

By: Senator(s) Suber, Boyd

To: Public Property

SENATE BILL NO. 2276

1 AN ACT TO AUTHORIZE THE DEPARTMENT OF PUBLIC SAFETY TO
2 PURCHASE CERTAIN REAL PROPERTY, AND ANY IMPROVEMENTS THEREON,
3 LOCATED ON BELK BOULEVARD IN OXFORD, MISSISSIPPI, KNOWN AS THE
4 FORMER "RAYNER EYE CLINIC"; AND FOR RELATED PURPOSES.

5 BE IT ENACTED BY THE LEGISLATURE OF THE STATE OF MISSISSIPPI:

6 **SECTION 1.** (1) The Department of Public Safety is
7 authorized to purchase certain real property, and any improvements
8 thereon, located in Oxford, Mississippi, known as the former
9 "Rayner Eye Clinic," and being more particularly described as
10 follows:

11 Property located at 1308 Belk Boulevard, Oxford, Mississippi,
12 consisting of one (1) parcel and identified as:

13 **Parcel 1**

14 Fraction of the North Half Section 33, Township 8
15 South, Range 3 West, Lafayette Country, Mississippi.

16 This property contains 1.095 acres, more or less and is
17 described in more detail as follows:

18 Beginning at an existing 2 inch iron pipe at the PC
19 of a 362.55 foot radius curve to the left on the south



20 right of way of Belk Boulevard, run thence along said
21 right of way curve a distance of 61.68 feet, said curve
22 having a chord bearing of South 86 degrees 29 minutes 36
23 seconds East and a chord distance of 61.60 feet, to a
24 chisel mark placed on concrete driveway apron, run
25 thence South 89 degrees 50 minutes 18 seconds East
26 continuing along said right of way for a distance of
27 73.47 feet to a 1/2 inch iron rod pin set; run thence
28 South 00 degrees 37 minutes 01 seconds West, leaving
29 said right of way, for a distance of 213.09 feet to a
30 1/2 inch iron rod pin set: run thence South 01 degrees
31 00 minutes 22 seconds East for a distance of 138.01 feet
32 to an existing 1/2 inch iron pipe; run thence South 89
33 degrees 50 minutes 13 seconds West for a distance of
34 137.94 feet to an existing 1/2 inch iron pipe, run
35 thence North 00 degrees 90 minutes 16 seconds East for a
36 distance of 58.00 feet to an existing 1/2 inch iron
37 pipe, run thence North 00°14'37" East for a Distance of
38 68.15 feet to a 1/2 Iron Pin Set; run thence North 00
39 degrees 20 minutes 10 seconds East for a distance of
40 11.80 feet to an existing 1/2 inch iron pipe: run thence
41 North 00 degrees 37 minutes 01 seconds East for a
42 distance of 217.50 feet to the point of the beginning.

43 Further, in accordance with a survey by C. Mayer,
44 P.S., Precision Engineering Corporation, dated June 19,



45 2015, Job Drawing No. Rayner, the property is further
46 described as follows:

47 A Fraction Of The North Half Of Section 33,
48 Township 8 South, Range 3 West, in The City Of Oxford,
49 Lafayette County, Mississippi, And Containing 1.095
50 Acre, more or less and being more fully described as
51 follows:

52 Commencing at an 8" Wooden Post Designated and
53 Accepted as being the Northeast Corner Of The Northwest
54 Quarter of Section 33, Township 8 South, Range 3 West,
55 Lafayette County, Mississippi, Run Thence S 00°35'21" W
56 a distance of 980.50 feet to a 1/2 iron pipe found on
57 the South Right-Of-Way Line of Belk Boulevard. Said
58 Iron Pipe Being The POINT OF BEGINNING; Run Thence along
59 said South Right-Of-Way Line Of Belk Boulevard and along
60 a circular curve to the left having a Radius of 362.55
61 feet, an Arc Length of 61.67 feet, a chord bearing of S
62 86°29'36" E, and a chord distance of 61.60 feet to a
63 point; Thence S 89°50'18" E along said South
64 Right-Of-Way Line a distance of 73.47 feet, to a 1/2"
65 rebar found; Thence S 00°37'01" W leaving said South
66 Right-Of-Way Line a distance of 213.09 feet to a 1/2"
67 iron rod set, Thence S 01°00'22" E A Distance Of 138.01
68 feet to a 1/2" iron pipe found; Thence S 89°50'13" W a
69 distance of 137.94 feet to a 1/2" Iron Pipe Found;



70 Thence N 00°09'16' E a distance of 58.00 feet to a 1/2"
71 rebar found. Thence N 00°14'37" E a distance of 68.15
72 feet to a 1/2" iron rod set; Thence N 00°20'10" E a
73 distance of 11.80 feet to a 1/2" rebar found, Thence N
74 00°37'01" E a distance of 217.50 feet To The POINT OF
75 BEGINNING.

76 (2) The real property and improvements described in
77 subsection (1) of this section shall not be purchased for an
78 amount greater than the current fair market value as
79 determined by the average of two (2) appraisals by qualified
80 appraisers, at least one (1) of whom shall be selected by the
81 Department of Public Safety, and both of whom shall be
82 certified and licensed by the Mississippi Real Estate
83 Appraiser Licensing and Certification Board.

84 (3) The Department of Public Safety is authorized to
85 negotiate any and all closing costs related to the
86 acquisition of these properties.

87 (4) The Department of Public Safety may correct any
88 discrepancies in the legal descriptions of the property
89 provided in this section.

90 (5) The real property and improvements acquired under
91 this section shall be used exclusively for state office space
92 and parking purposes.

93 **SECTION 2.** This act shall take effect and be in force
94 from and after its passage.

