

ORDINANCE NO. 182608

An Ordinance authorizing and providing for the sale of certain City-owned real property which is no longer required for use by the City, and the public interest or necessity requires the transfer thereof, without the necessity of calling for bids, to JAY AND LAURA SEDRISH, for the sum of SIX HUNDRED FORTY FIVE THOUSAND AND 00/100 DOLLARS (\$645,000.00).

THE PEOPLE OF THE CITY OF LOS ANGELES DO
ORDAIN AS FOLLOWS:

Section 1. The Council of the City of Los Angeles hereby determines that certain real property owned by the City of Los Angeles, and located at the address and/or location set forth hereinafter, is no longer required for the use of the City and that the public interest and necessity require the transfer. Purchasers, Jay and Laura Sedrish, are the current tenants and have lived on this property for more than 10 years. It is hereby ordered that such real property be sold, pursuant to certain conditions hereinafter set forth and without notice of sale or advertisement for bids, to JAY AND LAURA SEDRISH, for the sum of SIX HUNDRED FORTY FIVE THOUSAND AND 00/100 DOLLARS (\$645,000.00). in accordance with the provisions of Section 385 of the City Charter and Division 7, Chapter 1, Article 4 of the Los Angeles Administrative Code.

Location:

8131 South Delgany Avenue, Play Del Rey, CA 90293

Legal Description:

Refer to Exhibit A attached hereto and by this reference incorporated herein.

EXCEPTING AND RESERVING unto the City of Los Angeles all oil, gas, water, and mineral rights now vested in the City of Los Angeles without, however, the right to use the surface of said land or any portion thereof to a depth of 500 feet below the surface, for the extraction of such oil, gas, water and minerals.

SUBJECT TO the covenant that all lots included in this sale transaction which legal description is described in the Legal Description Exhibit A shall be held together as one parcel and the said combined parcel shall not be divided in ownership except pursuant to a subdivision map or parcel map approved in accordance with the laws of the State of California and the City of Los Angeles.

SUBJECT TO covenants, conditions, restrictions, reservations, easements, encroachments, rights, and rights-of-way of record or which are apparent from a visual inspection of the real properties and excepting and reserving to the City of Los Angeles any interest in the fee to the adjacent streets which would otherwise pass with the conveyance of the above described parcels of land.

ALSO SUBJECT to sale, in "As Is and with all faults" condition, the purchasers purchasing the City owned property, by such act, expressly agreeing to purchase the property in an "As Is and with all faults" condition and without any warranty as to fitness for use, fitness for a particular use or development, or condition of the property, and that the City has no obligation to improve or correct

any condition of the property, whether known or unknown before or after the date of the sale, including without limitations the geological condition of the property as its potential use or future development.

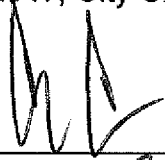
Section 2. The Mayor of the City of Los Angeles in the name of and on behalf of said City is hereby authorized and directed to execute a Grant Deed to the said real property described in Section 1 of this Ordinance to JAY AND LAURA SEDRISH; the City Clerk of said City is hereby authorized and directed to attest thereto and to affix the City Seal.

Section 3. The Department of General Services, Real Estate Services Division, is authorized to open escrow, deliver deeds, and process and execute all necessary documents to effectuate this sale, and the Chief Accounting Employee of the Department of General Services is authorized to deposit the proceeds, over and above the expenses of sale into the Sewer Construction and Maintenance Fund No. 208, Revenue Source Code No. 4540. The purchasers, JAY AND LAURA SEDRISH, shall pay ½ (one half) escrow fees and all incidental costs associated with this property purchase transaction including, but not limited to, recording fees, documentary transfer taxes, title insurance fees, escrow fees, personal property taxes where applicable, and any other real estate transaction taxes. Purchasers, at their own expense, may obtain any desired survey of the property.

Section 4. The City Clerk shall certify to the passage of this Ordinance and have it published in accordance with Council policy, either in a daily newspaper circulated in the City of Los Angeles or by posting for ten days in three public places in the City of Los Angeles: one copy on the bulletin board located at the Main Street entrance to the Los Angeles City Hall; one copy on the bulletin board located at the Main Street entrance to the Los Angeles City Hall East; and one copy on the bulletin board located at the Temple Street entrance to the Los Angeles County Hall of Records.

I hereby certify that the foregoing ordinance was introduced at the meeting of the Council of the City of Los Angeles JUN 14 2013, and was passed at its meeting of JUN 21 2013.

JUNE LAGMAY, City Clerk

By  _____ Deputy

Approved JUN 27 2013 _____



ANTONIO VILLARAIGOSA, Mayor

Approved as to Form and Legality

CARMEN A. TRUTANICH, City Attorney

By 
Deputy City Attorney

Date 4-4-13 _____

File No. _____ CF No. 12-0218 _____

EXHIBIT "A"

APN: 4115-007-901

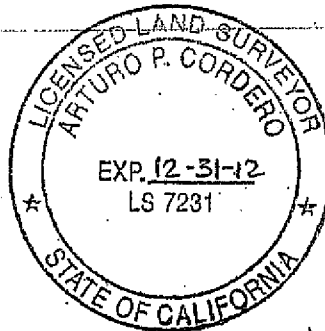
ADDRESS: 8131 South Delgany Avenue, Playa Del Rey, CA 90293

LEGAL DESCRIPTION:

Lot 56 in Block 34 of Tract No. 9809 in the City of Los Angeles, County of Los Angeles, State of California as per map recorded in Book 145, Pages 91 through 96, inclusive, of Maps in the office of the County Recorder of said county

EXCEPT an undivided one-half of all oil, gas and other hydrocarbon substances, as reserved in Deed from Title Guarantee and trust Company, recorded in Book 13492 Page 200, Official Records and in Deed recorded in Book 53026 Page 147, Official Records

SUBJECT TO all covenants, conditions, restrictions, exceptions, reservations, easements, rights and right of way of record.



[Handwritten signature]
8/21/12

DECLARATION OF POSTING ORDINANCE

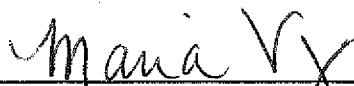
I, MARIA VIZCARRA, state as follows: I am, and was at all times hereinafter mentioned, a resident of the State of California, over the age of eighteen years, and a Deputy City Clerk of the City of Los Angeles, California.

Ordinance No. 182608 – Sale of certain City-owned real property which is no longer required by the City located at 8131 South Delgany Avenue without the necessity of calling for bids, to Jay and Laura Sedrish, for the sum of \$645,000.00 - a copy of which is hereto attached, was finally adopted by the Los Angeles City Council on **June 21, 2013**, and under the direction of said City Council and the City Clerk, pursuant to Section 251 of the Charter of the City of Los Angeles and Ordinance No. 172959, on **June 28, 2013** I posted a true copy of said ordinance at each of the three public places located in the City of Los Angeles, California, as follows: 1) one copy on the bulletin board located at the Main Street entrance to the Los Angeles City Hall; 2) one copy on the bulletin board located at the Main Street entrance to the Los Angeles City Hall East; 3) one copy on the bulletin board located at the Temple Street entrance to the Los Angeles County Hall of Records.

Copies of said ordinance were posted conspicuously beginning on **June 28, 2013** and will be continuously posted for ten or more days.

I declare under penalty of perjury that the foregoing is true and correct.

Signed this **28th** day of **June, 2013** at Los Angeles, California.



Maria Vizcarra, Deputy City Clerk

Ordinance Effective Date: **August 7, 2013**
Rev. (2/21/06)

Council File No. **12-0218**