

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.

