

**RESOLUTION ACCEPTING HIGHEST QUALIFYING BID
TO PURCHASE CITY-OWNED PROPERTY ON DIXIE RIVER ROAD**

WHEREAS, the City of Charlotte City Council (“City Council”) authorized by Resolution dated December 13, 2021, in Resolution Book 52, Page 373, the sale of property as described therein by negotiated offer, advertisement and upset bids;

WHEREAS, said property to be sold is that certain 0.857± acre tract and temporary grading easement more particularly described on Exhibit A, attached hereto and incorporated herein by reference;

WHEREAS, the City Clerk caused a notice of the proposed sale to be published in the Meck Times on December 21, 2021;

WHEREAS, after publication on December 21, 2021, no upset bids were made within the ten (10) days after such notice of sale was published, and Crescent River District, LLC, became the highest and final bidder at a price of \$22,125.00; and **WHEREAS**, the City Council desires to accept such bid.

**THEREFORE, THE CITY COUNCIL OF THE CITY OF CHARLOTTE
RESOLVES THAT:**

1. City Council accepts the offer and sale of property described in the attached Exhibit A to the highest bidder; Crescent River District, LLC, in the amount of \$22,125.00, subject to the terms and conditions set forth in the Resolution referenced hereinabove.
2. The City Manager, or his designee, is authorized to execute the instruments necessary to convey said property.

ADOPTED this 14th day of February 2022.

EXHIBIT A

FEE SIMPLE AREA

COMMENCING at NGS Monument 'Horton', having North Carolina Grid Coordinates of N:530,272.85 and E:1,411,689.07; THENCE South 88 degrees 42 minutes 33 seconds West, a ground distance of 4,813.69 feet to the POINT OF BEGINNING; said point being an existing #4 rebar along the southerly line of Crescent River District, LLC (now or formerly) as described in Deed Book 32152, page 282 of the Mecklenburg County Registry; THENCE with the southerly line of the aforementioned Crescent River District, LLC North 81 degrees 47 minutes 00 seconds East, a distance of 47.05 feet to a calculated point at the centerline of Dixie River Road, an apparent 60-foot public right of way, and marking the southeasternmost corner of the aforementioned Crescent River District, LLC; THENCE along the centerline of Dixie River Road the following four (4) courses and distances: 1) [L1] South 42 degrees 25 minutes 02 seconds West, a distance of 101.34 feet to a calculated point; 2) THENCE [L2] South 46 degrees 04 minutes 23 seconds West, a distance of 203.67 feet to a calculated point; 3) THENCE [L3] South 47 degrees 02 minutes 46 seconds West, a distance of 257.09 feet to a calculated point; 4) THENCE South 46 degrees 07 minutes 10 seconds West, a distance of 412.06 feet to a calculated point within the centerline of Dixie River Road; THENCE leaving said centerline and with a new line the following five (5) courses and distances: 1) [L6] North 43 degrees 23 minutes 38 seconds West, a distance of 27.49 feet to a new right of way monument; 2) THENCE [L7] North 45 degrees 53 minutes 37 seconds East, a distance of 202.23 feet to a new right of way monument; 3) THENCE [L8] North 43 degrees 48 minutes 31 seconds East, a distance of 427.56 feet to a new right of way monument; 4) THENCE [L9] North 45 degrees 55 minutes 57 seconds East, a distance of 150.01 feet to a right of way monument; 5) THENCE [L10] North 46 degrees 20 minutes 52 seconds East, a distance of 134.42 feet to a right of way monument along the southerly line of the aforementioned Crescent River District, LLC; THENCE with said line North 81 degrees 47 minutes 00 seconds East, a distance of 26.58 feet to an existing #4 rebar and POINT OF BEGINNING, having an area of 0.857 Acres, all as shown on survey plat entitled "Dixie River Road Right of Way Dedication Plat," dated 1/5/2021 by Seth F. Martin, PLS of LDSI, Inc.

TEMPORARY GRADING EASEMENT AREA

COMMENCING at NGS Monument 'Horton', having North Carolina Grid Coordinates of N:530,272.85 and E:1,411,689.07; THENCE South 88 degrees 42 minutes 33 seconds West, a ground distance of 4,813.69 feet to an existing #4 rebar along the southerly line of Crescent River District, LLC (now or formerly) as described in Deed Book 32152, page 282 of the Mecklenburg County Registry; THENCE with the southerly line of the aforementioned Crescent River District, LLC South 81 degrees 47 minutes 00 seconds West, a distance of 26.58 feet to a new right of way monument, being the POINT OF

BEGINNING; THENCE leaving the line of the aforementioned Crescent River District, LLC with a new temporary grading easement line the following twenty-one (21) courses and distances: 1) [L10] South 46 degrees 20 minutes 52 seconds West, a distance of 134.42 feet to a new right of way monument; 2) THENCE [L9] South 45 degrees 55 minutes 57 seconds West, a distance of 150.01 feet to a new right of way monument; 3) THENCE [L8] South 43 degrees 48 minutes 31 seconds West, a distance of 427.56 feet to a new right of way monument; 4) THENCE [L7] South 45 degrees 53 minutes 37 seconds West, a distance of 172.66 feet to a calculated point; 5) THENCE [E1] North 28 degrees 06 minutes 25 seconds East, a distance of 52.38 feet to a calculated point; 6) THENCE [E2] North 45 degrees 53 minutes 37 seconds East, a distance of 122.50 feet to a calculated point; 7) THENCE [E3] North 43 degrees 48 minutes 31 seconds East, a distance of 151.69 feet to a calculated point; 8) THENCE [E4] North 18 degrees 36 minutes 49 seconds West, a distance of 8.86 feet to a calculated point; 9) THENCE [E5] South 45 degrees 46 minutes 10 seconds West, a distance of 7.10 feet to a calculated point; 10) THENCE [E6] North 18 degrees 36 minutes 49 seconds West, a distance of 4.62 feet to a calculated point; 11) THENCE [E7] North 48 degrees 23 minutes 58 seconds East, a distance of 6.96 feet to a calculated point; 12) THENCE [E8] North 18 degrees 36 minutes 49 seconds West, a distance of 13.97 feet to a calculated point; 13) THENCE [E9] North 46 degrees 39 minutes 14 seconds East, a distance of 14.39 feet to a calculated point; 14) THENCE [E10] North 19 degrees 38 minutes 46 seconds West, a distance of 7.73 feet to a calculated point; 15) THENCE [E11] North 47 degrees 26 minutes 12 seconds East, a distance of 4.66 feet to a calculated point; 16) THENCE [E12] South 17 degrees 10 minutes 26 seconds East, a distance of 7.80 feet to a calculated point; 17) THENCE [E13] North 46 degrees 37 minutes 13 seconds East, a distance of 141.32 feet to a calculated point; 18) THENCE [E14] North 46 degrees 36 minutes 42 seconds East, a distance of 150.00 feet to a calculated point; 19) THENCE [E15] North 46 degrees 36 minutes 41 seconds East, a distance of 151.67 feet to a calculated point; 20) THENCE [E16] North 81 degrees 25 minutes 14 seconds East, a distance of 9.88 feet to a calculated point; 21) THENCE [E17] North 45 degrees 05 minutes 30 seconds East, a distance of 50.35 feet to a calculated point along the southerly line of the aforementioned Crescent River District, LLC; THENCE with said line North 81 degrees 47 minutes 00 seconds East, a distance of 35.40 feet to the POINT OF BEGINNING, having an area of 0.474 Acres, all as shown on survey plat entitled "Dixie River Road Right of Way Dedication Plat," dated 1/5/2021 by Seth F. Martin, PLS of LDSI, Inc.