SENATE . . . . . No. 1986

[Pin Slip]

The Commonwealth of Massachusetts

In the Year Two Thousand Twelve

An Act authorizing the sale of land by the Wakefield Housing Authority.

Be it enacted by the Senate and House of Representatives in General Court assembled, and by the authority of the same, as follows:

SECTION 1. Notwithstanding chapter 121B of the General Laws or any other general or special law to the contrary, the Wakefield Housing Authority may sell 3 parcels of land designated as Lots 78, 79 and 80, being a portion of Parcel 2 as described in Exhibit A attached to a deed to the Wakefield Housing Authority and recorded in South Middlesex registry of deeds in book 18301, page 196. The proceeds of such sale shall not be required to be diverted to the Housing Authority Bonds Sinking Fund.

SECTION 2. The Wakefield Housing Authority shall obtain an independent professional appraisal of the parcels described in section 1. The appraisal methodology and the completed appraisal shall be subject to the review and approval of the department of housing and community development. The department shall review and may approve the appraisal, and the review shall include a review of the methodology utilized for the appraisal.

12 SECTION 3. The sale of a parcel shall be approved in writing by the Wakefield Housing
13 Authority and the department of housing and community development. No expenditure of
14 proceeds from the sale of a parcel authorized by this act shall occur without the prior written
15 approval of the department.

16 SECTION 4. The grantee of the property shall be responsible for all costs and expenses
17 of the transaction authorized by this act, as determined by the department of housing and
18 community development including, without limitation, the cost of any survey, appraisal or other
19 expenses relating to the conveyance of the property, and shall be responsible for all costs,
20 liabilities and expenses of any nature and kind in connection with the grantee's subsequent
21 ownership of the property. The grantee shall take title to the property in its existing condition
22 without any warranty by the Wakefield Housing Authority or the commonwealth.