



CITY OF DETROIT
PLANNING AND DEVELOPMENT DEPARTMENT

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April 25, 2022

Detroit City Council
1340 Coleman A. Young Municipal Center
Detroit, MI 48226

**RE: Property Sale
6629, 6635, 6643 Benson**

Honorable City Council:

The City of Detroit, Planning and Development Department ("P&DD") has received an offer from Barnburner LLC, a Michigan Limited Liability Company (the "Purchaser"), to purchase certain City-owned real property at 6629, 6635 and 6643 Benson (the "Property") for the purchase price of Eight Thousand One Hundred Eighty and 00/100 Dollars (8,180.00).

The Property consists of approximately 8,088 square feet of vacant land and is zoned M3 (General Industrial District).

The Purchaser operates a software and consulting firm located at 3106 Bellevue. They wish to utilize the adjacent Property for parking and landscaping. Their proposed use of the Property shall be consistent with the allowable uses for which the Property is zoned.

We request that your Honorable Body adopt the attached resolution to authorize the Director of P&DD, or his or her authorized designee to execute a quit claim deed and such other documents as may be necessary or convenient to effect a transfer of the Property by the City to Barnburner LLC, a Michigan Limited Liability Company.

Respectfully submitted,

Antoine Bryant
Director

cc: Gail Fulton, Mayor's Office

RESOLUTION

BY COUNCIL MEMBER: _____

NOW, THEREFORE, BE IT RESOLVED, that Detroit City Council hereby approves of the sale of certain real property at 6643, 6635 and 6629 Benson, Detroit, MI (the "Property"), as more particularly described in the attached Exhibit A incorporated herein, to Barnburner LLC, a Michigan Limited Liability Company (the "Purchaser") for the purchase price of Eight Thousand One Hundred Eighty and 00/100 Dollars (\$8,180.00).

RESOLVED, that the Director of the Planning and Development Department, or his or her authorized designee, is authorized to execute a quit claim deed and other such documents necessary or convenient to effect transfer of the Property to the Purchaser consistent with this resolution; and be it further

RESOLVED, that the following Property Sales Services Fees be paid from the sale proceeds pursuant to the City's Property Management Agreement with the Detroit Building Authority ("DBA"): 1) Two Thousand Five Hundred and 00/100 Dollars (\$2,500.00) shall be paid to the DBA from the sale proceeds, 2) Four Hundred Nine and 00/100 Dollars (\$409.00) shall be paid to the DBA's real estate brokerage firm from the sale proceeds, and 3) customary closing costs up to Two Hundred and 00/100 Dollars (\$200.00), as well as any taxes and assessments which have become a lien on the property; and be it further

RESOLVED, that the P&DD Director, or his or her authorized designee, is authorized to execute any required instruments to make and incorporate technical amendments or changes to the quit claim deed (including but not limited to corrections to or confirmations of legal descriptions, or timing of tender of possession of particular parcels) in the event that changes are required to correct minor inaccuracies or are required due to unforeseen circumstances or technical matters that may arise prior to the conveyance of the Property, provided that the changes do not materially alter the substance or terms of the transfer and sale; and be it finally

RESOLVED, that the quit claim deed will be considered confirmed when executed by the P&DD Director, or his or her authorized designee, and approved by the Corporation Counsel as to form.

(See Attached Exhibit A)

EXHIBIT A

LEGAL DESCRIPTION

Property situated in the City of Detroit, Wayne County, Michigan, described as follows:

N BENSON LOT 65 MCLEODS SUB L10 P100 PLATS, W C R 15/27 26 x 102.39
N BENSON LOT 64 MCLEODS SUB L10 P100 PLATS, W C R 15/27 26 x 102.39
N BENSON LOT 25 MCLEODS SUB L10 P100 PLATS, W C R 15/27 27 x 102.39

a/k/a 6643, 6635 and 6629 Benson
Tax Parcel Nos. 15000265.001, 15000264 and 15000263

Description Correct
Engineer of Surveys

By _____

Basil Sarim
Sr, Associate Surveyor
City of Detroit/DPW,CED