

JR-001-2025

109 Dale Street– Sale to: Adjoining Property Owner

Assessment No. 6050166

Applicant Name – Habetom Bahlibi

Adjudicated since City, 2007 - \$ 25,266.95

Parish, N/A – \$ 5,537.41

Total Market Value – \$9,200

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

RESOLUTION NO. JR-001-2025

A JOINT RESOLUTION OF THE LAFAYETTE CITY COUNCIL AND THE LAFAYETTE PARISH COUNCIL AUTHORIZING A NON-WARRANTY CASH SALE OF 109 DALE STREET (ASSESSMENT NUMBER 6050166) 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: Bahlibi, LLC – Habetom Bahlibi

Assessment Number: 6050166

Property Address: 109 Dale Street

Legal Description:

109 Dale Street, Lafayette, LA 70501

“That certain parcel of ground together with all buildings and improvements thereon being known and designated as LOT B-78, BEST SUBDIVISION, EXTENSION B, situated in the Third Ward, Lafayette Parish, Louisiana. Said parcel of ground having a frontage of fifty (50’) feet on Dale Street by a depth between parallel lines of 120.5 feet and being bounded Westerly b- said Dale Street; Northerly by Alexander Street: East by Lot B-73 and Southerly by Lot B-77.”

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 resolutive 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 of the aforescribed "Whereas" clauses are adopted as part of this resolution.

SECTION 9: 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 City Council thereon was as follows:

YEAS: Broussard, Naquin, Hebert, Hooks, Boudreaux

NAYS: None

ABSENT: None

ABSTAIN: None

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

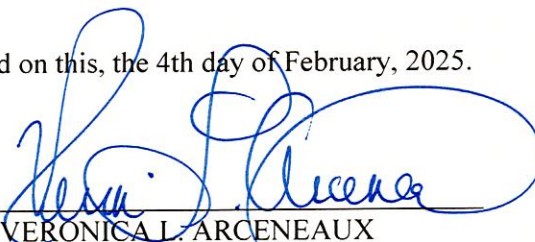
YEAS: Tabor, Richard, Guilbeau, Rubin

NAYS: None

ABSENT: Stansbury

ABSTAIN: None

AND the resolution was declared adopted on this, the 4th day of February, 2025.



VERONICA L. ARCENEUX
LAFAYETTE CLERK OF THE COUNCIL

EXHIBIT A
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:

BAHLIBI, LLC

whose permanent mailing address is P.O. Box 90311 Lafayette, LA 70509-0311, 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):
Bahlibi, LLC
Habetom Bahlibi

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: 6050166

Property Address: 109 Dale Street

“That certain parcel of ground together with all buildings and improvements thereon being known and designated as LOT B-78, BEST SUBDIVISION, EXTENSION B, situated in the Third Ward, Lafayette Parish, Louisiana. Said parcel of ground having a frontage of fifty (50') feet on Dale Street by a depth between parallel lines of 120.5 feet and being bounded Westerly b- said Dale Street; Northerly by Alexander Street: East by Lot B-73 and Southerly by Lot B-77.”

Exhibit B
Renovation Plan

Applicant will construct a single-family residential unit.

CASE NO. 2025-APD-004

APPLICANT INFORMATION

Applicant Name	Bahlibi, LLC: Habetom Bahlibi	Phone	(337)849-7392
		Email	h.bahlibi@yahoo.com
Applicant Address	P.O. Box 90311	Applicant Municipality	Lafayette
Applicant Lives in Neighborhood		<input type="checkbox"/> Yes	<input checked="" type="checkbox"/> No <input type="checkbox"/> N/A
Applicant Services Neighborhood		<input type="checkbox"/> Yes	<input checked="" type="checkbox"/> No <input type="checkbox"/> N/A
If yes, in what capacity?	N/A		

ADJUDICATED PROPERTY INFORMATION

Property Address	109 Dale Street	Assessment No.	6050166
Neighborhood	Golf Course	Subdivision	Best Subdivision Ext. B
City District	5	Parish District	5
Adjudication Status	City	Parish	
Date Adjudicated	2007	N/A	
Amount of Taxes Owed	\$25,266.95	\$5,537.41	
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	<input checked="" type="checkbox"/> Yes	<input type="checkbox"/> No	<input type="checkbox"/> N/A
Assessor's Description	Res Subd Lot		
Is Consistent with Area Land Use	<input checked="" type="checkbox"/> Yes	<input type="checkbox"/> No	<input type="checkbox"/> N/A
Flood Zone	X		
Will Require Mitigation	<input type="checkbox"/> Yes	<input checked="" type="checkbox"/> No	<input type="checkbox"/> N/A
Intended Use	Construct New Housing		
Description of Intended Use	Applicant will construct a single-family residential unit.		

Administrator Notes

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

109 Dale Street
103 Dale Street



West Alexander Street

109

103

Dale Street

Jade Street

Clermont Street

0

100

200 Feet

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 March 11, 2024
- 2. Applicant Name Habetom Bahlibi
- 3. Business Name Bahlibi, LLC
- 4. Non-Profit Name _____ *(If donation)
- 5. Primary Name Same
- 6. Mailing Address P.O. Box 90311
- 7. Physical Address 302 Peter Street
- 8. City, State, Zip Lafayette, LA 70501
- 9. Phone Number(s) (337) 849-7392 _____
- 10. Email h.bahlibi@yahoo.com _____

ADJOINING OWNER PROPERTY INFORMATION

- 1. Jurisdiction Lafayette
- 2. Assessment No. 6036247
- 3. Municipal Address 103 Dale Street
- 4. City, State, Zip Lafayette, LA 70501

ADJUDICATED PROPERTY INFORMATION

5. Assessment No. 6050166
1. Property Address 109 Dale Street
2. City, State, Zip Lafayette, LA 70501
3. Council Districts City - 1, Parish - 5
4. Zoning Designation RS-1
5. Assessor's Description Residential Subdivision Lot
6. Property Description (Can be obtained from the Tax Assessor's Website) Lot B-78 Best Extension B (50x120.5)
7. Condition of Property Maintained
8. Intended Use Construction of single family residential unit

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

Single family residential

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.

- The applicant shall be responsible for all aspects of the disposition notification process.
- 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.

Habetom Bahlibi

Name (Printed)

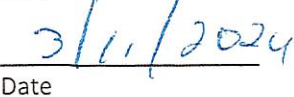


Signature

Administrator (Documenting Receipt of Application)

March 11, 2024

Date



Date

STATE OF LOUISIANA
PARISH OF LAFAYETTE

AFFIDAVIT OF NON PROPERTY OWNER OR NON TAX DEBTOR


BEFORE ME the undersigned authority personally came and appeared Habetom
Bahlibi, hereinafter called "Landowner", on this 12 day
of March, 2024, who after being duly sworn, deposed and said:

- 1. Landowner has applied to purchase the following adjudicated property.
Address: 109 Dale St., Lafayette, LA 70501 Assess. Number: 6050166
- 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] Emmy
Darnell Jackson DARNELL JACKSON

Landowner: Habetom Bahlibi

NOTARY PUBLIC:
[Signature]

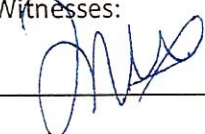
 MCKINLEY JAMES
NOTARY PUBLIC
Notary ID No. 150579
Iberia Parish, Louisiana

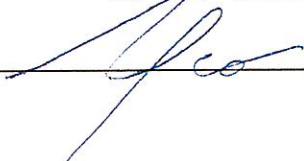
STATE OF LOUISIANA
PARISH OF LAFAYETTE


AFFIDAVIT OF NON PROPERTY OWNER OR NON TAX DEBTOR

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Bahlibi, hereinafter called "Landowner", on this 12 day
of March, 2024, who after being duly sworn, deposed and said:

- 1. Landowner has applied to purchase the following adjudicated property.
Address: 109 Dale St., Lafayette, LA 70501 Assess. Number: 6050166
- 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:  DARNELL JACKSON
Landowner: Habetom Bahlibi

NOTARY PUBLIC:


 MCKINLEY JAMES
NOTARY PUBLIC
Notary ID No. 150579
Iberia Parish, Louisiana

Lafayette Parish Assessor's Office - Real Estate Property Assessment
Assessment No: 6050166

Property Location

109 DALE ST LAFAYETTE

Jurisdiction: CITY OF LAFAYETTE
Neighborhood: 404100.00 Golf Course/Meadows/Best Sub Area
Subdivision: BEST area
Subdivision: BEST SUBD EXT B
0078
Township: 9 Range: 4 Section: 13

Legal Descriptions

LOT B-78 BEST EXT B
(50X120.5)

Property Owners

WOODS WILTON JR
DUPLCHAIN ELIZABETH

Property Mailing Address

109 DALE ST
LAFAYETTE, LA 70501-1221

Property Transactions

Doc Num	Sale Date	Grantor	Grantee	Price
200700026269	05/16/2007	WOODS WILTON JR + DUPLCHAIN ELIZABETH	LAFAYETTE CONSOLIDATED GOVERNMENT	\$0
199600036171	10/01/1996	MATHEWS RICHARD D + BOUDREAUX WANDA	WOODS WILTON JR + DUPLCHAIN ELIZABETH	\$12,000
196800523715	05/02/1968	MOUTON SIDNEY J + TRAHAN MABEL	MATHEWS RICHARD	\$0

Taxes by Year

Tax Year	City Taxes	Parish Taxes
2023	\$16.75	\$79.50
2022	\$16.75	\$79.54
2021	\$16.75	\$79.86
2020	\$16.52	\$79.77
2019	\$16.52	\$75.84
2018	\$16.39	\$77.53
2017	\$16.39	\$77.41
2016	\$16.39	\$77.41
2015	\$16.52	\$77.16
2014	\$16.52	\$78.22
2013	\$16.52	\$75.77
2012	\$64.58	\$303.34
2011	\$64.58	\$304.20
2010	\$64.58	\$303.70
2009	\$64.58	\$305.14
2008	\$64.22	\$303.91

Valuation

Description	Market Value	Assessed Value
Res Subd Lot	\$9,200	\$920
Total	\$9,200	\$920
	Taxable Market Value	Taxable Assessed Value
City	\$9,200	\$920
Homestead Exemption	\$0	\$0
Parish	\$9,200	\$920

Lafayette Parish Assessor's Office - Real Estate Property Assessment
Assessment No: 6036247

Property Location

103 DALE ST LAFAYETTE

Jurisdiction: CITY OF LAFAYETTE
Neighborhood: 404100.00 Golf Course/Meadows/Best Sub Area
Subdivision: BEST area
Subdivision: BEST SUBD EXT B
0073 0077
Township: 9 Range: 4 Section: 13

Legal Descriptions

LOT B-77 BEST SUB EXT B
LOT B-73 BEST SUB EXT B (10X50)

Property Owners

BAHLIBI LLC

Property Mailing Address

PO BOX 90311
LAFAYETTE, LA 70509-0311

Property Transactions

Doc Num	Sale Date	Grantor	Grantee	Price
201700021504	06/02/2017	TIPPET LLC	BAHLIBI LLC	\$37,500
201300011944	03/22/2013	PELTIER DELTHA JAMES + PELTIER TONIA CALAIS	TIPPET LLC	\$35,000
201000015974	04/29/2010	GUIDRY EUNICE MARIE BELAIRE	PELTIER DELTHA JAMES + PELTIER TONIA CALAIS	\$25,000
199800001448	12/01/1997	GUIDRY CURLEY JOSEPH	GUIDRY EUNICE BELAIRE	\$0
198700040113	11/30/1987	BAUDIN LORAINE GUIDRY + BAUDOIN LEROY	GUIDRY CURLEY JOSEPH + GUIDRY EUNICE	\$0
195600335525	03/22/1956	BAUDOIN LEROY	GUIDRY LORAIN	\$0

Taxes by Year

Tax Year	City Taxes	Parish Taxes
2023	\$59.30	\$281.70
2022	\$59.30	\$281.83
2021	\$59.30	\$282.97
2020	\$58.49	\$282.65
2019	\$58.49	\$268.70
2018	\$58.03	\$274.67
2017	\$58.03	\$274.27
2016	\$58.03	\$274.27
2015	\$58.49	\$273.40
2014	\$58.49	\$277.18
2013	\$58.49	\$268.51
2012	\$58.49	\$274.69
2011	\$58.49	\$275.49
2010	\$58.49	\$275.03
2009	\$58.48	\$276.32
2008	\$58.16	\$275.21

Valuation

Description	Market Value	Assessed Value
Res Subd Lot	\$9,200	\$920
Single Family Residence (Res) IM	\$26,450	\$2,645
Storage Shed (Res) (No Value)	\$0	\$0
Total	\$35,650	\$3,565
	Taxable Market Value	Taxable Assessed Value
City	\$35,650	\$3,565
Homestead Exemption	\$0	\$0
Parish	\$35,650	\$3,565

Lafayette Parish Recording Page

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

First VENDOR

WOODS, WILTON JR

First VENDEE

LAF-CITY

Index Type : Conveyances
Type of Document : Adjudication

File Number : 2007-00026269**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) : 06/11/2007

At (Recorded Time) : 3:43:01:000 PM



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File Number: 2007-00026269 Seq: 1

**ADJUDICATION OF REAL PROPERTY
TO CITY OF LAFAYETTE FOR NONPAYMENT OF DELINQUENT
2006 TAXES, AND OTHER LAWFUL CHARGES**

STATE OF LOUISIANA
City of Lafayette

BE IT KNOWN AND REMEMBERED that I, 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 2006, with interest and costs being \$ 202.59 at the principal front door of the Lafayette Consolidated Council Auditorium (1010 Lafayette Street - 2nd Floor, Lafayette, Louisiana, on the 2nd 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 22, 2007 & April 29 2007 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 2nd 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 # 50166

Name

WOODS WILTON JR
DUPLECHAIN ELIZABETH

Property Description:

LOT B-78 BEST EXT B (50X120.5)

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**, I, **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, I, 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, 2007 in the presence of Donna Rogers and Samuel Smith competent witnesses, who also signed hereunto with me.

Witness:

Donna Rogers
Samuel Smith

Signed, sealed and delivered in the presence of:

Norma A Dugas

Filed: _____

LISA CHIASSON

TAX COLLECTOR
LAFAYETTE CONSOLIDATED GOVERNMENT

BY

Luisa Vallada
COLLECTION SUPERVISOR

LOG FORM #1438 (R/4/05)

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

File Number: 2007-00026269 Seq: 2



Internal Memorandum

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

TO: Rachel Godeaux

DATE: 1/17/2025

FROM: Tammy Luke, Director

SUBJ: **109 DALE, ASSESSMENT NO. 6050166**
ADJUDICATED PROPERTY DISPOSITION BY SALE TO AN ADJOINING PROPERTY OWNER
JOINT COUNCIL RESOLUTION FOR ADOPTION – FEBRUARY 4, 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 109 Dale Street (Assessment No. 6050166), 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 2007. Property tax and lien arrearages are \$25,266.95 to the City and \$5,537.41 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 109 Dale Street & 103 Dale Street; and,
9. Certificate of Adjudication.

If all is in order, please submit for adoption on the February 4, 2025 City Council and Parish Council agendas.



Tammy Luke, Director
Community Development and Planning Department

TL/lh

Attachments

RECEIVED

JAN 17 2025

OFFICE OF THE CAO

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 109 Dale Street (Assessment No. 6050166), 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:
 - B. FINAL ADOPTION: February 4, 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 109 Dale Street & 103 Dale 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