

A 8547

Return to: City Clerk
City of Missoula
435 Ryman St
Missoula MT 59802

202131722 B: 1069 P: 652 Pages: 3 Fees: \$24.00
12/29/2021 03:15:57 PM Contracts & Agreements
Tyler R. Gernant, Missoula County Clerk & Recorder
eRecording

ASSESSMENT AGREEMENT

THIS ASSESSMENT AGREEMENT (the "Agreement") dated as of the 9th day of December, 2021, is entered into by and between the owners of the real property described in Section 1 of this Agreement (the "Property"), and the city of Missoula, Montana (the "City"), as follows:

RECITALS:

WHEREAS, the City has the authority to order in the construction of sidewalks, curbs, gutters, driveway approaches, alley approaches and related Improvements and require property owners to pay the costs thereof; and

WHEREAS, the statutes allow the property owner to construct Improvements or allow the City to construct the Improvements and spread the costs of Improvements as a special assessment against the property payable over a term not to exceed 20 years (the "Program"); and

WHEREAS, the Property Owner has caused the construction of certain Improvements; and

WHEREAS, the Property Owner has requested that the City finance the costs of the Improvements and spread the cost thereof along with the costs of financing and administering the Program as a special assessment against the Property.

NOW, THEREFORE, in consideration of the foregoing and other due and valid consideration, the Parties hereby agree as follows:

Section 1. The legal description of the property to be assessed for cost of Improvements is described as: CARLINE ADDITION #2, S29, T13 N, R19 W, BLOCK J, LOTS 1-3

, Tax ID 2002704
and commonly addressed as: 1903 KEMP ST, MISSOULA, MT 59801

Section 2. The Improvements, including the construction cost of \$ 40,250 . 00 , and all financing and administrative costs (may be less, but not to exceed additional 20%) shall constitute the Principal and such amount shall be assessed against the Property in equal semiannual installments of principal and interest over a term of 20 years. The special assessments shall bear interest at an annual rate equal to the rate that the City receives for the sale of its bonds to finance the costs of the Program (plus 0.5% per annum).

Section 3. The Property Owner(s) acknowledge, understand, confirm and consent that the amount so assessed will become a lien against the Property, which can be extinguished only by the payment in full of the principal amount of the assessment with interest due thereon. The assessment shall be pre-payable by the Property Owner(s) at the principal amount outstanding plus interest thereon to the next succeeding interest payment date on the City's bonds, which payment dates are each January 1 and July 1.

The parties acknowledge that they are the lawful owner(s) and seized of the real property described herein, and that they have good and lawful right and authority to execute this Agreement.

IN WITNESS WHEREOF, the parties hereto have executed this Agreement as of the day and year first above written.

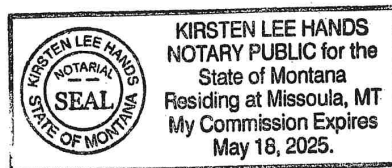
By: [Signature]
Print: Jessica Buford

STATE OF MONTANA)
: ss
County of Missoula)

On this 9th day of December, 2021, before me a Notary Public for the State of Montana, personally appeared Jessica Buford and _____, known to me to be the person(s) whose name(s) is (are) subscribed to the within instrument, and acknowledged to me that (he) (she) (they) executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my Notarial Seal the day and year first above written.

(Notarial Seal)



[Signature]
Notary Public for the State of Montana
Residing at _____
My Commission expires _____

Property Owner Name: JESSICA BUFORD Phone: (406) 830-8783
Owner Mailing Address: 1903 KEMP ST, MISSOULA, MT 59801
Description of Work (the "Improvements") CURB, SIDEWALK, DRIVEWAY APPROACH, WATER SERVICE STUB OUT, CORNER CURB RAMPS, BACKFILL, AND BOULEVARD TOPSOIL
Contractor Completing Work: STEVE HABETS @ H-M CONCRETE

H-M Concrete L.L.C.
18427 Mullan Road
Frenchtown MT 59834

Invoice

Date	Invoice #
11/30/2021	21-57

Bill To
Colton & Jessica Buford 1903 Kemp Missoula, MT 59801

P.O. No.	Terms	Project
		1903 Kemp St.

Quantity	Description	U/M	Rate	Amount
	4" Concrete Sidewalk 975 SF	LS	13,650.00	13,650.00
1	6" Concrete Sidewalk 150 SF	LS	2,400.00	2,400.00
1	Type L Curb 46 LF	LS	3,680.00	3,680.00
1	Truncated Domes 2 LS	ea	1,000.00	1,000.00
1	Asphalt Patch 150 SF	LS	1,320.00	1,320.00
1	Water Stub	ea	14,000.00	14,000.00
1	Topsoil Placement 50 YDS	EA	2,500.00	2,500.00
1	Fill Dirt 30 YDS	ea	500.00	500.00
	City Permit Fee		1,200.00	1,200.00
<p>Project # 2021-001 Misc Assessment Parcels Address 1903 Kemp St, Missoula, MT 59801 4465.280.430262.930 \$ 40,250.00 _____ \$ _____ _____ \$ _____ Total \$ _____ Reviewed <u>Brandt Dahlen</u> Date <u>12/17/21</u> Approved <u>[Signature]</u> Date <u>12/23/21</u></p>				
Thank you for your business!			Total	\$40,250.00