

ORDINANCE 24-12

AN ORDINANCE OF THE CITY OF WHITE HOUSE, TENNESSEE, ABANDONING THE CITY'S 30 FOOT EASEMENT FOR RIGHT OF WAY OVER THE UNIMPROVED WESTERN SECTION OF CARDINAL DRIVE, AND THE APPURTENANCES THERETO.

WHEREAS, Mark A. Johnson and Robert T. Johnson (collectively, the "Johnsons") are the owners of certain unimproved real property located in the City of White House, Robertson County, Tennessee consisting of Lot Nos. 47 and 48 of Meadow Lark Subdivision, Section "A," as recorded in Plat Book 2, Page 73, Register's Office for Robertson County, Tennessee, such lots being identified and depicted on Exhibit A attached hereto (such lots are collectively referred to herein as the "Johnson Property"); and

WHEREAS, the City of White House, Tennessee has an easement running over the Johnson Property, and such easement consists of the unimproved Western section of Cardinal Drive, 30-foot right-of-way, and the appurtenances thereto, being depicted on Exhibit A attached hereto and being more particularly described on Exhibit B attached hereto (the "Meadowlark City Property"); and

WHEREAS, at the request of the Johnsons, the Johnsons and the City of White House, Tennessee intend to enter into a Land Exchange Agreement (the "Johnson Agreement"), pursuant to which the Johnsons shall agree to grant a slope easement over other real property owned by the Johnsons located near the intersection of Highway 76 and Pleasant Grove Road (the "Johnson Easement") as consideration for the City of White House, Tennessee agreeing to abandon the Meadowlark City Property, thus allowing the Meadowlark City Property to revert back to the Johnsons by operation of law; and

WHEREAS, the White House Municipal Planning Commission has reviewed and approved the abandonment of the Meadowlark City Property as required by T.C.A. § 13-4-104; and

NOW, THEREFORE, BE IT ORDAINED BY THE BOARD OF MAYOR AND ALDERMEN OF THE CITY OF WHITE HOUSE, TENNESSEE, as follows:

Section 1. The Meadowlark City Property is hereby abandoned and shall revert back to the Johnsons by operation of law when all conditions required by the Johnson Agreement are satisfied, specifically including the delivery by the Johnsons of an executed slope easement agreement, in form and substance reasonably acceptable to the City, granting the Johnson Easement to the City.

First Reading: August 15, 2024 PASSED

Second Reading: September 19, 2024 PASSED



John Corbitt, Mayor

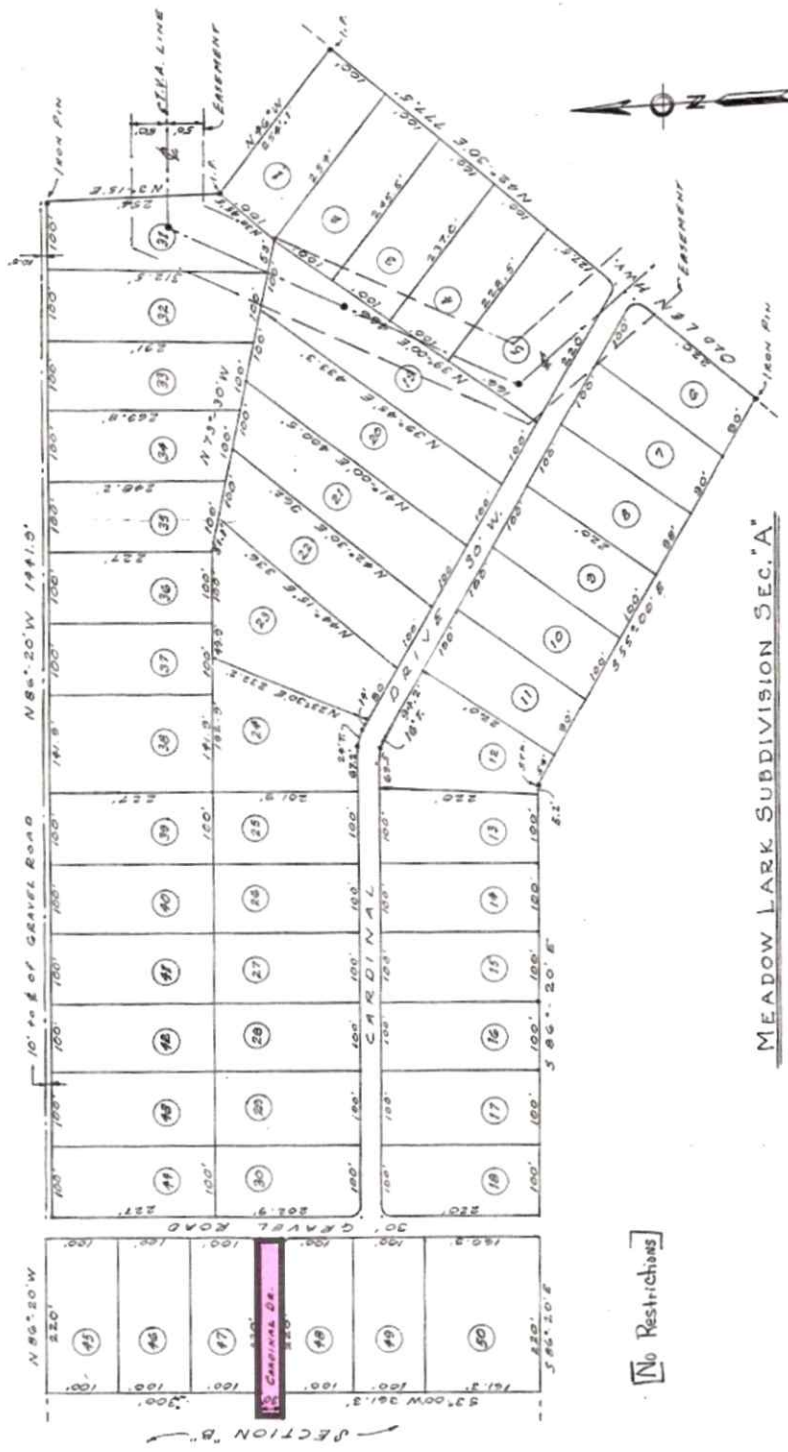
ATTEST:



Derek Watson, City Recorder

EXHIBIT A
THE JOHNSON PROPERTY

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[No Restrictions]

MEADOW LARK SUBDIVISION SEC. A

ROBERTSON COUNTY, TENN.

ELEVENTH CIVIL DISTRICT

SCALE 1 inch = 100 Ft.

REGULARS OFFICE
 in all Tennessee, Robertson County
 filed for record on 7th day of May, 1965
 by M. L. A. M., and recorded in Plat
 No. 2, Page 78.

Owner & Developer
ZACK Q. MYERL

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EXHIBIT B
DESCRIPTION OF THE MEADOWLARK CITY PROPERTY

This Right-Of-Way Abandonment Area being a section of right-of-way, lying, being and situated in the 11th Civil District of Robertson County, Tennessee, the 2nd County Commission District of Robertson County, Tennessee and the 2nd City Aldermanic Ward of White House, Tennessee. Said Right-Of-Way Abandonment Area being the Western section of Cardinal Drive, 30-Foot right-of-way, as shown on the plat of Meadow Lark Subdivision, Section A as of record in Plat Book 2, Page 72, Register's Office of Robertson County, Tennessee. Said Right-Of-Way Abandonment Area being generally described as bounded on the North by the Mark A. Johnson and Robert T. Johnson property, a portion of Tract A, as of record in Record Book 1498, Page 913, R.O.R.C., TN, being Lot 47 of said Meadow Lark Subdivision, Section A, said reference; bounded on the East by Gravel Road, 30-Foot right-of-way, as shown on said plat of Meadow Lark Subdivision, Section A, said reference; bounded on the South by the Mark A. Johnson and Robert T. Johnson property, a portion of Tract A, said reference, being Lot 48 of Meadow Lark Subdivision, Section A, said reference; and bounded on the West by the Mark A. Johnson and Robert T. Johnson property, Tract C, said reference. Said Right-Of-Way Abandonment Area, based on deeds and plats of record, being more particularly described as follows:

Beginning at a point located at the intersection of the Westerly right-of-way of said Gravel Road and the Northerly right-of-way of said Western section of Cardinal Drive. Said point being the Southeastern corner of said Lot 47, and being the Northeastern corner of the Right-Of-Way Abandonment Area herein described. Thence, leaving said Northerly right-of-way of the Western section of Cardinal Drive, with said Westerly right-of-way of Gravel Road, and with the Eastern terminus of said Western section of Cardinal Drive, South 03°00'00" West, 30.00 Feet to a point. Said point being the Northeastern corner of said Lot 48, and being the Southeastern corner of the Right-Of-Way Abandonment Area herein described. Thence, leaving said Westerly right-of-way of Gravel Road, leaving said Eastern terminus of the Western section of Cardinal Drive, and with the Southerly right-of-way of said Western section of Cardinal Drive, being the Northern boundary line of said Lot 48, North 86°20'00" West, 220.00 Feet to a point in the Eastern boundary line of said Tract C. Said point being the Northwestern corner of said Lot 48, and being the Southwestern corner of the Right-Of-Way Abandonment Area herein described. Thence, leaving said Southerly right-of-way of the Western section of Cardinal Drive, being said Northern boundary line of Lot 48, with said Eastern boundary line of Tract C, and with the Western terminus of said Western section of Cardinal Drive, North 03°00'00" East, 30.00 Feet to a point. Said point being the Southwestern corner of said Lot 47, and being the Northwestern corner of the Right-Of-Way Abandonment Area herein described. Thence, leaving said Eastern boundary line of Tract C, leaving said Western terminus of said Western section of Cardinal Drive, and with said Northerly right-of-way of the Western section of Cardinal Drive, being the Southern boundary line of said Lot 47, South 86°20'00" East, 220.00 Feet to the point of beginning. This Right-Of-Way Abandonment Area being found to containing 0.152 Acres or 6,599.55 Square Feet, more or less. This Right-Of-Way Abandonment Area description having been prepared by CSR Engineering and Christopher L. Clay, R.L.S., TN License # 2614, CSR Project Number 21-918, dated June 24, 2024.