

**RESOLUTION OF THE TOWNSHIP BOARD OF THE
CHARTER TOWNSHIP OF WHITE LAKE
ACCEPTING THE VOLUNTARY DONATION OF VACANT REAL PROPERTY**

Resolution #22-036

At a regular meeting of the Township Board of the Charter Township of White Lake, Oakland County, Michigan (the "Township"), held in the Township Annex located at 7527 Highland Road, White Lake, Michigan on the 18th day of October 2022, at 7:00 p.m.

PRESENT: _____

ABSENT: _____

The following preamble and resolution were offered by _____ and supported by _____.

WHEREAS, Eugene Ryeson ("Owner") is the owner of a parcel of vacant property, located on the North Side of Highland Road, described in the attached and incorporated Exhibit A (the "Vacant Property"); and

WHEREAS, Ryeson has offered to donate the Vacant Property to the Charter Township of White Lake for the benefit of the public, subject to the Township's agreement that it will sign the tax forms necessary for the owners to realize tax deductions, if any, for which Owner believes it may be eligible; and

WHEREAS, the Owner has been advised by the Township that it is in his best interest to consult with a tax advisor and/or tax attorney regarding the tax implications of such donation; and

WHEREAS, the Owner wishes to donate the Vacant Property by Quit Claim Deed immediately, without allowing the time necessary for the Township to conduct any due diligence on the Vacant Property; and

WHEREAS, the Township acknowledges that there is a defect in title that will need to be resolved prior to any further expenditure of public funds; and

WHEREAS, the Township desires to accept the donation of the Vacant Property, by Quit Claim Deed, for the benefit of the public.

NOW, THEREFORE, BE IT RESOLVED that the Charter Township of White Lake does hereby accept the donation of the Vacant Property from Owner, described in Exhibit A, for the benefit of the public.

BE IT FURTHER RESOLVED that the Charter Township of White Lake hereby agrees to sign the tax forms necessary for Owner to realize tax deductions, if any, for which Owner believes he may be eligible, provided Owner submits such forms to the Township, completed with all information required by such forms and applicable law, within one (1) year of the date of the Closing.

BE IT FURTHER RESOLVED that Owner acknowledges that the Township has not provided any tax advice, counseling, promises, opinions or other information whatsoever regarding tax benefits or consequences that may or may not be available to him or resulting from this donation and transaction, and the Owner acknowledges that he has been advised to and been given the opportunity to consult with his accountants, financial advisers and attorneys for such advice, counseling, promises, opinions and other information.

BE IT FURTHER RESOLVED that the Township Board does hereby authorize the Supervisor to sign the tax documents, subject to review and approval by the Township Attorney.

Upon a roll-call vote for the adoption of the foregoing resolution, the vote was:

AYES:

NAYS:

ABSENT:

RESOLUTION DECLARED ADOPTED.

STATE OF MICHIGAN)
) ss.
COUNTY OF OAKLAND)

CLERK'S CERTIFICATE

The undersigned, being the duly qualified and acting Clerk of the Charter Township of White Lake, Oakland County, Michigan, hereby certifies that (1) the foregoing is a true and complete copy of a resolution duly adopted by the Township Board at a regular meeting held on the 18th day of October 2022, at which meeting a quorum was present and remained throughout, (2) the original thereof is on file in the records in my office; (3) the meeting was conducted, and public notice thereof was given, pursuant to and in full compliance with the Open Meetings Act (Act No. 267, Public Acts of Michigan, 1976, as amended) and (4) minutes of such meeting were kept and will be or have been made available as required thereby.

ANTHONY L. NOBLE, Clerk
Charter Township of White Lake
Dated: _____, 2022

EXHIBIT A

PROPERTY DESCRIPTION

Part of Southwest $\frac{1}{4}$, Section 13, Town 3 North, Range 8 East, White Lake Township, Oakland County, Michigan, beginning at point distant North 87 degrees 47 minutes 00 seconds West, 831.31 feet and North 84.57 feet from South $\frac{1}{4}$ corner, thence South 86 degrees 45 minutes 40 seconds West, 217.06 feet; thence North 89 degrees 32 minutes 10 seconds West, 152.00 feet, thence North 01 degree 25 minutes 15 seconds East, 601.81 feet; thence South 87 degrees 43 minutes 00 seconds East, 212.06 feet; thence South 14 degrees 43 minutes 00 seconds East, 601.95 feet to beginning.

Commonly known as: Vacant Highland Road

Parcel ID No. 12-13-376-014

**STATE OF MICHIGAN
COUNTY OF OAKLAND
CHARTER TOWNSHIP OF WHITE LAKE**

ACKNOWLEDGMENT OF DONATION OF VACANT LAND

The **Charter Township of White Lake**, a Michigan municipal corporation (herein “Township”), hereby agrees to and acknowledges the dedication, donation and conveyance by **Eugene Ryeson** (herein “Owner”), of the following vacant real property (herein the “Property”):

Part of Southwest 1/4, Section 13, Town 3 North, Range 8 East, White Lake Township, Oakland County, Michigan, beginning at point distant North 87 degrees 47 minutes 00 seconds West, 831.31 feet and North 84.57 feet from South 1/4 corner, thence South 86 degrees 45 minutes 40 seconds West, 217.06 feet; thence North 89 degrees 32 minutes 10 seconds West, 152.00 feet, thence North 01 degree 25 minutes 15 seconds East, 601.81 feet; thence South 87 degrees 43 minutes 00 seconds East, 212.06 feet; thence South 14 degrees 43 minutes 00 seconds East, 601.95 feet to beginning.

Commonly known as: Vacant Highland Road

Parcel ID No. 12-13-376-014

REPRESENTATIONS AND WARRANTIES

As a condition of accepting the donation of above-described vacant real property, the Township is relying on the following representations and warranties of Owner, all of which all crucial to inducing the Township to accept this donation:

- To the best of Owner’s knowledge, there is no pending litigation affecting all or any part of the Property, or the Owner’s interest therein.
- There are no options, rights of first refusal, licenses, rental agreements, leases or other rights of occupancy outstanding in respect of the Property.
- To the best of Owner’s knowledge, there are no uncorrected violations of any codes and regulations, health codes or zoning ordinances affecting the Property or the use or enjoyment thereof.
- To the best of Owner’s knowledge there are no easements, either above the surface, at grade or subsurface, other than utility easements of record, which would affect or interfere with the Township’s use and enjoyment of the Property.
- To the best of Owner’s knowledge there are no underground storage tanks or hazardous or toxic substances existing on, under, above or upon the Property as defined in any federal, state or local law, regulation, rule, statute or directive, nor is there any asbestos or urea formaldehyde foam insulation installed in or upon the Property.

The foregoing representations and warranties shall survive the closing of this donation.

VOLUNTARY DONATION

The parties acknowledge that Owner has voluntarily offered and is voluntarily making this donation of the Property to the Township. In connection with such donation, if and only in the manner and to the extent the Township is allowed to do so by law, the Township agrees that it will sign the tax forms necessary for the Owner to realize tax deductions, if any, to which the Owner believes he may be eligible, provided that the Owner submits such forms to the Township, completed with all information required by such forms and applicable law, within one (1) year of the date of the Closing. The Owner acknowledges that neither the Township, nor any of its officials, employees, attorneys, agents or representatives, have given him any tax advice, counseling, promises, opinions or other information whatsoever regarding tax benefits or consequences that may or may not be available to him or resulting from this donation and transaction, and the Owner acknowledges that he should consult with his accountants, financial advisers and attorneys for such advice, counseling, promises, opinions and other information.

As to the donation:

EUGENE RYESON

Dated: _____

As to the acknowledgment:

CHARTER TOWNSHIP OF WHITE LAKE,
a Michigan municipal corporation

BY: _____

Its:

Dated: _____

BY: _____

Its:

Dated: _____

QUIT CLAIM DEED

EUGENE RYESON, a single man (the “Grantor”), whose address is 2801 Ridge Road, White Lake, Michigan 48383, hereby quit claims to the **CHARTER TOWNSHIP OF WHITE LAKE**, a Michigan municipal corporation (the “Grantee”), whose address is 7525 Highland Road, White Lake, Michigan 48383, the following described premises situated in the Township of White Lake, Oakland County, Michigan, described as:

Part of Southwest 1/4, Section 13, Town 3 North, Range 8 East, White Lake Township, Oakland County, Michigan, beginning at point distant North 87 degrees 47 minutes 00 seconds West, 831.31 feet and North 84.57 feet from South 1/4 corner, thence South 86 degrees 45 minutes 40 seconds West, 217.06 feet; thence North 89 degrees 32 minutes 10 seconds West, 152.00 feet, thence North 01 degree 25 minutes 15 seconds East, 601.81 feet; thence South 87 degrees 43 minutes 00 seconds East, 212.06 feet; thence South 14 degrees 43 minutes 00 seconds East, 601.95 feet to beginning.

Commonly known as: Vacant Highland Road
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together with all tenements, hereditaments, appurtenances and improvements thereunto belonging or in any way appertaining (the “Property”), for the sum of One Dollars (\$1.00) and other good and valuable consideration.

Grantor grants to Grantee the right to make all applicable divisions under Section 108 of the Michigan Land Division Act, being Act No. 288 of the Public Acts of 1967, as amended.

The Property may be located within the vicinity of farmland or a farm operation. Generally accepted agricultural and management practices which may generate noise, dust, odors, and other associated conditions may be used and are protected by the Michigan Right to Farm Act.

Dated: October __, 2022

GRANTOR:

EUGENE RYESON, a single man

