

**AGENDA ITEM**  
August 6, 2013

Subject: Wells Fargo Property Transfer

Department: Administration

City of Nevada, Missouri is gifting 702 N. Clay adjacent to Bryan School to the Nevada R-5 School. This ordinance will authorize the execution of the agreement between the City of Nevada to the Nevada R-5 School District.

**BILL NO. 2013-041**

**ORDINANCE NO.**

**AN ORDINANCE OF THE CITY OF NEVADA MISSOURI APPROVING TRANSFER OF PROPERTY AT 702 NORTH CLAY STREET, NEVADA, MISSOURI TO THE NEVADA R-V SCHOOL DISTRICT.**

**BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF NEVADA, MISSOURI THAT:**

**Section 1.** The attached deed is approved for execution to convey to the Nevada R-V School District a lot, title for which was entrusted to the City for the use and benefit of said School District, following foreclosure by Wells Fargo.

**Section 2.** The City Manager and City Clerk are authorized and directed to execute the same.

**PASSED, APPROVED and ADOPTED** by the City Council of the City of Nevada, Missouri, on this \_\_\_\_\_ day of August, 2013.

**CITY OF NEVADA, MISSOURI**

**(SEAL)**

**By:** \_\_\_\_\_  
**Seth Barrett, Mayor**

**Attest:**

\_\_\_\_\_  
**Bev Baker, City Clerk**

## **QUIT CLAIM DEED**

**THIS INDENTURE**, made on the \_\_\_\_ day of August, 2013, by and between the City of Nevada, Vernon County, Missouri, **GRANTOR**, and the Nevada R-V School District, Nevada, Vernon County, Missouri, **GRANTEE**, whose mailing address is 811 West Hickory Street, Nevada, Missouri 64772,

**WITNESSETH**, that the said GRANTOR, in consideration of the sum of **TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION**, to it paid by the said GRANTEE, the receipt of which is hereby acknowledged, does by these presents, **REMISE, RELEASE** and forever **QUIT-CLAIM** unto the said GRANTEE the following described lots, tracts or parcels of land, lying, being and situate in the County of Vernon and State of Missouri, to-wit:

**Lot Eighteen (18) and the South one-half (S<sup>1</sup>/<sub>2</sub> ) of Lot Seventeen (17), of Block Six (6) of Eddlemon's Addition to the City of Nevada, Vernon County, Missouri.**

**Subject to easements, reservations, and restrictions of record, if any.**

**TO HAVE AND TO HOLD** the same, with all the rights, privileges, appurtenances and immunities thereto belonging, unto the said GRANTEE, and unto its successors and assigns forever, so that neither the said GRANTOR, nor its successors or assigns, nor any other person or persons for them or in their name or behalf, shall or will hereafter claim or demand any right or title to the aforesaid premises, or any part thereof, but they and everyone of them shall, by these presents, be excluded and forever barred.

**IN WITNESS WHEREOF**, the said GRANTOR has hereunto affixed its hand and seal the day and year first above written.

**THE CITY OF NEVADA, MISSOURI**

By: \_\_\_\_\_  
J.D. Kehrman, City Manager

**ACKNOWLEDGMENT**

STATE OF MISSOURI )  
 ) ss.  
COUNTY OF VERNON )

On this \_\_\_\_ day of August 2013, before me personally appeared J.D. Kehrman, City Manager, to me personally known, who, being by me duly sworn did say that he is the City Manager of the City of Nevada, Vernon County, Missouri and that the seal affixed to the foregoing instrument is the corporate seal of said City, and that said instrument was signed and sealed in behalf of said corporation by authority of the its City Council and acknowledges the said instrument to be the free act and deed of said City.

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

(SEAL)

\_\_\_\_\_  
Notary Public, State of Missouri



VERNON COUNTY, MISSOURI 07/22/2013 11:39:24AM  
DOUG SHUPE, RECORDER OF DEEDS B-524 P-10  
2013R88543

88543

### QUITCLAIM DEED

THIS QUITCLAIM DEED, Executed on July 9, 2013 by Grantor, US Bank National Association, as Trustee for Credit Suisse First Boston Mortgage Securities Corp., Home Equity Asset Trust 2006-1, Home Equity Pass-Through Certificates, Series 2006-1, whose tax mailing address is c/o Wells Fargo Bank, N.A., 8480 Stagecoach Circle Frederick MD, 21701, for consideration paid, quitclaims to City of Nevada, Grantee, 110 South Ash, Nevada, MO 64772 and whose telephone number is 417-448-5505.

WITNESSETH, That the said first party, for and in consideration of the sum of One Dollar (\$1.00) and other good and valuable consideration paid by the second party, the receipt of which is hereby acknowledged does or do by these presents **QUITCLAIM** unto the said Grantee its successors and assigns forever, all the right, title, interest and claim, if any, which the said Grantor has in and to the following described parcel of land, and the improvements and appurtenances thereto in the County of **Vernon**, State of **Missouri** to wit:

Commonly Known As: 702 North Clay, Nevada, MO 64772

Parcel No.: 18-2.0-4-2-18-9.0

Legal Description:

**LOT EIGHTEEN (18), AND THE SOUTH ONE-HALF (S 1/2) OF LOT SEVENTEEN (17), OF BLOCK SIX (6) OF EDDLEMON'S ADDITION TO THE CITY OF NEVADA, VERNON COUNTY, MISSOURI.**

The property hereinabove described was acquired by the Grantor by instrument **2012R84687** and recorded in Book **516**, Page **224**, **Vernon** County, State of **Missouri**

IN WITNESS WHEREOF, the said Grantor has signed and sealed these presents the day and year first above written.

US Bank National Association, as Trustee for  
Credit Suisse First Boston Mortgage  
Securities Corp., Home Equity Asset Trust  
2006-1, Home Equity Pass-Through  
Certificates, Series 2006-1, by Wells Fargo  
Bank, NA as Attorney-In-Fact

By: Tamara Stone  
Name: \_\_\_\_\_

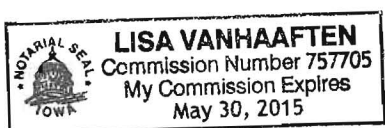
Title: \_\_\_\_\_  
**TAMARA A STONE**  
Vice President Loan Documentation

State of Iowa

County Dallas

On this 9 day of July, A.D., 2013, before me, a Notary Public in and for said county, personally appeared Tamara A Stone, to me personally known, who being by me duly sworn (or affirmed) did say that that person is VPLD (title) of said Wells Fargo Bank, N.A as attorney in fact for **US Bank National Association, as Trustee for Credit Suisse First Boston Mortgage Securities Corp., Home Equity Asset Trust 2006-1, Home Equity Pass-Through Certificates, Series 2006-1**, by authority of its board of (directors or trustees) and the said (officer's name) Tamara A Stone acknowledged the execution of said instrument to be the voluntary act and deed of said (corporation or association) by it voluntarily executed.

Lisa Vanhaaften (Signature) (Stamp or Seal)  
Notary Public



VERNON COUNTY, MISSOURI 07/22/2013 11:39:24AM  
DOUG SHUPE, RECORDER OF DEEDS B-524 P-11  
2013R88543