

**RESOLUTION  
R 30-16**

**A RESOLUTION AUTHORIZING  
THE TRANSFER OF TITLE TO SURPLUS REAL ESTATE  
PURSUANT TO 65 ILCS 5/11-76-4.1  
(581 West Madison Street)**

**WHEREAS**, the Village is the owner of the following-described 51.98 foot by two hundred (200) foot improved with a single family residence parcel of real estate, currently zoned R-3 Single-Family Residential District:

LOT 35 IN SURGES FARM ESTATES, A SUBDIVISION OF PART OF THE SOUTHWEST 1/4 OF SECTION 7 AND OF PART OF THE NORTHWEST 1/4 OF SECTION 18, TOWNSHIP 39 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED OCTOBER 19, 1943 AS DOCUMENT 454869, IN DUPAGE COUNTY, ILLINOIS;

PIN: 06-18-100-001-0000;

Common Address: 581 West Madison Street, Lombard, IL 60148;

(hereinafter the "Madison Street Property"); and

**WHEREAS**, the President and Board of Trustees have determined that the following portions of the Madison Street Property are surplus property:

**PARCEL 1**

THAT PART OF LOT 35 IN SURGES FARM ESTATES SUBDIVISION, BEING A SUBDIVISION IN THE SOUTHWEST QUARTER OF SECTION 7 AND THE NORTHWEST QUARTER OF SECTION 18, TOWNSHIP 39 NORTH, RANGE 11 EAST OF THE THIRD PRINCIPAL MERIDIAN ACCORDING TO THE PLAT THEREOF RECORDED OCTOBER 19, 1943 AS DOCUMENT NO. 45869 IN DUPAGE COUNTY, ILLINOIS, BEING DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF SAID LOT 35; THENCE EASTERLY ALONG THE NORTH LINE OF SAID LOT 35 (ALSO BEING THE SOUTH RIGHT-OF-WAY LINE OF MADISON STREET) HAVING AN ILLINOIS COORDINATE SYSTEM, EAST ZONE (N.A.D. 83 WITH 2007 ADJUSTMENT) GRID BEARING OF NORTH 87 DEGREES 04 MINUTES 18 SECONDS EAST, A DISTANCE OF 35.00 FEET; THENCE SOUTH 43 DEGREES 39 MINUTES 58

SECONDS WEST, 50.86 FEET TO A POINT ON THE WEST LINE OF SAID LOT 35 (ALSO BEING THE EAST RIGHT-OF-WAY LINE OF ILLINOIS ROUTE 53); THENCE NORTH 00 DEGREES 15 MINUTES 38 SECONDS EAST, 35.00 FEET ALONG SAID WEST LINE TO THE POINT OF BEGINNING.

SAID PARCEL CONTAINING 0.014 ACRES, MORE OR LESS.

and

**PARCEL 2**

THAT PART OF LOT 35 IN SURGES FARM ESTATES SUBDIVISION, BEING A SUBDIVISION IN THE SOUTHWEST QUARTER OF SECTION 7 AND THE NORTHWEST QUARTER OF SECTION 18, TOWNSHIP 39 NORTH, RANGE 11 EAST OF THE THIRD PRINCIPAL MERIDIAN ACCORDING TO THE PLAT THEREOF RECORDED OCTOBER 19, 1943 AS DOCUMENT NO. 45869 IN DUPAGE COUNTY, ILLINOIS, BEING DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHWEST CORNER OF SAID LOT 35; THENCE NORTHERLY ALONG THE WEST LINE OF SAID LOT 35 (ALSO BEING THE EAST RIGHT-OF-WAY LINE OF ILLINOIS ROUTE 53) HAVING AN ILLINOIS COORDINATE SYSTEM, EAST ZONE (N.A.D. 83 WITH 2007 ADJUSTMENT) GRID BEARING OF NORTH 00 DEGREES 15 MINUTES 38 SECONDS EAST, A DISTANCE OF 67.17 FEET; THENCE NORTH 43 DEGREES 39 MINUTES 58 SECONDS EAST, 50.86 FEET TO A POINT ON THE NORTH LINE OF SAID LOT 35 (ALSO BEING THE SOUTH RIGHT-OF-WAY LINE OF MADISON STREET); THENCE NORTH 87 DEGREES 04 MINUTES 18 SECONDS EAST, 165.00 FEET ALONG SAID NORTH LINE TO THE NORTHEAST CORNER OF SAID LOT 35; THENCE SOUTH 00 DEGREES 15 MINUTES 36 SECONDS WEST, 5.01 FEET ALONG THE EAST LINE OF SAID LOT 35; THENCE SOUTH 87 DEGREES 04 MINUTES 18 SECONDS WEST, 10.00 FEET; THENCE SOUTH 02 DEGREES 55 MINUTES 42 SECONDS EAST, 35.00 FEET; THENCE SOUTH 87 DEGREES 04 MINUTES 18 SECONDS WEST, 38.41 FEET; THENCE NORTH 02 DEGREES 55 MINUTES 42 SECONDS WEST, 20.00 FEET; THENCE SOUTH 87 DEGREES 04 MINUTES 18 SECONDS WEST, 99.00 FEET; THENCE SOUTH 69 DEGREES 50 MINUTES 21 SECONDS WEST, 40.92 FEET; THENCE SOUTH 00 DEGREES 15 MINUTES 38 SECONDS WEST, 70.00 FEET TO A POINT ON THE SOUTH LINE OF SAID LOT 35; THENCE SOUTH 87 DEGREES 04 MINUTES 49 SECONDS WEST, 15.02 FEET ALONG SAID SOUTH LINE TO THE POINT OF BEGINNING.

SAID PARCEL CONTAINING 0.126 ACRES, MORE OR LESS.

(Parcel 1 and Parcel 2 are referred to herein collectively as the "Subject Property"); and

**WHEREAS**, the Village has determined that it is in its best interest to convey a fee

simple interest in Parcel 1 of the Subject Property and a temporary easement over Parcel 2 of the Subject Property (hereinafter the "Sale"); and

**WHEREAS**, pursuant to 65 ILCS 5/11-76-4.1, the Village has had the Subject Property appraised by a State-certified real estate appraiser, a copy of the written certified appraisal performed by David White, dated October 20, 2014, being on file with the Village Clerk's office, and subject to public inspection, and incorporated herein by reference (hereinafter the "Appraisal"); and

**WHEREAS**, said Appraisal has determined that the value of the Subject Property is \$14,100.00; and

**WHEREAS**, in accordance with 65 ILCS 5/11-76-4.1, the President and Board of Trustees have determined that the purchase price for the Sale of the Subject Property should not be less than \$11,280.00, which is eighty percent (80%) of the appraised value of the Subject Property; and

**WHEREAS**, it is in the best interests of the Village to complete a Sale of the Subject Property for not less than \$11,280.00;

**NOW, THEREFORE, BE IT RESOLVED** by the President and Board of Trustees of the Village of Lombard, DuPage County, Illinois, as follows:

**SECTION 1:** That Village Staff is hereby authorized to negotiate a Sale of the Subject Property, for a purchase price of not less than \$11,280.00.

**SECTION 2:** That a copy of this Resolution shall be published, upon its adoption and approval, in the *Lombardian*, pursuant to 65 ILCS 5/11-76-4.1.

Adopted this 7th day of April, 2016, pursuant to a two-thirds (2/3rds) roll call vote of the  
Corporate Authorities, as required by 65 ILCS 5/11-76-4.1, as follows:

Ayes: Trustee ----- Fugiel, Foltyniewicz, Johnston, Pike and Ware and  
Village President Keith Giagnorio

Nays: None

Absent: Trustee Whittington

Approved this 7<sup>th</sup> day of April, 2016.

  
Keith T. Giagnorio  
Village President

ATTEST:

  
Sharon Kuderna  
Village Clerk