

Cherokee Council House
Cherokee, North Carolina

_____ Date

RESOLUTION NO. _____(2024)

A resolution authorizing the Tribe to purchase approximately 17.85 acres of deeded property owned by Nita Foster Ayres located in the Mountain Creek area of Cheoah Township, Graham County, North Carolina.

WHEREAS, Nita Foster Ayres is the owner of two pieces of property located in the Mountain Creek area of Cheoah Township, Graham County; and

WHEREAS, the first tract contains two acres, more or less, with an address of 177 Holloway Road, Robbinsville, NC 28771, containing a two bedroom, two bathroom house that appraised for \$160,000.00; and

WHEREAS, the second tract is a vacant lot located along Holloway Road containing 15.85 acres, more or less, that appraised for \$92,000.00; and

WHEREAS, the total appraised value of the properties in November 2024 was \$252,000.00; and

WHEREAS, the properties are more specifically described in Deed Book 331, Page 402 recorded in the Graham County Register of Deeds; and

WHEREAS, Ms. Ayres has offered to sell the above-described properties to the Tribe and the purchase price is Two-Hundred Twenty-Five Thousand Dollars and 00/100 cents (\$225,000.00); and

WHEREAS, attached to this resolution is the deed referencing Ms. Ayre’s ownership, tax cards, and aerial of the properties; and

WHEREAS, the Tribe desires to purchase this property and the Lands Acquisition Committee approved the purchase at its regularly scheduled meeting on December 9, 2024.

NOW THEREFORE BE IT RESOLVED by the Tribal Council of the Eastern Band of Cherokee Indians, in Council assembled at which a quorum is present, that the Tribal Council hereby authorizes the Principal Chief, on behalf of the Tribe, to enter into an Agreement For Purchase and Sale of Land with Nita Foster Ayres, the owner of the two tracts of property located in Graham County described in this resolution consisting in total of 17.85 acres, for the purchase price of Two-Hundred Twenty-Five Thousand Dollars and 00/100 cents (\$225,000.00).

1 BE IT FURTHER RESOLVED that the Eastern Band of Cherokee Indians approves the cost for
2 due diligence and closing costs which includes surveying, title insurance, Phase I
3 environmental assessment, attorney fees, and recording fees.
4

5 BE IT FURTHER RESOLVED that the Two-Hundred Twenty-Five Thousand Dollars and 00/100
6 cents (\$225,000.00) purchase price, due diligence, and closing costs shall come
7 from the fund balance of the General Fund Reserve.
8

9 BE IT FINALLY RESOLVED that all resolutions that are inconsistent with this resolution are
10 rescinded, and that this resolution shall become effective when ratified by the
11 Principal Chief.
12

13 *Submitted by the Lands Acquisition Committee*