After line 2378, insert:

"Section 19. (A) The Governor may execute one or more Governor's Deeds in the name of the state conveying to the selected grantees, their heirs, successors, and assigns, to be determined in the manner provided in division (C) of this section all of the State's right, title, and interest in the following described real estate:

Situated in the City of Athens, Athens County, Ohio, to-wit:

Beginning at a point 94 feet East of the Southwest corner of Inlot No. 26 in the City of Athens on the South line of said Inlot; thence East 43 feet on the said South line; thence North to the line running East and West between the North and South halves of the North half of said Inlot; thence West 43 feet; thence South to the place of beginning, also the right of way for the purposes of a private alley over and along ten feet East of and adjoining said tract above described

EXCEPTING the following described real estate: Beginning
at a point 94 feet East of the West line of Inlot No. 26, which point is on the line dividing the North and South halves of the North half of said Inlot No. 26 and is also the Northwest corner of that part of said Inlot No. 26 now owned by the said Martha B. Pilcher; thence East on said dividing line 43 feet; thence South 20 feet; thence West 43 feet to a line parallel with the said North line; thence North 20 feet to the place of beginning.

The above tract is subject to all easements or leases of public record.

Subject to all legal highways, restrictions, and reservations of record.

Auditor's Parcel Nos.: A027080007000


The foregoing legal description may be corrected or modified by the Department of Administrative Services to a final form if such corrections or modifications are needed to facilitate the sale of the subject property.

(B)(1) The conveyance includes improvements and chattels situated on the real estate, and is subject to all easements, covenants, conditions, and restrictions of record; all legal highways and public rights-of-way; zoning, building, and other laws, ordinances, restrictions, and regulations; and real estate taxes and assessments not yet due and payable. The real estate shall be conveyed in an "as-is, where-is, with all faults" condition.

(2) The deed for the conveyance of the real property may contain restrictions, exceptions, reservations, reversionary
interests, and other terms and conditions the Director of Administrative Services and the President and Board of Trustees of Ohio University determine to be in the best interest of the State.

(3) Subsequent to the conveyance, any restrictions, exceptions, reservations, reversionary interests, or other terms and conditions contained in the deed may be released by the State and the President and Board of Trustees of Ohio University without the necessity of further legislation.

(4) The deed or deeds shall contain restrictions prohibiting the grantee or grantees from occupying, using, or developing, or from selling, the real estate such that the use or alienation will interfere with the quiet enjoyment of neighboring state-owned land.

(5) The real estate described above shall be conveyed only if the Director of Administrative Services and the President and Board of Trustees of Ohio University first have determined that the real estate is surplus real property no longer needed by the state and that the conveyance is in the best interest of the state.

(C) The Director of Administrative Services, in consultation with Ohio University shall conduct a sale of the real estate by sealed bid auction and the real estate shall be sold to the highest bidder at a price acceptable to the Director of Administrative Services and the President and Board of Trustees of Ohio University. The Director of Administrative Services shall advertise the sealed bid auction by publication in a newspaper of general circulation in Athens County, once a week for three consecutive weeks before the date on which the sealed bids are to be opened. The Director of Administrative Services shall.
Services shall notify the successful bidder in writing. The Director of Administrative Services may reject any or all bids.

The purchaser shall pay a deposit of ten percent of the purchase price to the Department of Administrative Services within five business days after receiving notice the bid has been accepted. When the deposit has been received by the Department of Administrative Services, the purchaser shall enter into a real estate purchase agreement in the form prescribed by the Department of Administrative Services. The purchaser shall pay the balance of the purchase price to the Department of Administrative Services within sixty days after receiving notice the bid has been accepted. Payment of the deposit and the balance of the purchase price shall be made by bank draft or certified check made payable to the Treasurer of State. A purchaser who does not complete the conditions of the sale as prescribed in this division or in the real estate purchase agreement shall forfeit the ten percent of the purchase price paid to the State as liquidated damages. Should a purchaser not complete the conditions of sale as described in this division or in the real estate purchase agreement, the Director of Administrative Services is authorized to accept the next highest bid, by collecting ten percent of the revised purchase price from the next bidder and proceed to close the sale, provided that the secondary bid meets all other criteria provided for in this section. If the Director of Administrative Services rejects all bids from the sealed bid auction, the Director may repeat the sealed bid auction process described in this section or may use an alternate sale process that is acceptable to Ohio University.

Ohio University shall pay advertising costs incident to the sale of the real estate.
(D) The real estate described in division (A) of this section may be conveyed as an entire tract or as multiple parcels.

(E) The purchaser shall pay all costs, other than those specified above, associated with the purchase, closing, and conveyance of the subject property, including surveys, lot split fees, title evidence, title insurance, transfer costs and fees, recording costs and fees, taxes, and any other fees, assessments, and costs that may be imposed.

The net proceeds of the sale shall be deposited into Ohio University accounts for purposes to be determined by the President and Board of Trustees of Ohio University.

(F) Upon receiving written request from the Department of Administrative Services, the Auditor of State, with the assistance of the Attorney General, shall prepare a Governor's Deed to the real estate described in division (A) of this section. The Governor's Deed shall state the consideration and shall be executed by the Governor in the name of the State, countersigned by the Secretary of State, sealed with the Great Seal of the State, presented in the Office of the Auditor of State for recording, and delivered to the grantee. The grantee shall present the Governor's Deed for recording in the Office of the Athens County Recorder.

(G) This section shall expire three years after its effective date."

In line 2379, delete "19" and insert "20"

In line 2479, delete "20" and insert "21"

In line 2598, delete "21" and insert "22"
In line 2757, delete "22" and insert "23"
In line 2888, delete "23" and insert "24"
In line 2969, delete "24" and insert "25"

The motion was __________ agreed to.

SYNOPSIS

Additional conveyance

Section 19

Authorizes the Director of Administrative Services to sell at auction property owned by Ohio University and located at 10 East Union Street, in Athens.

Requires the property to be sold to the highest bidder at a price acceptable to the Director.

Directs that the net proceeds of the sale be deposited into Ohio University accounts for purposes to be determined by the university.

Establishes procedures governing the auction and the conveyance of the property.