



# Coquille Indian Housing Authority

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2678 Mexeye Loop • Coos Bay, OR 97420

## RESOLUTION HA2502

### APPROVING SALE AND CONVEYANCE OF HOME GRANT AND OCCUPANCY HOME TO DANIEL J. GARRETT

**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**, John D. Garrett (“Homebuyer”) entered into a Home Grant and Occupancy (“HomeGO”) Agreement dated November 14, 2000, for a dwelling unit identified as Project No. 01IH4102770, Unit No. 2642, with the street address of 2642 Mexeye Loop, Coquille Tribal Lands, Coos Bay, Oregon, 97420 (hereinafter referred to as the “HomeGO 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 49°48’25” West 1923.77 feet; thence South 41°33’18” West 55.60 feet to the point of a 350.00 foot radius curve left; thence 93.02 feet along said curve through a central angle of 15°13’38”, the long chord of which bears North 46°19’01” West 92.74 feet; thence North 39°59’31” East 77.74 feet; thence South 33°21’24” East 98.19 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 HomeGO House described above is located on lands leased by CIHA from the Tribe pursuant to that Ground Lease; and,

**WHEREAS**, the HomeGO Agreement provides for Succession by a person designated by Homebuyer upon Homebuyer’s death or mental incapacity; and,

**WHEREAS**, upon the death of John D. Garrett, CIHA has contacted the enumerated successors in the order of their position on the Successorship List and offered each the opportunity to assume the Homebuyer's obligations under the HomeGO Agreement or to purchase the unit; and,

**WHEREAS**, the first named successor, Shaun C. Garrett, expressed the intent to purchase the unit, which was authorized by CIHA Resolution HA2403 adopted March 28, 2024, but has subsequently declined; and,

**WHEREAS**, the second enumerated successor on the Successorship List has declined; and,

**WHEREAS**, the third enumerated successor on the Successorship List, Daniel J. Garrett, has accepted this opportunity and wishes to purchase the home as provided by the terms of the HomeGO Agreement; and,

**WHEREAS**, when all obligations under the HomeGO Agreement have been satisfied, CIHA shall convey all of CIHA's right, title, and interest in and to the HomeGO House and grounds that it can convey; and,

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

**THEREFORE BE IT RESOLVED**, that CIHA Resolution HA2403 adopted March 28, 2024, is hereby rescinded; and,

**BE IT FURTHER RESOLVED**, that CIHA shall grant and convey to Daniel J. Garrett all of its right, title, and interest in and to the HomeGO House described above; and,

**BE IT FURTHER RESOLVED**, that CIHA shall sublease to Daniel J. Garrett its remaining leasehold interest in the above described parcel of land on which the HomeGO 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 HomeGO 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 May 29, 2025, with the required quorum present by a vote of:**

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

\_\_\_\_\_  
**Paul E. Doyle,**  
**Chair**

\_\_\_\_\_  
**Robert B. More,**  
**Secretary/Treasurer**

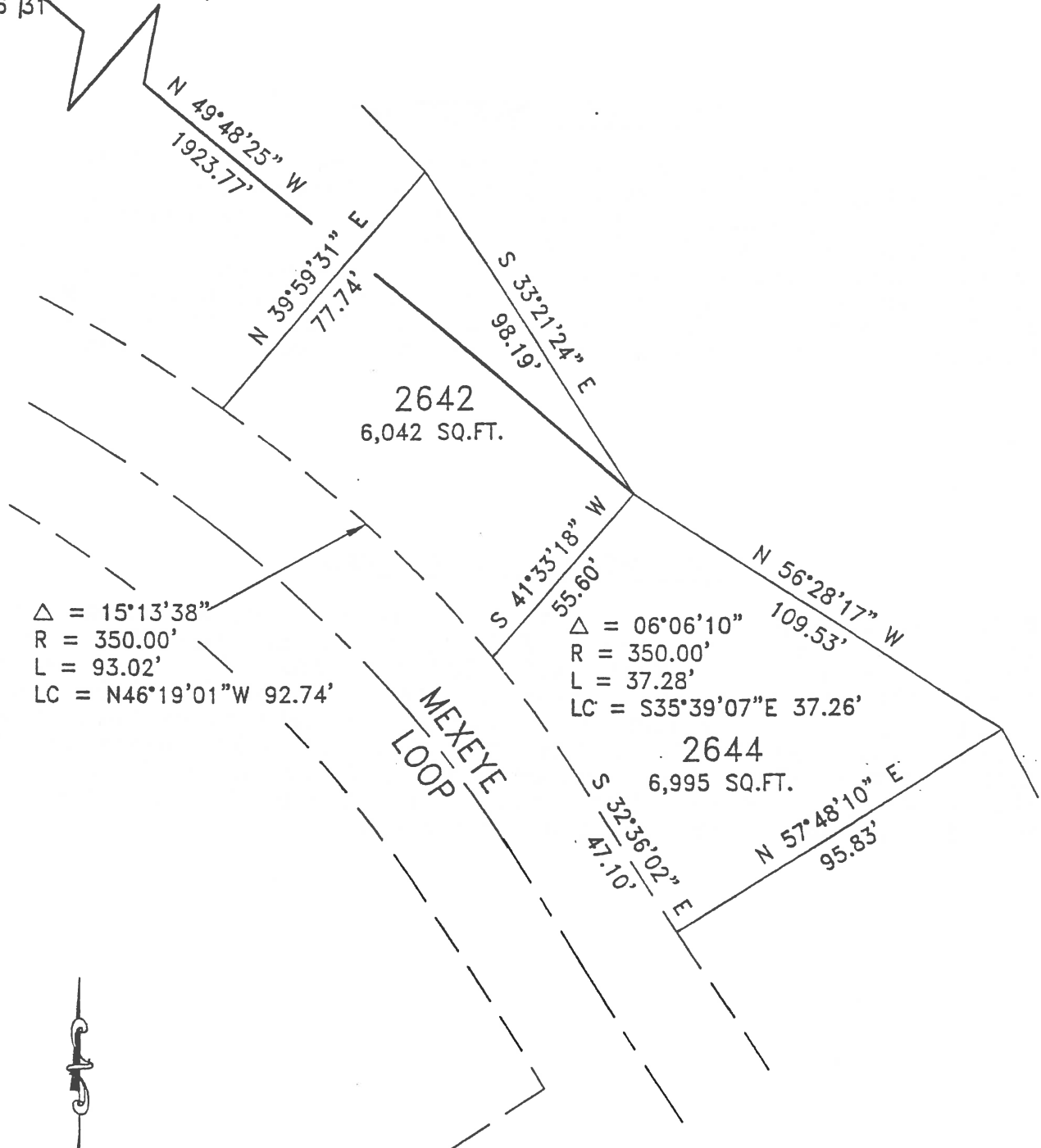
155 33

# EXHIBIT MAP

REVISED 1/25/00

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

25/30  
36/31  
FOUND 1-1/4" I.P.I.P.E



SCALE: 1" = 40'

BASIS OF BEARING:  
OREGON STATE PLANE-SOUTH ZONE

Stuntzner Engineering  
& Forestry

155 33

LOT 2642, 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  $49^{\circ}48'25''$  West 1923.77 feet; thence South  $41^{\circ}33'18''$  West 55.60 feet to the point of a 350.00 foot radius curve left; thence 93.02 feet along said curve through a central angle of  $15^{\circ}13'38''$ , the long chord of which bears North  $46^{\circ}19'01''$  West 92.74 feet; thence North  $39^{\circ}59'31''$  East 77.74 feet; thence South  $33^{\circ}21'24''$  East 98.19 feet to the point of beginning.