



Sub. H.B. 269

125th General Assembly
(As Passed by the House)

Reps. Raga, Daniels, Walcher, Domenick, McGregor, Wolpert, Cates, Flowers, Hollister, Latta, Perry, Schneider, J. Stewart, Willamowski

BILL SUMMARY

- Authorizes the conveyance of two parcels of state-owned real estate in Warren County to the city of Mason.

CONTENT AND OPERATION

Authorization and consideration

(Sections 1 and 2)

The bill authorizes the Governor to execute a deed in the name of the state conveying to the city of Mason, and its successors and assigns, all of the state's right, title, and interest in two parcels of state-owned real estate in Warren County. The consideration for the conveyance is a purchase price of \$105,000, which is to be deposited to the credit of the Mental Health Facilities Improvement Fund in the state treasury. That Fund is used to pay the costs of specified capital facilities for "mental hygiene and retardation" (R.C. 154.20(F)--not in the bill).

Conditions and possibilities of reverter

(Sections 3 to 5)

Parcel 1

The conveyance of the parcel denoted as Parcel Number 1 in the bill is subject to the condition that the city of Mason not use it for any type of residential or commercial facility. In addition, the city is not to convey any or all of the parcel to any non-state entity for a period of 15 years from the bill's effective date. If the city so uses or conveys the parcel, all right, title, and interest in it will revert to the state without the need for any further action.

Parcel 2

The conveyance of the parcel denoted as Parcel Number 2 in the bill is subject to the condition that the city of Mason in turn convey the parcel to the Warren County Board of County Commissioners on behalf of the Warren County Board of Mental Retardation and Developmental Disabilities within six months from the bill's effective date. The conveyance from the city to the Board must include a condition that the parcel not be used for any residential or commercial facilities and a condition that the county not convey any or all of the parcel to any non-state entity for a period of 15 years from the date of the city's conveyance. If the city does not convey the parcel to the Board as required by the bill, all right, title, and interest in it will revert to the state without the need for any further action.

Both parcels

The state's conveyance of both parcels under the bill also is subject to the condition that the city of Mason provide reasonable access to Parcel Number 2 over and through Parcel Number 1.

Preparation of the deed and costs of the conveyance

(Sections 6 and 7)

The bill specifies the procedures for the preparation, execution, and recording of a deed to the real estate upon the payment of the purchase price. And it requires the city of Mason to pay the costs of the conveyance of the real estate.

Expiration date

(Section 8)

The bill expires one year after its effective date.

HISTORY

ACTION	DATE	JOURNAL ENTRY
Introduced	09-02-03	p. 1041
Reported, H. County & Township Government	11-13-03	p. 1160
Passed House (89-1)	12-03-03	pp. 1252-1253

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