

JR-016-2025

212 Tenth Street – Sale to: Adjoining Property Owner

Assessment No. 6012868

Applicant Name – Philip Jean Louis

**Adjudicated since City, 2006- \$ 112,344.85
 Parish, N/A – \$ 5,121.70**

Total Market Value – \$6,250

**Council City Council District number – Kenneth Boudreaux
 Parish Council District number – AB Rubin**

RESOLUTION NO. JR-016-2025

A JOINT RESOLUTION OF THE LAFAYETTE CITY COUNCIL AND THE LAFAYETTE PARISH COUNCIL AUTHORIZING A NON-WARRANTY CASH SALE OF 212 TENTH STREET (ASSESSMENT NUMBER 6012868) TO AN ADJOINING LANDOWNER PURSUANT TO LA. R.S. 47:2202(B) FOR THE PRICE OF THE SALE'S ANTICIPATED COSTS

BE IT RESOLVED by the Lafayette City Council and the Lafayette Parish Council, that:

WHEREAS, the Lafayette City-Parish Council adopted Ordinance No. O-246-2015, and subsequent amendments, establishing a process by which adjudicated properties may be sold, donated, or otherwise disposed of; and

WHEREAS, the Lafayette City-Parish Council adopted Ordinance No. O-155-2002, authorizing a Local Services Agreement among all entities having the authority to assess and collect property taxes in parts or all of Lafayette Parish, which Local Services Agreement assigns to Lafayette City-Parish Consolidated Government authority to oversee the sale, donation, or disposition otherwise of adjudicated properties; and

WHEREAS, the following political subdivisions with interests in adjudicated properties in parts or all of Lafayette Parish having agreed to the aforementioned Local Services Agreement: the City of Lafayette, the Parish of Lafayette, the Lafayette Parish Law Enforcement District and the Sheriff of Lafayette Parish; the Lafayette Parish School Board; the Lafayette Parish Library Board; the Lafayette Centre Development District; the Lafayette Economic Development Authority; the Bayou Vermilion District; the Lafayette Parish Tax Assessment District; the Lafayette Airport Commission; and the Teche-Vermilion Fresh Water District; and

WHEREAS, pursuant to La. R.S. 47:2201 *et seq.*, La. Const. Art. VII, Sec. 14, and the aforementioned Local Services Agreement among all political subdivisions levying *ad valorem* taxes on immovables within Lafayette Parish, Lafayette City-Parish Consolidated Government may elect at public meeting(s) of the Lafayette City Council and the Lafayette Parish Council to allow an adjoining landowner, who is determined to have maintained an adjudicated property for at least one (1) year, to purchase such adjudicated property for any price set by the Lafayette City Council and the Lafayette Parish Council; and

WHEREAS, the Lafayette City-Parish Consolidated Government Code of Ordinances in Ch. 72-30(e) permits that sale of adjudicated property to an adjoining landowner be submitted to the Joint Council for approval of a resolution authorizing its sale and adopting as its sale price the sale's anticipated costs; and

WHEREAS, the below-named Applicant for sale of the below-described property having submitted necessary verifying information for compliance with Louisiana statutes and the Lafayette City-Parish Consolidated Government Code of Ordinances; and

WHEREAS, the Lafayette City-Parish Consolidated Government has determined conformance by the below-named Applicant with La. R.S. 47:2202(B) and with Lafayette City-Parish Consolidated Government Code of Ordinances Ch. 72-30(e).

NOW, THEREFORE, BE IT FURTHER RESOLVED by the Lafayette City Council and the Lafayette Parish Council, that:

SECTION 1: All of the foregoing “Whereas” clauses are adopted as part of this resolution.

SECTION 2: The Lafayette City Council and the Lafayette Parish Council in due, regular and legal session convened, adopt pursuant to La. R.S. 47:2202(B), and Lafayette City-Parish Consolidated Government Code of Ordinances Ch. 72-30(e), Lafayette City-Parish Consolidated Government’s anticipated costs in the amount of zero (\$0) dollars as the price for Non-Warranty Cash Sale of the below-described property (the “Property”) to the below-named Applicant:

Applicant: Phillip Jean Louis

Assessment Number: 6012868

Property Address: 212 Tenth Street, Lafayette, LA 70501

Legal Description:

212 Tenth Street

“That certain parcel of ground, together with all improvements, situated in McComb addition to the City of Lafayette Parish of Lafayette, Louisiana, and being known and designated as Lot No. Five and the south half of Lot No. Four of Block No. Forty-five of said Addition; Lot Five having a front of fifty feet on Tenth Street by a depth in parallel lines of one hundred twenty-five feet; and the south one-half of Lot Four measuring fifty feet front on an alley by a depth in parallel lines of sixty-two and one-half feet, and being together bounded north by north half of Lot No. Four, and south half of Lot three, all of said Block Forty-five. Being the same property acquired by Acts And filed in Lafayette Parish records.”

SECTION 3: Following the Applicant’s compliance with:

a) the notice and publication requirements of, and lapse of the time periods described in, La. R.S. 47:2206(A) and (B), respectively, without the occurrence either of full redemption of the Property or the filing of any action to annul as permitted by La. R.S.47:2286 *et seq.*; and

b) the notice requirement imposed by Ch. 72-15(c) of the Lafayette City-Parish Consolidated Government Code of Ordinances; and

c) the filing requirement imposed by Ch. 72-16(c) of the Lafayette City-Parish Consolidated Government Code of Ordinances; the Administrator (as defined in Chapter 72-12) shall upon request of the Applicant cause to be authenticated by the Lafayette Mayor-President that Non-Warranty Cash Sale to Applicant in that form attached hereto as Exhibit A. The Administrator, however, shall decline to cause to be authenticated the Non-Warranty Cash Sale should those circumstances described by Lafayette City-Parish Consolidated Government Code of Ordinances Ch. 72-18(c) arise prior to such authentication.

SECTION 4: Following authentication of the Non-Warranty Cash Sale, the Administrator shall cause Applicant to file the Non-Warranty Cash Sale in the Lafayette Parish Clerk of Court's conveyance records, along with this resolution, which shall be annexed to and incorporated by reference into the Non-Warranty Cash Sale; and to comply with the filing requirements set forth in Ch. 72-16(b) and Ch. 72-16(e) of the Lafayette City-Parish Consolidated Government Code of Ordinances.

SECTION 5: After compliance with the filing requirements set forth in Ch. 72-16(b) and Ch. 72-16(e) of the Lafayette City-Parish Consolidated Government Code of Ordinances, the acquiring person(s) shall submit copies of the affidavit required by that subsection 72-16(e) to a) the Lafayette Utilities System Customer Services/Tax Collection Division and b) the Lafayette Parish Sheriff's Office Tax Collection Division.

SECTION 6: Sale of the Property to Applicant is conditioned upon compliance with the dictates of this resolution, including the following:

- 1) Applicant is not a tax debtor or owner of the Property, nor acting for, directly or indirectly, any tax debtor or owner of the Property;
- 2) Applicant is not an employee, contractor, officer, director, elected or appointed official of Lafayette City-Parish Consolidated Government, nor any member of the immediate family of any of the above, nor any entity in which any of them has a substantial economic interest, nor acting for, directly or indirectly, any of the aforementioned, without the affirmative consent by resolution of the Lafayette City Council and the Lafayette Parish Council;
- 3) Applicant shall permit re-entry and inspection of the Property, at reasonable times and upon reasonable notice, by the Administrator or other agents of the Government, in order to verify compliance with any conditions imposed on the sale;

4) Applicant's compliance with the notice and filing requirements imposed by this resolution, the Louisiana Revised Statutes or by the Lafayette City-Parish Consolidated Government Code of Ordinances;

5) Applicant's maintenance of the Property in a clean and sanitary condition; and

6) Applicant's adherence to that property renovation plan attached hereto as Exhibit B.

SECTION 7: Should any suspensive condition prohibited by this resolution come to pass, or any resolutory condition required by this resolution cease, the Administrator upon learning of such circumstance shall cause to be revoked the Non-Warranty Cash Sale to Applicant.

SECTION 8: All resolutions, or parts thereof, in conflict herewith are hereby repealed.

This resolution having been submitted to a vote, the vote on behalf of the Lafayette City Council thereon was as follows:

YEAS: Naquin, Hebert, Hooks, Boudreaux

NAYS: None

ABSENT: Broussard

ABSTAIN: None

This resolution having been submitted to a vote, the vote on behalf of the Lafayette Parish Council thereon was as follows:

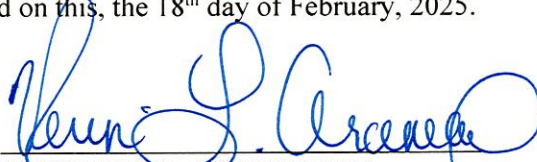
YEAS: Tabor, Richard, Stansbury, Guilbeau

NAYS: None

ABSENT: Rubin

ABSTAIN: None

AND the resolution was declared adopted on this, the 18th day of February, 2025.


VERONICA L. ARCENEUX
LAFAYETTE CLERK OF THE COUNCIL

NON-WARRANTY CASH SALE**STATE OF LOUISIANA****PARISH OF LAFAYETTE**

BE IT KNOWN, on the dates written below before the undersigned Notaries Public, duly commissioned and qualified in their respective parishes, personally came and appeared:

THE CITY OF LAFAYETTE AND THE PARISH OF LAFAYETTE,

together referred to as "Sellers," each a political subdivision of the State of Louisiana, represented herein by Lafayette Mayor-President Monique B. Boulet, who, authorized by Joint Resolution No. JR- -2025 of the Lafayette City Council and the Lafayette Parish Council, declared that:

Sellers sell, without any warranty of title whatsoever, either expressed or implied, even as to the return or reduction of the purchase price, except for the warranty against eviction resulting from a prior alienation by the political subdivision, but with full substitution and subrogation in and to all the rights and actions of warranty which Sellers may have, to:

PHILLIP JEAN LOUIS

whose permanent mailing address is 208 Tenth Street, Lafayette, LA 70501-8204, referred to as "Purchaser," all of Sellers' right, title and interest in and to the property more fully described on Exhibit "1" attached hereto and made a part hereof, together with all appurtenances thereunto belonging or in any way appertaining, and all buildings and improvements located on the property, if any, collectively referred to as the "Property."

This sale is made and accepted for and in consideration of the sum of "Zero Dollars" cash, which Purchaser has paid to Sellers.

Purchaser acknowledges that this sale is subject to, and conditioned upon, the provisions of the aforementioned Resolution, which is incorporated herein and made part hereof, and whose recordation alongside this Act of Sale is an essential condition of this Sale.

Pursuant to La. R.S. § 9:2721(A), from and after the date of execution of this Non-Warranty Cash Sale by the Sellers, all property taxes and assessment notices should be mailed to the Purchaser at its address first set forth on the preceding page.

Remainder of this page intentionally blank

THUS DONE AND PASSED by Sellers, before me, Notary, and the undersigned competent witnesses, on this _____ day of _____, 2025, in the city of Lafayette, Louisiana.

WITNESSES:

SELLERS:
CITY OF LAFAYETTE
PARISH OF LAFAYETTE

Signature

Printed Name:

Signature

Printed Name:

Signature

Name: Monique B. Boulet
Title: Lafayette Mayor-President

NOTARY PUBLIC

Printed Name: _____

Notary/Bar Roll No.: _____

THUS DONE AND PASSED by Purchaser, before me, Notary, and the undersigned competent witnesses on this _____ day of _____, 2025, in the city of _____, Louisiana.

WITNESSES:

PURCHASER(s):
Phillip Jean Louis

Signature

Signature

Printed Name

Printed Name

Signature

Signature

Printed Name

Printed Name

NOTARY PUBLIC

Printed Name: _____

Notary/Bar Roll No.: _____

Exhibit 1**Legal Description**

Assessment Number: 6012868

Property Address: 212 Tenth Street

“That certain parcel of ground, together with all improvements, situated in McComb addition to the City of Lafayette Parish of Lafayette, Louisiana, and being known and designated as Lot No. Five and the south half of Lot No. Four of Block No. Forty-five of said Addition; Lot Five having a front of fifty feet on Tenth Street by a depth in parallel lines of one hundred twenty-five feet; and the south one-half of Lot Four measuring fifty feet front on an alley by a depth in parallel lines of sixty-two and one-half feet, and being together bounded north by north half of Lot No. Four, and south half of Lot three, all of said Block Forty-five. Being the same property acquired by Acts And filed in Lafayette Parish records.”

Exhibit B
Renovation Plan

Applicant will extend his yard and have a larger green space.

CASE NO. 2025-APD-016

APPLICANT INFORMATION

Applicant Name Philip Jean Louis Phone (337)501-9013 or (337)278-1813
 Email pjeanlouis@lafayettela.gov
 Applicant Address 208 Tenth Street, 70501 Applicant Municipality Lafayette
 Applicant Lives in Neighborhood Yes No N/A
 Applicant Services Neighborhood Yes No N/A
 If yes, in what capacity? N/A

ADJUDICATED PROPERTY INFORMATION

Property Address 212 Tenth Street, Lafayette, LA 70501 Assessment No. 6012868
 Neighborhood Old Additions Subdivision McComb Addition
 City District 5 Parish District 5
 Adjudication Status City Parish
 Date Adjudicated 2006 N/A
 Amount of Taxes Owed \$12,344.85 \$5,121.70
 Disposition Process Sale - Adjoining Legislative Process Sale/ALT to Adjoining Property Owner
*If sale is to adjoining property owner, affidavit confirming one (1) year maintenance c
 Minimum Bid Value N/A 1st Public Sale N/A 2nd Public Sale N/A
*Minimum bid used in public sale process as per 72.30 (f) and 72.31©
 Property Condition Calls for Service 0
 Vacant Law Enforcement 0
 Maintained Environmental 0
 Improved Housing 0

RENOVATION PLAN *See Attached

Zoning Designation "RS-1" Residential Single-Family
 Meets Zoning Standard for District Yes No N/A
 Assessor's Description Res Subd Lot
 Is Consistent with Area Land Use Yes No N/A
 Flood Zone X
 Will Require Mitigation Yes No N/A
 Intended Use Green Space
 Description of Intended Use
 Applicant will extend their property and have a larger green space.

Administrator Notes

- 1. Applicant satisfies conditions as established in LCG O-166-2015. Yes No N/A
- 2. Applicant is approved for this disposition proceeding. Yes No N/A
- 3. Applicant will be considered for future disposition proceedings. Yes No N/A
- 4. Applicant does not satisfy conditions established in LCG O-166-2015. Yes No N/A
- 5. Confirmed property is adjudicated. Yes No N/A
- 6. Affidavit(s) have/has been provided. Yes No N/A

Conditions not satisfied

- 1
- 2
- 3

212 10th Street

208 10th Street



LAFAYETTE CITY-PARISH CONSOLIDATED GOVERNEMENT
PLANNING AND DEVELOPMENT DEPARTMENT - PLANNING DIVISION

APPLICATION FOR DISPOSITION OF ADJUDICATED PROPERTY

- Sale to Adjoining Property Owner
- Sale by Public Bid
- Donation to a Qualified Non-Profit

GENERAL INFORMATION

1. Date of Application September 13, 2024
2. Applicant Name Phillip JeanLouis
3. Business Name N/A
4. Non-Profit Name _____ *(If donation)
5. Primary Name N/A
6. Mailing Address 208 Tenth
7. Physical Address 208 Tenth
8. City, State, Zip Lafayette, LA 70501
9. Phone Number(s) (337) 501-9013 (337) 278-1813
10. Email pjeanlouis@lafayettela.gov

ADJOINING OWNER PROPERTY INFORMATION

1. Jurisdiction Lafayette
2. Assessment No. 6054290
3. Municipal Address 208 Tenth Street
4. City, State, Zip Lafayette, LA 70501

ADJUDICATED PROPERTY INFORMATION

- 5. Assessment No. 6012868
- 1. Property Address 212 Tenth Street
- 2. City, State, Zip Lafayette, LA 70501
- 3. Council Districts City - 5, Parish - 5
- 4. Zoning Designation RS-1, Residential Single Family
- 5. Assessor's Description Residential Subdivision Lot
- 6. Property Description (Can be obtained from the Tax Assessor's Website) Lot 4 Block 45 McComb Addition (50x125)
- 7. Condition of Property Maintained
- 8. Intended Use Larger yard and green space

If available, please provide the following information.

- 1. Improved Yes No

*Street pavement or resurfacing, curbs, gutters, sidewalks, culverts, bridges, street lights, tree plantings, open space, parking, water lines, sewer lines, sanitary and storm sewers, flood control and drainage facilities, utility lines, landscaping, and other related matters normally associated with the development of raw land into building sites (UDC Sec. 89-151 Definitions).

Land Uses of Adjacent and Vicinity Properties _____

If your intended use includes potential improvements to the property, your Renovation Plan might include a site sketch which could include the following:

- All buildings and structures on your current property
- All buildings and structures proposed on adjudicated property

*Note that any (re)development on property for which disposition has been applied could require additional review and approval beyond this process.

RULES FOR THE DISPOSITION OF ADJUDICATED PROPERTY

Through the Lafayette Consolidated Government (LCG) Development and Planning Department, Planning Division a list of adjudicated properties throughout Lafayette Parish will be made available. You may contact the Administrator's Office at:

**Lafayette Consolidated Government
Development and Planning Department, Office of the Administrator
(337) 291-8007**

Please mail or hand deliver completed copies to the above to:

**Lafayette Consolidated Government
c/o Community Development and Planning Department - Planning Division
705 University Avenue, 2nd Floor
P.O. Box 4017-C
Lafayette, LA 70502**

Rules

- **This application must be accompanied by a sworn affidavit attesting that the applicant is neither a tax debtor in the Parish nor is an owner of the targeted property.**
- In the event of an application to initiate the sale of an adjudicated property by public bid, an approved application will be forwarded to the Lafayette Consolidated Council for approval of the sale by public bid.
 - Upon approval of the requisite Council action, two notices will be posted in The Daily Advertiser; once at least thirty (30) days before the public sale, and once no more than seven (7) days prior to the public sale.
 - The date(s), time, and procedure for the public sale will be outlined in The Daily Advertiser notice.
 - A minimum bid of 75% of the fair market value will be set. In the event there is no bid, a second sale will be held wherein the minimum bid price will be reset at 33% of the fair market value.
 - The highest bid shall be determined to be the winning bidder.
 - **An applicant or bidder cannot be a tax debtor or an owner of the property applied for.**
- In the event of a sale to an adjoining property owner
 - The applicant's property must share at least a portion of at least one boundary with the targeted adjudicated parcel(s). Properties across the street are not considered adjoining.
 - The applicant/adjoining property owner must sign an affidavit attesting that they have been maintaining the subject adjudicated property for more than a year.
- In the event of an application for donation to a qualified non-profit
 - The applicant must be a (and provide documentation of) non-profit organization as identified by the Internal Revenue Service.
- General Rules
 - An applicant may be an employee, contractor, officer, director, elected or appointed official of Lafayette City-Parish Consolidated Government provided a resolution is passed by the LCG Council approving the employee's participation. In addition, any member of the immediate family of any of the above may participate in this disposition process with prior LCG Council approval.
 - An applicant shall complete this application fully and in its entirety. All information and signatures requested in application must be completed, including an accurate physical address with an accurate legal description of the property as well as an adequate property/site renovation plan.

- o The applicant shall be responsible for all aspects of the disposition notification process.
- o The applicant shall be responsible for the recordation of all relevant forms.
- *Redemption of adjudicated property shall be favored and may be accomplished at any time prior to recordation of transfer in the conveyance records in the Clerk of Court's Office.*
- *The information contained herein is not intended as legal advice. While the information provided is believed to be accurate, applicants are strongly advised to obtain legal counsel prior to making an application to acquire adjudicated property and to have counsel review the application for purchase of adjudicated property.*

Disclaimers:

Lafayette Consolidated Government makes no warranties or guarantees of any kind whatsoever, express or implied with respect to the constitutionality of the acquisition of adjudicated property. Any implied warranties of merchantability and fitness for any particular purpose are hereby disclaimed and excluded.

Lafayette Consolidated Government shall not be liable to any applicant, purchaser, owner or any third party for any special, punitive, incidental or consequential damages resulting from the disposition of adjudicated property.

The disposition of adjudicated property is authorized under Act 819, effective January 1, 2009, as amended. All applicants are strongly advised to obtain legal counsel prior to making an application to acquire adjudicated property and to ensure legal review of the application.

The use of adjudicated property as collateral and the ability to insure, resell or reconvey adjudicated property is not warranted or guaranteed. If property is encumbered with Federal tax liens, the Internal Revenue Service has the right to redeem said property beyond the date of disposition. The applicant shall not have any recourse against Lafayette Consolidated Government or the City-Parish Council or any of its officers, administrators, employees, attorneys, or any other agent for any defect of title or any defects in the property.

The undersigned hereby agrees and certifies that I have read and understand the application and general conditions for disposition of adjudicated property, I fully understand and agree that in accordance with said conditions, I am not the original owner of record or an immediate family member of the original owner of record, nor do I hold a financial interest in the adjudicated property noted in this application for disposition of adjudicated property.

Phillip JeanLouis

Name (Printed)

Phillip JeanLouis

Signature

[Signature]

Administrator (Documenting Receipt of Application)

Sept. 13, 2024

Date

9/13/2024

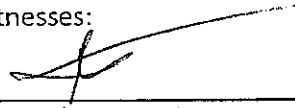
Date

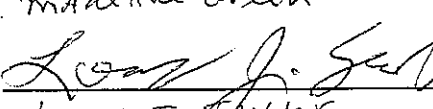
STATE OF LOUISIANA
PARISH OF LAFAYETTE

AFFIDAVIT OF ADJOINING LANDOWNER

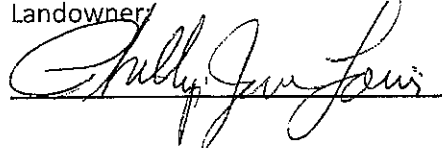
BEFORE ME the undersigned authority personally came and appeared Phillip
JeanLouis, hereinafter called "Landowner", on this 10 day
of October, 2024, who after being duly sworn, deposed and said:

1. Landowner is the owner or one of the owners of the following property:
Address: 208 Tenth St., Lafayette, LA 70501 Assess. Number: 6054290
2. Landowner has applied to purchase the following adjudicated property, which is immediately adjoining the property he or she owns listed above.
Address: 212 Tenth St., Lafayette, LA 70501 Assess. Number: 6012868
3. Landowner has maintained the aforementioned adjudicated property continuously for one (1) year prior to the date above written.

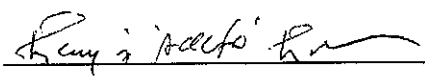
Witnesses:


 Madeline Green


 Lewis J. Taylor

Landowner:


 Phillip Jean Louis

NOTARY PUBLIC:




STATE OF LOUISIANA
PARISH OF LAFAYETTE

AFFIDAVIT OF NON PROPERTY OWNER OR NON TAX DEBTOR

BEFORE ME the undersigned authority personally came and appeared Phillip
JeanLouis, hereinafter called "Landowner", on this 10 day
of October, 2024, who after being duly sworn, deposed and said:

1. Landowner has applied to purchase the following adjudicated property.
Address: 212 Tenth St., Lafayette, LA 70501 Assess. Number: 6012868
2. Landowner is not an owner of the adjudicated property identified in #1 above.
3. Landowner is not a tax debtor in the Parish of Lafayette.

Witnesses:

[Signature]
Madeline Green

[Signature]
Lennis J. Taylor

Landowner
[Signature]

NOTARY PUBLIC:

[Signature]



Lafayette Parish Assessor's Office - Real Estate Property Assessment

Assessment No: 6012868

Property Location

212 TENTH ST LAFAYETTE

Jurisdiction: CITY OF LAFAYETTE
 Neighborhood: 404320.00 Old Additions Area - Moss St/LA Ave to University
 Subdivision: MCCOMB ADDITION
 0004
 Subdivision: MCCOMB area
 Township: 9

Range: 4

Section: 67

Legal Descriptions

LOT 4 BLK 45 MCCOMB ADDN
 (50X125)

Property Owners

LC4 LLC/TAX YEAR 2003
 BALLARD EDWARD

Property Mailing Address

PO BOX 53331
 LAFAYETTE, LA 70505-3331

Property Transactions

Doc Num	Sale Date	Grantor	Grantee	Price
200600021396	05/16/2006	LC4LLC/TX YR2003 + BALLARD EDWARD	LAFAYETTE CONSOLIDATED GOVERNMENT	\$0
200500024382	06/02/2005	LC4 LLC/TX YR 2003 + BALLARD EDWARD	LAFAYETTE PARISH	\$0
200400024321	05/25/2004	BALLARD EDWARD	LCFOUR LLC	\$0
200400022654	05/13/2004	BALLARD EDWARD	LC4 LLC	\$0
200400024797	05/13/2004	BALLARD EDWARD	LAF-CITY PARISH CONSOLIDATED GOVERN	\$0
200000004981	02/08/2000	FOOTE THELMA BAKER (ESTATE)	BOWLES ELYRIA FOOTE + DEMUS DEVEDA FOOTE	\$0
200000004982	02/08/2000	FOOTE F JOSEPH (ESTATE)	BOWLES ELYRIA FOOTE + DEMUS DEVEDA FOOTE	\$0
199900042726	10/05/1999	LAFAYETTE CONSOLIDATED GOVERN	BALLARD EDWARD	\$0
199900025534	06/08/1999	BALLARD EDWARD	LAFAYETTE CONSOLIDATED GOVERNMENT	\$0
199900001841	01/14/1999	MAGRAFF ELYRIA FOOTE BOWLES + DEMUS DEVEDA FOOTE	CELESTINE JOHN J	\$0
199900000387	01/05/1999	FOOTE JOSEPH (ESTATE)	MAGRAFF ELYRIA FOOTE BOWLES + DEMUS DEVEDA FOOTE	\$0
199900000398	01/05/1999	FOOTE THELMA BAKER (ESTATE)	MAGRAFF ELYRIA FOOTE BOWLES + DEMUS DEVEDA FOOTE	\$0
199800044075	10/05/1998	LAFAYETTE CONSOLIDATED GOVERN	BALLARD EDWARD	\$0
199800044076	10/05/1998	LAFAYETTE CONSOLIDATED GOVERNMENT	BALLARD EDWARD	\$0
199800023196	06/08/1998	BALLARD EDWARD	LAFAYETTE CONSOLIDATED GOVERNMENT	\$0
199700019940	06/11/1997	BALLARD EDWARD	LAFAYETTE CONSOLIDATED GOVERNMENT	\$0
195300286812	03/14/1953	GABRIEL EUGENE + ROY LOVINA	BALLARD EDWARD	\$0
194400171796	02/11/1944	FOOTE JOSEPH + BAKER THELMA	LAFAYETTE BUILDING ASSOCIATION	\$0
194400171797	02/11/1944	LAFAYETTE BUILDING ASSOCIATION	GABRIEL EUGENE + ROY LOVINA	\$0
194300170422	11/18/1943	LAFAYETTE BUILDING ASSOCIATION	FOOTE JOSEPH + BAKER THELMA	\$0
194300170421	11/01/1943	FOOTE JOSEPH + BAKER THELMA	LAFAYETTE BUILDING ASSOCIATION	\$0
194100158674	08/29/1941	FOOTE JOSEPH + BAKER THELMA	LAFAYETTE BUILDING ASSOCIATION	\$0
194100158675	08/29/1941	LAFAYETTE BUILDING ASSOCIATION	FOOTE JOSEPH + BAKER THELMA	\$0
193900138258	02/17/1939	JEANMARD LIONEL + SIMMONS CATHERINE	LAFAYETTE BUILDING ASSOCIATION	\$0
193900138259	02/17/1939	LAFAYETTE BUILDING ASSOCIATION	BELLARD EDWARD	\$0
193600117557	12/20/1935	NELSON JOE	JEANMARD LIONEL	\$0
193200103942	07/28/1932	FOOTE HENDERSON	NELSON JOE	\$0
193000094710	04/17/1930	FOOTE HENDERSON	LAFAYETTE BUILDING ASSOCIATION	\$0
193000094711	04/17/1930	LAFAYETTE BUILDING ASSOCIATION	FOOTE HENDERSON	\$0
193000094437	04/03/1930	FOOTE WILLIAM JR ET AL	FOOTE HENDERSON	\$0
192800084988	03/01/1928	FOOTE JOSEPH + BAKER THELMA	HOME BUILDING & LOAN ASSOCIATION	\$0
192800084989	03/01/1928	HOME BUILDING & LOAN ASSOCIATION	FOOTE JOSEPH + BAKER THELMA	\$0
192800084956	12/27/1927	FOOTE WILLIAM ET AL	FOOTE JOSEPH	\$0

Taxes by Year

Tax Year	City Taxes	Parish Taxes
2023	\$11.38	\$54.04
2022	\$11.38	\$54.06
2021	\$11.38	\$54.27
2020	\$11.23	\$54.20
2019	\$11.23	\$51.54
2018	\$6.23	\$29.50
2017	\$6.23	\$29.45
2016	\$6.23	\$29.45
2015	\$6.28	\$29.37
2014	\$6.28	\$29.78
2013	\$6.28	\$29.78

Lafayette Parish Assessor's Office - Real Estate Property Assessment

Assessment No: 6054290

Property Location

208 TENTH ST LAFAYETTE

Jurisdiction: CITY OF LAFAYETTE
 Neighborhood: 404320.00 Old Additions Area - Moss St/LA Ave to University
 Subdivision: MCCOMB ADDITION
 0003
 Subdivision: MCCOMB area
 Township:
 Township: 9

Range:
 Range: 4 Section:
 Section: 67

Legal Descriptions

LOT 3 SQUARE 45 MCCOMB ADDITION
 (50X125)

Property Owners

MAYFIELD MADELINE GREEN
 JEANLOUIS PHILLIP

Property Mailing Address

208 10TH ST
 LAFAYETTE, LA 70501-8204

Property Transactions

Doc Num	Sale Date	Grantor	Grantee	Price
201700008826	03/01/2017	MAYFIELD MADELINE GREEN	JEANLOUIS PHILLIP	\$0
201600032884	06/08/2016	LAFAYETTE CONSOLIDATED GOVERNMENT	MAYFIELD MADELINE	\$0
201600020203	06/01/2016	MAYFIELD MADELINE	LAFAYETTE CONSOLIDATED GOVERNMENT	\$0
200400057430	12/29/2004	LAFAYETTE CONSOLIDATED GOVERNMENT	MOUTON ROBERT JAMES	\$0
200400056014	12/17/2004	KHORSANDI YULING	MOUTON ROBERT JAMES	\$0
200400023945	05/05/2004	MOUTON ROBERT JAMES + CITY ADJ 2002	KHORSANDI YULING/TX YR 2003 + CITY ADJ 2003	\$0
200300060834	11/18/2003	MOUTON ROBERT JAMES (ESTATE)	MAYFIELD MADELINE GREEN	\$0
200300024643	05/19/2003	MOUTON ROBERT JAMES	LAFAYETTE CONSOLIDATED GOVERNMENT	\$0
19900001660	01/19/1990	FIRST NATIONAL BANK OF LAFAYETTE	MOUTON ROBERT JAMES	\$5,000
198800017327	05/11/1988	MOUTON ROY R	FIRST NATIONAL BANK OF LAFAYETTE	\$7,400
198400019201	05/28/1984	MOUTON RUSSELL R & + MARGARET MARTIN	MOUTON ROY R	\$25,000
198100030090	11/04/1981	MOUTON FREDERICK	MOUTON RUSSELL R + MARTIN MARGARET	\$0
197400621526	03/15/1974	FLEMING SENORA (ESTATE)	MOUTON FREDERICK	\$0
195900383375	06/30/1959	DAVIS ELODIE + FLEMING HAZEL + DUPREE WILDA + DUPR	MOUTON FREDERICK + FLEMING SENORA	\$0
195900382607	06/22/1959	FLEMING YOLA (ESTATE)	DAVIS ELODIE + FLEMING HAZEL + FLEMING SENORA + DU	\$0
194200161076	01/17/1942	FOOTE AMOS (ESTATE)	FLEMING YOLA + FOOTE LLOYD	\$0
194000150322	09/17/1940	FOOTE LLOYD	FLEMING YOLA	\$0
192000056529	01/21/1920	FOOTE WILLIAM JR + STUBIN MARIENNE	FOOTE AMOS + EOLA (YOLA) FLEMING	\$0

Taxes by Year

Tax Year	City Taxes	Parish Taxes
2023	\$53.83	\$0.00
2022	\$53.83	\$0.00
2021	\$53.83	\$0.00
2020	\$53.09	\$0.00
2019	\$53.09	\$0.00
2018	\$52.68	\$0.00
2017	\$52.68	\$0.00
2016	\$52.68	\$249.02
2015	\$53.09	\$0.00
2014	\$53.09	\$0.00
2013	\$53.09	\$0.00
2012	\$53.09	\$249.42
2011	\$53.09	\$250.13
2010	\$53.09	\$249.71
2009	\$53.10	\$250.89
2008	\$52.81	\$249.88

Valuation

Description	Market Value	Assessed Value
Res Subd Lot	\$12,600	\$1,260
Single Family Unknown (Res) IM	\$18,700	\$1,870
Total	\$31,300	\$3,130
	Taxable Market Value	Taxable Assessed Value
	\$31,300	\$3,130

Lafayette Parish Recording Page

Louis J. Perret
Clerk of Court
PO Box 2009
800 South Buchanan
Lafayette, LA 70502
(337) 291-6400

First VENDOR

LC4 LLC

First VENDEE

LAF-CITY

Index Type : Conveyances

File Number : 2006-00021396

Type of Document : Adjudication

Recording Pages : 2

Recorded Information

I hereby certify that the attached document was filed for registry and recorded in the Clerk of Court's office for Lafayette Parish, Louisiana

Louis J Perret
Clerk of Court

On (Recorded Date) : 05/19/2006

At (Recorded Time) : 11:52:49:000 AM



Doc ID - 007589360002



Do not Detach this Recording Page from Original Document

ADJUDICATION OF REAL PROPERTY
TO CITY OF LAFAYETTE FOR NONPAYMENT OF DELINQUENT
2005 TAXES, AND OTHER LAWFUL CHARGES

STATE OF LOUISIANA
City of Lafayette

BE IT KNOWN AND REMEMBERED that 1, LISA CHIASSON, Tax Collector of the City of Lafayette, Louisiana, in the name of said City and by virtue of the power and authority in me vested by the Constitution and laws of the state of Louisiana, and in pursuance of the requirements of the Acts thereto appertaining having published, mailed or delivered the notices as required by law and having strictly complied with each and every requirement of law, relating to delinquent taxes and taxpayers and to the seizure, advertisement and sale of properties thereof, did, in the manner directed advertise in the Daily Advertiser, the official journal of said City, a daily newspaper published the City of Lafayette, Parish of Lafayette, Louisiana, certain properties to be sold to satisfy the unpaid taxes and assessments due said City for the year 2005, with interest and costs being \$ 388.86 at the principal front door of the Lafayette Consolidated Council Auditorium (1010 Lafayette Street - 2nd Floor, Lafayette, Louisiana, on the 3rd day of May, beginning at 9:00 o'clock A.M., giving notice to all parties in interest, said advertisement having appeared in the issues of said newspaper on April 23, 2006 & May 30, 2006 and pursuant to said advertisement, after complying with the requirements of the law and having offered said properties for sale at public auction at the Lafayette Consolidated Council Auditorium (1010 Lafayette Street - 2nd Floor, Lafayette, Louisiana on the 3rd day of May in the manner required by law, in said list as advertised the following described properties appeared in the names of the following persons unsold, there being no bidders therefore said properties being assessed to the following named persons as per assessment rolls on file in my office, and are described as follows:

Assessment # 12868

LC4 LLC/TX YR 2003 ; BALLARD EDWARD

Name PARISH ADJ 2004

Property Description:

S 1/2 OF LOT 4-BLK 45-MCCOMB ADD N 1/2 OF LOT 4-BLK 45-MCCOMB ADD
04-22654 CITY TAX SALE 2003 FROM EDWARD BALLARD 1189 E SHAMROCK AVE
SAN BERNARDINO CA 92410 04-24321 PARISH TAX SALE 2003
05-24382 PARISH ADJUDICATION 2004

Now, therefore, having complied with all the formalities prescribed by law, and the above described properties failing to sell, and not receiving a bid therefore equal to the amount of taxes, assessments, interest and costs due thereon, 1, LISA CHIASSON, Tax Collector of said City, by virtue of the authority in me vested by the constitution and laws of the State of Louisiana, did separately adjudicate each specific piece of property herein before described, respectively, to the City of Lafayette, Louisiana. And now, in pursuance of said adjudication, and by virtue of the provisions of laws in such cases made and provided, 1, LISA CHIASSON Tax Collector of said City, do, by these presents, grant, bargain, sell, assign, set over and deliver unto the said City of Lafayette, Louisiana, the properties herein before described with all improvements thereon, provided that the said properties herein sold are subject to redemption by the said taxpayer or any person interested personally, or as heir, legatee, creditor, or otherwise, at any time during the time provided by law for such redemption, upon payment by the said taxpayer or interested person to the said City of Lafayette, Louisiana, of the said price of adjudication, including cost and five per cent (5%) penalty thereon, with interest at the rate of one per cent (1 %) per month until redeemed.

IN TESTIMONY WHEREOF, I have hereunto signed and affixed the seal of said City of Lafayette, at 705 West University Avenue, Lafayette Parish, Louisiana, this day of May 16, 2006 in the presence of Donna Rogers and Phyllis Odom competent witnesses, who also signed hereunto with me.

Witness: Donna Rogers

Phyllis Odom

Signed, sealed and delivered in the presence of:

Norma A Dugas

LISA CHIASSON
TAX COLLECTOR
LAFAYETTE CONSOLIDATED GOVERNMENT

BY Linda Waller
COLLECTION SUPERVISOR

Filed: _____

Norma A. Dugas, Notary Public
Lafayette Parish, State of Louisiana
Notary ID# 16648
Notary Commission Expiration: Lifetime



Internal Memorandum

Community Development and Planning Department
Office of the Director (9041)

TO: Rachel Godeaux **DATE:** January 30, 2025

FROM: Tammy Luke, Director

SUBJ: *212 TENTH STREET, ASSESSMENT NO. 6012868
ADJUDICATED PROPERTY DISPOSITION BY SALE TO AN ADJOINING PROPERTY OWNER
JOINT COUNCIL RESOLUTION FOR ADOPTION – FEBRUARY 18, 2025*

Enclosed for your review and consideration is a proposed joint resolution of the Lafayette City Council and the Lafayette Parish Council facilitating the disposition (by sale to an adjoining property owner) of 212 Tenth Street (Assessment No. 6012868), an adjudicated property as identified by the Lafayette Parish Tax Assessor's Office, by adopting the anticipated costs of the sale of the property as the sale price.

The property proposed for disposition has been adjudicated to the City of Lafayette since 2006. Property tax and lien arrearages are \$12,344.85 to the City and \$5,121.70 to the Parish. For your reference, an aerial of the related properties is included.

Please find enclosed the following:

1. Submittal Item Justification Form;
2. Resolution;
3. Act of Sale;
4. Staff Report;
5. A site aerial of the adjudicated property and the applicant's property;
6. Application with renovation plan;
7. Affidavits;
8. Property Details for 212 Tenth Street & 208 Tenth Street; and,
9. Certificates of Adjudication.

If all is in order, please submit for adoption on the February 18, 2025 City Council and Parish Council agendas.



Tammy Luke, Director
Community Development and Planning Department

TL/lh

Attachments

LAFAYETTE JOINT COUNCIL MEETING

AGENDA ITEM SUBMITTAL FORM

- 1) **JUSTIFICATION FOR REQUEST:** To authorize a joint resolution of the Lafayette City Council and the Lafayette Parish Council facilitating the disposition of 212 Tenth Street (Assessment No. 6012868), an adjudicated property as identified by the Lafayette Parish Tax Assessor's Office, by adopting the anticipated costs of the sale of said property as the sale price.
- 2) **ACTION REQUESTED:** Adoption of the attached resolution to authorize the sale of the aforementioned adjudicated property.
- 3) **REQUEST ACTION OF COUNCIL:**
 - A. INTRODUCTION: February 18, 2025
 - B. FINAL ADOPTION: February 18, 2025
- 4) **DOCUMENTATION INCLUDED WITH THIS REQUEST:**
 - A. Cover letter from Director (1 page)
 - B. Submittal Form (1 page)
 - C. Resolution (4 pages)
 - D. Act of Sale (6 pages)
 - E. Staff Report (1 page)
 - F. A site aerial of the adjudicated property and the applicant's property (1 page)
 - G. Applications with renovation plan (4 pages)
 - H. Affidavits (2 pages)
 - I. Property Details for 212 Tenth Street & 208 Tenth Street (2 pages)
 - J. Adjudication Certificate (2 pages)
- 5) **FISCAL IMPACT:**
 Fiscal Impact (will be detailed in Cost-Revenue Analysis)
 No Fiscal Impact

RECOMMENDED BY:



TAMMY LUKE, DIRECTOR

APPROVED FOR AGENDA:



CHIEF ADMINISTRATIVE OFFICER