RESOLUTION NO.______________

A RESOLUTION TO ACCEPT TITLE TO PROPERTY DONATED TO
THE CITY OF LITTLE ROCK, ARKANSAS, BY QUITCLAIM DEED, TO
BE USED FOR NEIGHBORHOOD REVITALIZATION PROGRAMS;
AND FOR OTHER PURPOSES.

WHEREAS, the Board of Directors has stated as one of its goals a desire to provide for
neighborhood revitalization, and has taken special efforts to accomplish this goal through its use of
various City and Federal Funds, and in affirmative actions such as the creation of a Land Bank
Commission; and,

WHEREAS, in order to accomplish this goal is it required that properties be obtained by the City in
areas that are appropriate for revitalization; and,

WHEREAS, Mike Ashcraft, managing member of Equity Properties, LLC, & Star Properties, LLC,
& Downtown Little Rock Properties, LLC, has indicated his desire to donate to the City of Little Rock his
property located at 1520 South Oak Street; and 1719 South Cedar Street; and 1515 South Pine Street; and
1601 South Elm Street; and,

WHEREAS, the City wishes to accept the property for use in its neighborhood revitalization efforts;
and,

WHEREAS, City Staff has conducted a title search of the property which revealed valid title to the
property and no significant title issues; and,

WHEREAS, the City has performed an environmental assessment of the property pursuant to 24
C.F.R. § 58, et seq. (2003), which revealed no environmental problems; and,

WHEREAS, in consideration for the donation of the property for the public purpose of neighborhood
revitalization, the City has not agreed to pay property taxes; and,

WHEREAS, Mr. Mike Ashcraft has provided the City with a Quitclaim Deed to the properties, a
copy of which is attached as Exhibit A; and, Exhibit B; and, Exhibit C; and Exhibit D

WHEREAS, State Law requires that the City accept the property by resolution adopted by the Board
of Directors;

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF DIRECTORS OF THE CITY
OF LITTLE ROCK, ARKANSAS:

Section 1. The Board of Directors hereby accepts the quitclaim deed to the property described in
Exhibit A, Exhibit B, Exhibit C & Exhibit D in favor of the City of Little Rock.
Section 2. The property shall be used for a public purpose, specifically for City Revitalization Programs.

Section 3. Severability. In the event any title, section, paragraph, item, sentence, clause, phrase, or word of this resolution is declared or adjudged to be invalid or unconstitutional, such declaration or adjudication shall not affect the remaining portions of the resolution which shall remain in full force and effect if the portion so declared or adjudged invalid or unconstitutional were not originally a part of the ordinance.

Section 4. Repealer. All laws, ordinances, resolutions, or parts of the same that are inconsistent with the provisions of this resolution are hereby repealed to the extent of such inconsistency.

ADOPTED: November 1, 2016

ATTEST: APPROVED:

____________________________________  ____________________________________

Susan Langley, City Clerk    Mark Stodola, Mayor

APPROVED AS TO LEGAL FORM:

__________________________________

Thomas M. Carpenter, City Attorney
EXHIBIT A

Prepared By:
City of Little Rock
500 W. Markham
Little Rock, AR 72201

Representative:
Doug Tapp
Redevelopment Administrator

WARRANTY DEED
(Donation by Corporation)

KNOW ALL MEN BY THESE PRESENTS THAT:

Equity Properties, LLC, by and through its Managing Member, Mike Ashcraft Jr.,
GRANTOR, for and in consideration of the sum of Ten Dollars ($10.00) and other good valuable
consideration paid by the CITY OF LITTLE ROCK, ARKANSAS, a municipal corporation,
GRANTEE, the receipt of which is hereby acknowledged, does hereby grant, convey and warranty unto
the Grantee, and unto its heirs and assigns forever, the following described lands in the County of
Pulaski, State of Arkansas:

Lot 8, Block 2, Cedar Heights Subdivision to the City of Little Rock, Pulaski
County, Arkansas, more commonly known as 1719 S. Cedar Street, Little Rock,
Arkansas 72204 (Parcel No. 34L1630002000)

To have and to hold the same unto the Grantee and unto its heirs, and assigns forever, with all
tenements, appurtenances, and hereditaments thereunto belonging.

Equity Properties, LLC, hereby releases and relinquishes unto the Grantee, and unto its heirs
and assigns forever, all rights and possibility of curtsey, dower, and homestead in and to such lands.

WITNESS, my hand and seal the _____ day of ___________________ 2016.

Equity Properties, LLC, GRANTOR

____________________________________
By:     Mike Ashcraft, Jr.
Managing Member of Equity Properties, LLC
12 Chad Court
North Little Rock, Arkansas 72118

City of Little Rock, GRANTEE
500 W. Markham, Ste. 120W
Little Rock, Arkansas 72201

________________________________________

By: Mayor Mark Stodola
    City of Little Rock

DOCUMENTARY TAX STATEMENT

I certify under penalty of false swearing that the legally correct amount of documentary stamps have been placed on this instrument. (If none shown, exempt or no consideration paid.)

City of Little Rock
500 W. Markham
Little Rock, Arkansas 72201

________________________________________

By: Doug Tapp
    Redevelopment Administrator

ACKNOWLEDGEMENT

STATE OF ARKANSAS)
 )SS
COUNTY OF PULASKI)

On this day came before me, the undersigned, a notary public within and for the county and state aforesaid, duly commissioned and acting personally appeared, Mike Ashcraft, Jr., Managing Member of Equity Properties, LLC, duly authorized to act on behalf of Equity Properties, LLC, known to me as the Grantor in the foregoing Deed, and acknowledged that he has executed the same for the consideration and purposes therein mentioned and set forth.

WITNESS my hand and seal as such notary public this _____ day of _____________,2016

________________________________________

Notary Public

My Commission expires:____________________
WARRANTY DEED
(Donation by Corporation)

KNOW ALL MEN BY THESE PRESENTS THAT:

Star Properties, LLC, by and through its Managing Member, Mike Ashcraft Jr.,
GRANTOR, for and in consideration of the sum of Ten Dollars ($10.00) and other good valuable
consideration paid by the CITY OF LITTLE ROCK, ARKANSAS, a municipal corporation,
GRANTEE, the receipt of which is hereby acknowledged, does hereby grant, convey and warranty unto
the Grantee, and unto its heirs and assigns forever, the following described lands in the County of
Pulaski, State of Arkansas:

Lot 8, Block 15, Worthen W B Subdivision to the City of Little Rock, Pulaski
County, Arkansas, more commonly known as 1520 S. Oak, Little Rock,
Arkansas 72204 (Parcel No. 34L1600015800)

To have and to hold the same unto the Grantee and unto its heirs, and assigns forever, with all
tenements, appurtenances, and hereditaments thereunto belonging.

Equity Properties, LLC, hereby releases and relinquishes unto the Grantee, and unto its heirs
and assigns forever, all rights and possibility of curtesy, dower, and homestead in and to such lands.

WITNESS, my hand and seal the _____ day of ___________________ 2016.

Star Properties, LLC, GRANTOR

By: Mike Ashcraft, Jr.
Managing Member of Star Properties, LLC
PO Box 30712
Little Rock, Arkansas 72206

City of Little Rock, GRANTEE
500 W. Markham, Ste. 120W
Little Rock, Arkansas 72201

__________________________________________

By: Mayor Mark Stodola
City of Little Rock

DOCUMENTARY TAX STATEMENT

I certify under penalty of false swearing that the legally correct amount of documentary stamps have been placed on this instrument. (If none shown, exempt or no consideration paid.)

City of Little Rock
500 W. Markham
Little Rock, Arkansas 72201

__________________________________________

By: Doug Tapp
Redevelopment Administrator

ACKNOWLEDGEMENT

STATE OF ARKANSAS) )SS
COUNTY OF PULASKI)

On this day came before me, the undersigned, a notary public within and for the county and state aforesaid, duly commissioned and acting personally appeared, Mike Ashcraft, Jr., Managing Member of Star Properties, LLC, duly authorized to act on behalf of Star Properties, LLC, known to me as the Grantor in the foregoing Deed, and acknowledged that he has executed the same for the consideration and purposes therein mentioned and set forth.

WITNESS my hand and seal as such notary public this _____ day of ______________, 2016

______________________________
Notary Public

My Commission expires:_________________________
WARRANTY DEED

(Donation by Corporation)

KNOW ALL MEN BY THESE PRESENTS THAT:

   Downtown Little Rock Properties, LLC, by and through its Managing Member, Mike Ashcraft Jr.,
   GRANTOR, for and in consideration of the sum of Ten Dollars ($10.00) and other good valuable
   consideration paid by the CITY OF LITTLE ROCK, ARKANSAS, a municipal corporation,
   GRANTEE, the receipt of which is hereby acknowledged, does hereby grant, convey and warranty unto
   the Grantee, and unto its heirs and assigns forever, the following described lands in the County of
   Pulaski, State of Arkansas:

   Lot 4, Block 15, Worthen W B Subdivision to the City of Little Rock, Pulaski
   County, Arkansas, more commonly known as 1515 S. Pine Street, Little Rock,
   Arkansas 72204 (Parcel No. 34L160015300)

   To have and to hold the same unto the Grantee and unto its heirs, and assigns forever, with all
   tenements, appurtenances, and hereditaments thereunto belonging.

   Downtown Little Rock Properties, LLC, hereby releases and relinquishes unto the Grantee, and
   unto its heirs and assigns forever, all rights and possibility of curtsey, dower, and homestead in and to
   such lands.

   WITNESS, my hand and seal the _____ day of ___________________ 2016.

   Downtown Little Rock Properties, LLC, GRANTOR

   ____________________________________________
   By: Mike Ashcraft, Jr.
       Managing Member of Downtown Little Rock
       Properties, LLC
       PO Box 1534
       North Little Rock, Arkansas 72115
City of Little Rock, GRANTEE
500 W. Markham, Ste. 120W
Little Rock, Arkansas 72201

______________________________
By:  Mayor Mark Stodola
     City of Little Rock

DOCUMENTARY TAX STATEMENT

I certify under penalty of false swearing that the legally correct amount of documentary stamps have been placed on this instrument. (If none shown, exempt or no consideration paid.)

City of Little Rock
500 W. Markham
Little Rock, Arkansas 72201

______________________________
By:  Doug Tapp
     Redevelopment Administrator

ACKNOWLEDGEMENT

STATE OF ARKANSAS)
   )SS
COUNTY OF PULASKI)

On this day came before me, the undersigned, a notary public within and for the county and state aforesaid, duly commissioned and acting personally appeared, Mike Ashcraft, Jr., Managing Member of Downtown Little Rock Properties, LLC, duly authorized to act on behalf of Downtown Little Rock Properties, LLC, known to me as the Grantor in the foregoing Deed, and acknowledged that he has executed the same for the consideration and purposes therein mentioned and set forth.

WITNESS my hand and seal as such notary public this _____ day of ______________, 2016

______________________________
Notary Public

My Commission expires:_________________________
WARRANTY DEED
(Donation by Corporation)

KNOW ALL MEN BY THESE PRESENTS THAT:

Star Properties, LLC, by and through its Managing Member, Mike Ashcraft Jr.,
GRANTOR, for and in consideration of the sum of Ten Dollars ($10.00) and other good valuable
consideration paid by the CITY OF LITTLE ROCK, ARKANSAS, a municipal corporation,
GRANTEE, the receipt of which is hereby acknowledged, does hereby grant, convey and warranty unto
the Grantee, and unto its heirs and assigns forever, the following described lands in the County of
Pulaski, State of Arkansas:

Lot 1, Block 8, Braddocks Subdivision to the City of Little Rock, Pulaski
County, Arkansas, more commonly known as 1601 S. Elm St., Little Rock,
Arkansas 72204 (Parcel No. 34L1570009200)

To have and to hold the same unto the Grantee and unto its heirs, and assigns forever, with all
tenements, appurtenances, and hereditaments thereunto belonging.

Equity Properties, LLC, hereby releases and relinquishes unto the Grantee, and unto its heirs
and assigns forever, all rights and possibility of curtsey, dower, and homestead in and to such lands.

WITNESS, my hand and seal the _____ day of ___________________ 2016.

Star Properties, LLC, GRANTOR

____________________________________
By: Mike Ashcraft, Jr.
Managing Member of Star Properties, LLC
PO Box 30712
Little Rock, Arkansas 72206

City of Little Rock, GRANTEE
500 W. Markham, Ste. 120W
Little Rock, Arkansas 72201

By: Mayor Mark Stodola
   City of Little Rock

DOCUMENTARY TAX STATEMENT

I certify under penalty of false swearing that the legally correct amount of documentary stamps have been placed on this instrument. (If none shown, exempt or no consideration paid.)

City of Little Rock
500 W. Markham
Little Rock, Arkansas 72201

By: Doug Tapp
   Redevelopment Administrator

ACKNOWLEDGEMENT

STATE OF ARKANSAS)
 )SS
COUNTY OF PULASKI)

On this day came before me, the undersigned, a notary public within and for the county and state aforesaid, duly commissioned and acting personally appeared, Mike Ashcraft, Jr., Managing Member of Star Properties, LLC, duly authorized to act on behalf of Star Properties, LLC, known to me as the Grantor in the foregoing Deed, and acknowledged that he has executed the same for the consideration and purposes therein mentioned and set forth.

WITNESS my hand and seal as such notary public this _____ day of ____________, 2016

Notary Public

My Commission expires: ______________________