

Resolution No. 672-21

**Authorizing the Sale of 124 Fairfield Drive
Surplus Property Owned by the Village of Island Lake**

WHEREAS, the Village of Island Lake, Counties of Lake and McHenry, Illinois, owns certain real estate commonly known as 124 Fairfield Drive, Island Lake, Illinois, with the following Property Tax Identification numbers: 09-21-307-019 and 09-21-307-020 (“Subject Property”);

WHEREAS, the Subject Property is a currently a vacant lot, approximately 14,364 square feet in size, classified R-3 Single-Family Residential Zoning District and is no longer needed by the Village;

WHEREAS, the Village is in receipt of a written certified appraisal prepared by Anthony Sherman, a certified appraiser or licensed real estate appraiser dated May 15, 2015, relating to the Subject Property, indicating an appraised value of \$34,000 which appraisal is available for public inspection in the office of the Village Clerk;

WHEREAS, the Village is in receipt of the highest and best offer to buy the Subject Property from Midwest Lifestyle Homes LLC for \$28,000, gross to the Village and the Village desires to accept the offer; and

WHEREAS, this Resolution is authorized by Section 11-76-4.1 of the Illinois Municipal Code (65 ILCS 5/11-76-4.1) relating to the sale of surplus real property owned by the Village.

NOW THEREFORE, BE IT RESOLVED by the Mayor and Trustees as follows:

SECTION 1: The Subject Property is listed for sale with Baird & Warner, a local licensed real estate agency, who will be paid 5% of the full sales price including any encumbrances plus \$450.

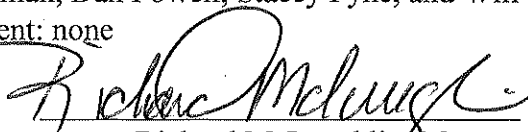
SECTION 2: The Subject Property is hereby declared as surplus municipal real estate, and the Mayor and Clerk, are authorized to accept the offer of Midwest Lifestyle Homes LLC and sell the Subject Property for a gross price of not less than \$28,000 being more than 80% of the appraised value and sign all required documents to contract for and close on the sale.

SECTION 3: This Resolution shall be published once in the Northwest Herald (Lake County edition) at the first opportunity following passage of this Resolution

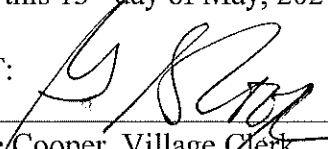
Ayes: Trustees: Chris Carlsen, Chuck Cermak, Dan Powell, Stacey Pyne, and Will Ziegler

Nays: none Abstain: none Absent: none

Adopted this 13th day of May, 2021


Richard McLaughlin, Mayor

ATTEST:


Georgine Cooper, Village Clerk