

BEFORE THE BOARD OF COUNTY COMMISSIONERS
OF LANCASTER COUNTY, NEBRASKA

RESOLUTION REJECTING ALL BIDS)
RECEIVED DURING THE PUBLIC SALE OF)
THE PROPERTY GENERALLY LOCATED)
AT 2202 SOUTH 11th STREET, LEGALLY) RESOLUTION NO. R-18-0022
DESCRIBED HEREIN, AND LOCATED IN)
THE CITY OF LINCOLN, LANCASTER)
COUNTY, NEBRASKA)

WHEREAS, pursuant to Neb. Rev. Stat. § 23-107.01, as amended, the Lancaster County Board of County Commissioners (“Board”) has the power to sell Lancaster County (“County”) property which no longer serves a county purpose;

WHEREAS, Neb. Rev. Stat. § 23-107.01 further provides that the County may sell such property after determining the fair market value of the property and conducting a public hearing for interested parties to speak for or against the sale of the property and raise any issue regarding the fair market value;

WHEREAS, the County owns property generally located at 2202 South 11th Street, Lincoln, Lancaster County, Nebraska, legally described as:

Lot Three (3), Saint Francis 1st Addition, Lincoln, Lancaster County, Nebraska
 (“Property”);

WHEREAS, on February 6, 2018, the Board conducted a public hearing wherein interested parties were given the opportunity to speak for or against the sale of the Property;

WHEREAS, following public hearing, the Board pursuant to County Resolution R-18-0010 determined that:

1. The Property no longer served a County purpose;
2. The fair market value of the Property was \$2,025,000.00;

3. The public sale of the Property was to be conducted on Thursday, March 8, 2018;
and
4. If no bids were received during the public sale, or if the bids received during the public sale were substantially lower than fair market value, then the Board reserved the right pursuant to Neb. Rev. Stat. § 23-107.01(4) to reject all bids and negotiate a contract for sale of the Property if such negotiated contract for sale is in the best interest of the County; and

WHEREAS, on Thursday, March 8, 2018, the Lancaster County Sheriff's Office conducted the public sale set by Resolution No. R-18-0010, returning to the Board a high bid of \$800,000.00 for the Property, as evidenced by the return from the Lancaster County Sheriff's Office that is attached hereto as Exhibit A and is incorporated herein by this reference;

NOW, THEREFORE, BE IT RESOLVED, by the Lancaster County Board of County Commissioners, that:

1. The bids received during the public sale of the Property are substantially lower than the Property's fair market value; and
2. Pursuant to Neb. Rev. Stat. § 23-107.01(4), the Board rejects all bids for the Property and may negotiate a sale for sale of the Property if such negotiated contract for sale is in the best interest of the County.

DATED this 20th day of March, 2018, at the County-City Building, Lincoln, Lancaster County, Nebraska.

BY THE BOARD OF COUNTY
COMMISSIONERS OF
LANCASTER COUNTY, NEBRASKA

APPROVED AS TO FORM
this 20th day of
March, 2018.

Deputy County Attorney

for PATRICK CONDON
Lancaster County Attorney

RECEIVED

BEFORE THE BOARD OF COUNTY COMMISSIONERS
OF LANCASTER COUNTY, NEBRASKA

MAR 08 2018

LANCASTER COUNTY
CLERK

RESOLUTION REGARDING THE PROPOSED)
SALE OF PROPERTY GENERALLY LOCATED)
AT 2202 SOUTH 11TH STREET, LEGALLY)
DESCRIBED HERIN, AND LOCATED IN THE,)
CITY OF LINCOLN, LANCASTER COUNTY,)
NEBRASKA, WHICH INCLUDES DELCARING)
THAT THE PROPERTY NO LONGER SERVES)
A COUNTY PURPOSE, DETERMING FAIR)
MARKET VALUE, AND SETTING THE DATE)
FOR SALE OF THE PROPERTY)

RESOLUTION NO. R-18-0010

Following a public hearing conducted by the Lancaster County Board of Commissioner on the 6th day of February, 2018, it was determined that a public sale would be set for March 8th, 2016, at 2:00 p.m., and notice would be provided by County Clerk in accordance with Neb. Rev. Stat. § 23-107.01(3).

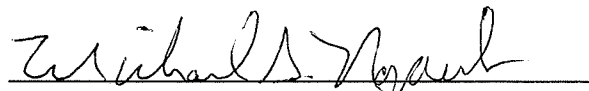
It was resolved, by the Lancaster County Board of Commissioners that the property generally located at 2202 South 11th Street, Lincoln, Lancaster County, Nebraska, legally described as:

Lot Three (3), Saint Francis 1st Addition, Lincoln, Lancaster County, Nebraska;

On the 8th day of March, 2018 at 2'oclock p.m., sale was held in the foyer of the Lancaster County Hall of Justice at 575 South 10th Street, Lincoln, Nebraska, conducted by Lancaster County Sheriff Supervisor Michael Novacek. Bid was placed by Doug Borer, 402-610-2679, of 26805 S 84th Street, Firth, Nebraska, that of eight hundred thousand dollars (\$800,000.00), being the highest bidder. Record of sale is now being brought forth to the Lancaster County Board of Commissioners that they may reserve their right to reject or negotiate a contract for sale of the property to be in the best interest of the County.

Returned this 8th day of March, 2018

TERRY T. WAGNER, LANCASTER COUNTY SHERIFF



Lancaster County Sheriff Supervisor Michael Novacek