CLERK RCVD 8/27/18 9:11:25

APPLICATION TO PURCHASE CITY PROPERTY

Submit To: Jodi Quakenbush, City Clerk
City of Council Bluffs
209 Pearl Street
Council Bluffs, IA 51503

THE UNDERSIGNED (hereby designated as Buyers) hereby offer to buy the real estate situated in Council Bluffs, Pottawattamie County, Iowa, generally described as follows:
The South portion of City property referred to as Proposed Lot 2, Arbor Creek Subdivision at the intersection of College Road and Railroad Avenue, Council Bluffs, Iowa.

Buyers are applying to purchase this property for the following purpose(s):
to maintain green space and future expansion of the building and services offered by Midlands Humane Society, including continuation of the shelter agreement with the city.

Buyers offer a total sum of $189,000.00

In consideration of the information above, Buyers hereby certify and agree to the following:

(a) City personnel shall review all applications submitted and make any recommendations deemed appropriate with respects to acceptance, rejection or modification (if any), however, approval of this application shall be in the sole discretion of the Council Bluffs City Council.
(b) Title shall be taken subject to applicable zoning restrictions, and Buyer understands and attests that their proposed use would conform with all permitted uses in that zoning classification. Any proposed use deemed to be non-conforming shall result in forfeiture of this application.
(c) Title shall be taken subject to all applicable easements, covenants, servient estates and any other appurtenant restrictions to the land.
(d) Buyers are not subject to any liens, delinquent taxes, unpaid property violations or other outstanding costs and/or fines associated with property ownership and maintenance.
(e) Buyers shall finance the purchase of the property by any one of the following means (please circle):
    a. Cash
    b. Certified Check
    c. Third Party Mortgage
    d. City Financing with Mortgage/Promissory Note
(f) All subsequent taxes shall be paid by Buyers.
(g) All subsequent special assessments shall be paid by Buyers.
(h) Buyers shall pay a one-time fee of $50 dollars for filing and costs in the event they are awarded title.
(i) Buyers are purchasing the property **AS IS**, and may obtain insurance to cover risk of loss at their own cost.
(j) Buyers are entitled to possession of the described property upon receipt of the City Deed.
(k) Upon payment of the purchase price as provided in paragraph (e), the City shall convey title by City Deed.

MIDLANDS HUMANE SOCIETY
By: Linda Kemp for MHS 10/8/18
Buyer Date

LINDA KEMP, Its: Board Chair
Print Name

Buyer's Attorney: Date

DEBORAH L. PETERSEN of Petersen Law PLLC
Print Name 215 S. Main St. Suite 301, Council Bluffs IA 51503

Internal Use Only

__ Buildable Lot
__ Remnant Parcel
__ Previously Vacated ROW
__ Other

___ Date Received
___ Case # Assigned
___ Payment W/Offer

___ Offer Sufficient For Review

Approved For Processing: _____

CITY OF COUNCIL BLUFFS
Date / Time : 10/10/18 16:25
Payment : $50.00
Receipt # : 647065
Check/Credit Card #: 3192
Clerk : jjjames
Paid By : PETERSEN LAW PLLC

Deborah L. Petersen
215 S. Main Street, Suite 301
Council Bluffs, IA 51503
p: 712-328-8808
f: 712-328-1562

PETERSEN LAW
PLLC

October 8, 2018

Jodi Quakenbush, City Clerk
City of Council Bluffs
209 Pearl Street
Council Bluffs IA 51503

HAND DELIVERED

Re: Midlands Humane Society
Our File No. 9785.00

Dear Jodi:

Enclosed please find an Application to Purchase City Property. Please process in accordance with City policy.

Thank you for your attention to this matter. If you should have any questions, please give me a call.

Sincerely,

PETERSEN LAW PLLC

DEBORAH L. PETERSEN

DLP:dcp

Enclosure

cc: Midlands Humane Society (w/encl) via email

CITY OF COUNCIL BLUFFS
Date / Time : 10/10/18 16:26
Payment : $ 50.00
Receipt # : 647065
Check/Credit Card #: 3192
Clerk : jjjames
Paid By : PETERSEN LAW PLLC