



## Legislation Text

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File #: 14102, Version: 1

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### TITLE

Reaffirmation of Declaration of County Owned Property Located on Cedar Lane as Surplus Property and Consideration of Purchase Offer Submitted by William F. Richards, Jr. (Key #369327)

### BRIEF OVERVIEW

Parcel Key 369327 consists of ten (10) acres and is located on Cedar Lane in Brooksville. The Hernando County Board of County Commissioners previously declared this property as surplus on July 24, 2012. The 2023 Property Appraiser's Market Value for this property is \$210,000.00. The offer to purchase this property is being made on behalf of Mr. William F. Richards, Jr. for \$210,000.00. Mr. Richards' offer is equal to 100% of the Property Appraiser's 2023 Market Value.

Staff recommends the offer being made on behalf of Mr. William F. Richards, Jr., in the amount of \$210,000.00 be accepted.

The legal description for this parcel is as follows:

Commence at the East 1/4 Corner of Section 31, Township 22 South, Range 20 E, Hernando County, Florida; Thence Along the North Boundary Line of The Southeast 1/4 of said Section 31, S 87°44 '04" W, A Distance of 1308.28 Feet To the West Boundary Line of the E 1/2 of the Southeast 1/4 of said Section 31; Thence Along said West Boundary Line, S 00°50'53" E A Distance of 321.29 Feet to the East Right of Way of Cedar Lane; Thence Along said East Right Of Way, S 13°16'51" E A Distance of 53.24 Feet; Thence S 17°31 '24" E A Distance Of 128.82 Feet; Thence S 01°36'52" E Distance of 16.12 Feet; Thence Leaving Said East Right of Way, N 89°08'56" E A Distance of 359.06 Feet; Thence N 02° 15'56" W a Distance of 267.16 Feet; Thence N 87°44'04" E A Distance of 907.17 Feet to the East Boundary Line of Said Section 31; Thence Along Said East Boundary Line, N 00°52'12" W a Distance of 255.64 Feet to the Point of Beginning, Containing 10.0 Acres, More or Less

Property Appraiser's Key No.: 369327

Property Appraiser's Parcel ID No.: R31 422 20 0000 0170 0000

### FINANCIAL IMPACT

If this contract is accepted, after closing, the proceeds will be deposited in the following account:

#### Revenue:

**Fund: 0011-General Fund, Account: 3641061-Sale of Surplus Land for (\$210,000.00)**

### LEGAL NOTE

The Board is authorized to act upon this matter pursuant to Section 125.35, Florida Statutes and Art. VII, Section 2-170, Hernando County Code of Ordinances concerning disposition of Real Property.

## **RECOMMENDATION**

If the Board determines that the offer and terms serve the best interest of the County, reaffirm the status of Parcel Key 369327 as surplus and authorize the Chairperson to sign any contracts conveying the property, as well as authorize the County Attorney's Office to prepare, or have prepared, the necessary documents to finalize the transaction and execute same on the Board's behalf including, but not limited to, a statutory deed.

It is recommended the offer being made on behalf of Mr. Richards in the amount of \$210,000.00 be accepted.