stillwell, Secretary

STATE OF MISSOURI )

COUNTY OF CAPE GIRARDEAU ) ss.

On this 18<sup>th</sup> day of March, 2021, before me personally appeared John Gary, to me known, who being by me first duly sworn did say that he is the Executive Director of Habitat for Humanity – Cape Area, a not for profit corporation of the State of Missouri, and said instrument was signed on behalf of said corporation by authority of its Board of Directors, and said John Gary acknowledged said instrument to be the free act and deed of said corporation.

**IN TESTIMONY WHEREOF**, I have hereunto set my hand and affixed my official seal at my office in said county and state the day and year first above written.

  
\_\_\_\_\_  
Kimberly A. Humphrey, Notary Public  
State of Missouri  
County of Cape Girardeau  
My term expires: 12/8/24

