



# Coquille Indian Housing Authority

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2678 Mexeye Loop • Coos Bay, OR 97420

## RESOLUTION HA1702

### APPROVING CONVEYANCE OF MUTUAL HELP AND OCCUPANCY HOME TO K'LYNN G. SIMPSON

**WHEREAS**, the Coquille Indian Housing Authority ("CIHA") is the duly constituted Housing Authority for the Coquille Indian Tribe, established by authority of the Constitution and By-Laws of the Tribe; and,

**WHEREAS**, CIHA's role is to provide safe and affordable housing for low income families; and,

**WHEREAS**, CIHA's Board of Commissioners is empowered, under Chapter 130 of the Coquille Indian Tribal Code, first adopted May 12, 1992 and as amended, to lease property from the Tribe and to sublease the same, and to lease or rent, sell, enter into lease-purchase agreements or leases with an option to purchase for housing units constructed, managed, or maintained by CIHA; and,

**WHEREAS**, Janice F. Miller, non-Coquille parent of then minor Coquille Tribal member K'Lynn G. Simpson ("Homebuyer"), entered into a Mutual Help and Occupancy Agreement dated June 16, 1997 ("MHOA"), for a dwelling unit identified as Project No. OR97B038002, Unit No. 0009, with the street address of 2632 Mexeye Loop, Coquille Tribal Lands, Coos Bay, Oregon, 97420 (hereinafter referred to as the "MHOA House"), situated on the following described real property:

Beginning at a point from which the northwest corner of Section 31, Township 25 South, Range 13 West, Willamette Meridian, Coos County, Oregon, bears North 42°03'20" West 1420.29 feet; thence North 84°36'31" East 79.00 feet; thence South 1°31'32" West 103.90 feet; thence South 89°34'22" East 31.18 feet; thence North 0°59'58" East 129.97 feet; thence North 38°34'07" West 180.12 feet; thence South 73°02'28" West 65.68 feet; thence South 23°00'10" East 168.35 feet to the point of beginning.

and more particularly described on a property line map attached hereto as Exhibit A and made a part hereof; and,

**WHEREAS**, by Lease No. 95002-95-45, dated April 4, 1995, and approved on behalf of the Secretary of Interior on April 4, 1995, the Coquille Indian Tribe leased to CIHA certain land located in Coos County, State of Oregon, which contains an aggregate of 60.4 acres more or less, for the purposes of developing housing for Tribal members and other Indians; and,

**WHEREAS**, the MHOA House described above is located on lands leased by CIHA from the Tribe pursuant to that Ground Lease; and,

**WHEREAS**, the MHOA provides that, when the Homebuyer has satisfied all obligations under the MHOA, CIHA shall convey all of CIHA's right, title, and interest in and to the MHOA House and grounds that it can convey; and,

**WHEREAS**, all commitments of the parties under the MHOA will be satisfied by the closing date and each party will desire to release the other of any further obligation under the MHOA; now,

**THEREFORE BE IT RESOLVED**, that CIHA shall grant and convey to the Homebuyer all of its right, title, and interest in and to the MHOA House described above; and,

**BE IT FURTHER RESOLVED**, that CIHA shall sublease to Homebuyer its remaining leasehold interest in the above described parcel of land on which the MHOA House has been constructed; and,

**BE IT FINALLY RESOLVED**, that the Chair of the Board of Commissioners and/or the CIHA Executive Director are hereby authorized and directed to prepare and execute all documents necessary to effect the conveyance of the MHOA House and the sublease of the real property upon which it is constructed, and all mutual releases of the parties.

#### **CERTIFICATION**

**The foregoing Resolution was duly adopted at the Coquille Indian Housing Authority Board of Commissioners meeting held on Coquille Tribal Lands in Coos Bay, Oregon, on March 30, 2017 with the required quorum present by a vote of:**

\_\_\_\_\_ **For**                      \_\_\_\_\_ **Against**                      \_\_\_\_\_ **Absent**                      \_\_\_\_\_ **Abstaining**

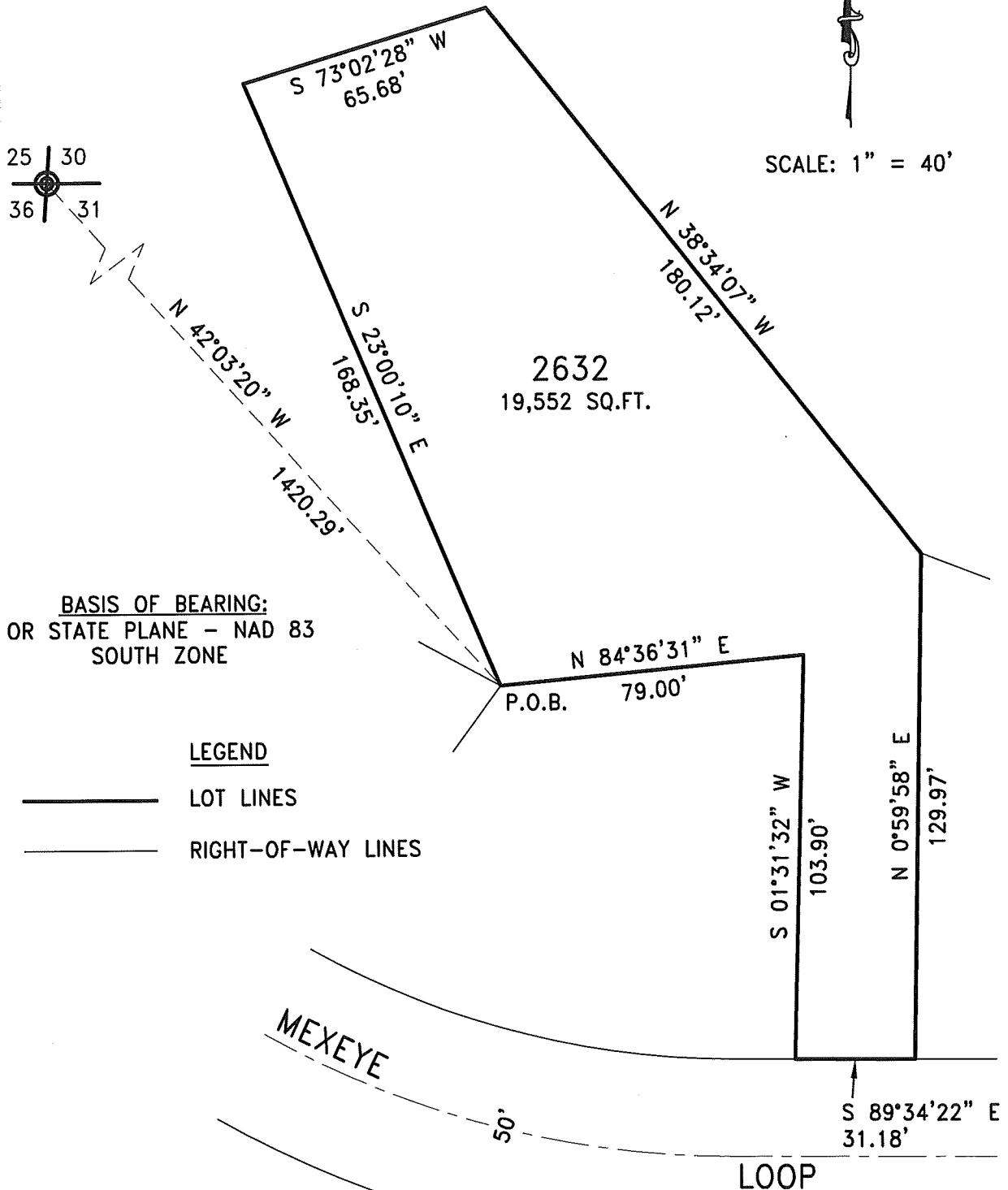
\_\_\_\_\_  
**Robert B. More, Vice Chair**

\_\_\_\_\_  
**Denise L. Hunter, Secretary/Treasurer**

# EXHIBIT MAP

DEC. 2012

LOCATED IN THE 4TH CREEK  
HOUSING DEVELOPMENT  
IN SEC. 31, T25S, R13W, W.M.,  
COOS COUNTY, OREGON



**LOT 2632, MEXEYE LOOP**

Beginning at a point from which the northwest corner of Section 31, Township 25 South, Range 13 West, Willamette Meridian, Coos County, Oregon, bears North  $42^{\circ}03'20''$  West 1420.29 feet; thence North  $84^{\circ}36'31''$  East 79.00 feet; thence South  $1^{\circ}31'32''$  West 103.90 feet; thence South  $89^{\circ}34'22''$  East 31.18 feet; thence North  $0^{\circ}59'58''$  East 129.97 feet; thence North  $38^{\circ}34'07''$  West 180.12 feet; thence South  $73^{\circ}02'28''$  West 65.68 feet; thence South  $23^{\circ}00'10''$  East 168.35 feet to the point of beginning.