



CITY OF BURTON
BURTON CITY COUNCIL MEETING
SEPTEMBER 19, 2022
MINUTES

Council Chambers

Special Meeting

5:45 PM

4303 S. CENTER ROAD
BURTON, MI 48519

This meeting was opened by President Steven Heffner at 5:45 PM.

A. CALL TO ORDER

Attendee Name	Title	Status	Arrived
Tom Martinbianco	Vice President	Present	
Steven Heffner	President	Present	
Vaughn Smith	Councilman	Present	
Gregory Fenner	Councilman	Present	
Christina Conley	Councilwoman	Present	
Greg Hull	Councilman	Present	
Christina Hickson	Councilwoman	Present	

B. STAFF PRESENT

Racheal Boggs, City Clerk
Dave Martinez, Building Official
Amber Abbey, Deputy DPW Director

C. AUDIENCE PARTICIPATION

Tom Manor of Russell Street in Genesee Township stated he is the owner and he apologized for the mess at 2172 Scottwood. He stated the house burned down on October 22nd and I couldn't get a demolition permit from the city because the water wasn't disconnected. When I tried to get the water disconnected, I was told to throw the meter away. When I went to get the permit, I was told I had to be a builder. I also had to get the gas turned off and talked to Consumers on the 24th of October. I got the release on January 22, 2022 to get the permit. I pumped the basement out and went back and the sump pump was gone. I went back again and the water heater was gone. The gate was also taken. At this point, I am ready to turn it over to Genesee County Land Bank. I have offered it for free to the neighbors next door and another individual and they didn't get back to me. I have already taken a \$20,000 land contract loss and another \$7,000. It is no value to me. I have the deed made out if anyone wants it, they are welcome to it. Would you like me to turn it over to the land bank?

Mr. Heffner stated that is not up to us.

Mr. Martinbianco stated that is not how the process works.

D. PRESENTATION: THE BUILDING OFFICIAL WILL GIVE A PRESENTATION ON EACH PROPERTY AS THEY COME UP.

Dave Martinez stated this house has been through a fire and is a total loss. He recommends option #1 of the demolition procedure, immediate demolition.

E. COUNCIL ACTION

1. Motion for Immediate Demolition of 2172 Scottwood, with DPW given authorization to request sealed bids and the structure to be razed within the thirty (30) days of Burton City Council's acceptance of the low bid and the City Attorney's approval of the contract documents for execution of a contract with the Mayor and Clerk.

Mr. Martinbianco stated Mr. Manor and his brother have been longtime good business people in the community and I appreciate everything they have done. I'd like to know more about what has been presented to DPW. The property needs to be remediated as soon as possible. Ultimately, it will become the property of the land bank and we will be responsible for the cost. Is that right, Amber?

Mrs. Abbey said, yes. It will take a couple of years of unpaid taxes but eventually, we will end up eating the cost.

Mr. Martinbianco stated then the land bank will get it back. Immediately, we will pay for the demolition, put the amount on the tax roll and Mr. Manor will not be held responsible.

Mrs. Abbey said, yes.

Mr. Fenner asked if there was insurance involved.

Mr. Manor said, no.

RESULT:	CARRIED [UNANIMOUS]
MOVER:	Gregory Fenner, Councilman
SECONDER:	Christina Hickson, Councilwoman
AYES:	Martinbianco, Heffner, Smith, Fenner, Conley, Hull, Hickson

Meeting was adjourned at 5:54 PM.



ADOPTED

AGENDA ITEM (ID # 5488)

DOC ID: 5488

**THIS IS THE TIME FIXED FOR HEARING AND CONSIDERING
ANY COMMENTS TO THE DEMOLITION UNDER
CONSIDERATION, TO-WIT: 2172 Scottwood Ave, Parcel ID #
59-32-503-261 at 5:45 p.m.**

RESOLUTION: APPROVE AND AUTHORIZE the Standard Resolution for Step V of the Burton City Demolition Procedure, determining said premises at 2172 Scottwood Ave, Parcel #59-32-503-261 to be a public nuisance or hazard and to further require the owner(s) or occupant(s) to:

1. Immediate Demolition, with DPW given authorization to request sealed bids and the Structure to be razed within the thirty (30) days of Burton City Council's acceptance of the low bid and the City Attorney's approval of the contract documents for execution of a contract with the Mayor and Clerk, or
2. *Alter by repair the structure to Burton City Code with a Building Permit within _____ days, or
3. *Abate(tear down) the structure to Burton City Code with a Demolition Permit with _____ days, or
4. Postpone any further action for _____ days, based on the following circumstances:

The Burton City Council is to select one (1) of the above orders. The Department of Public Works recommends the immediate demolition, contingent upon Burton City Council's acceptance of the low bid.

*The Department of Public Works is hereby given the authority to demolish the structure(s) upon failure to comply with the Building Permit or Demolition Permit.

COMMENTS - Current Meeting:

Mr. Martinbianco stated Mr. Manor and his brother have been longtime good business people in the community and I appreciate everything they have done. I'd like to know more about what has been presented to DPW. The property needs to be remediated as soon as possible. Ultimately, it will become the property of the land bank and we will be responsible for the cost. Is that right, Amber?

Mrs. Abbey said, yes. It will take a couple of years of unpaid taxes but eventually, we will end up eating the cost.

Mr. Martinbianco stated then the land bank will get it back. Immediately, we will pay for the demolition, put the amount on the tax roll and Mr. Manor will not be held responsible.

Mr. Fenner asked if there was insurance involved.

Mr. Manor said, no.

ATTACHMENTS:

- Demolition Packet (PDF)

RESULT:	CARRIED [UNANIMOUS]
MOVER:	Gregory Fenner, Councilman
SECONDER:	Christina Hickson, Councilwoman
AYES:	Martinbianco, Heffner, Smith, Fenner, Conley, Hull, Hickson

Demolition Packet

2172 Scottwood

September 19, 2022

At

5:45 p.m.

Attachment: Demolition Packet (5488 : 2172 Scottwood)

REQUEST FOR INVESTIGATION
NUISANCE OR HAZARDOUS CONDITION OF PREMISES

TO: Building Division, Department of Public Works

RE: Premises located at: 2172 Scottwood Ave. 59-32-503-261
City of Burton, Genesee County, Michigan, legally
described as:

LOTS 385 AND 386 DURANT HEIGHTS

Please investigate the above described premises and report to the Burton City Council regarding whether the condition of said premises constitutes a public nuisance or hazardous condition, dangerous to the health, safety, or welfare of the inhabitants of the City of Burton or those residing or habitually going near said premises. If so, set a Public Hearing date for the Burton City Council's action with the property owner's right to address the Burton City Council.

Date: July 18, 2022


Duane Haskins, Mayor

Attachment: Demolition Packet (5488 : 2172 Scottwood)



City of Burton

DEPARTMENT OF PUBLIC WORKS

4093 MANOR DRIVE
BURTON, MI 48519
PHONE (810) 742-9230
FAX (810) 742-8015
www.burtonmi.gov

July 26, 2022

Sargent's Title
625 S. Grand Traverse
Flint MI 48502

Re: Title Searches

3491 Atherton Rd.	Parcel 59-21-578-004
3512 Barcy Ct.	Parcel 59-29-552-016
1423 S. Belsay Rd.	Parcel 59-13-300-006
2118 James St.	Parcel 59-29-555-025
2079 E. Judd Rd.	Parcel 59-32-503-317
3518 Laurel Ave.	Parcel 59-29-576-020
4237 Leith St.	Parcel 59-03-504-068
2172 Scottwood Ave.	Parcel 59-32-503-261
2017 Term St.	Parcel 59-21-528-040

Please provide a title search for the above nine (9) locations and invoice this office, to my attention. We are in the process of a demolition/abatement order by the City Council and require the present taxpayer/owner of record at this time as required for proper legal notification. I understand the cost for these title searches will be \$200.00 each for the residential searches and \$350.00 for the commercial search with the searches completed within two weeks.

Thank you for your assistance.

Sincerely,

Amber Abbey
Deputy DPW Director

*Equal Opportunity Employer
Michigan Municipal League Member*



Attachment: Demolition Packet (5488 : 2172 Scottwood)



Invoice

Remit payment to:

Sargent's Title Company, LLC
6060 Torrey Road, Suite C
Flint, MI 48507
(810)767-2355

Billed to:

City of Burton
4093 Manor Dr
Burton, MI 48519

Invoice number: 22-56265
Invoice date: July 28, 2022
Please pay before: October 26, 2022
Our file number: 22-56265

Property:

2172 Scottwood Avenue
Burton, MI 48529
Genesee County

Brief legal: Lots 385 and 386 of DURANT
HEIGHTS

DESCRIPTION	AMOUNT
Title Search	200.00
Invoice total amount due:	<u>\$ 200.00</u>

59-32-503-261

PO#
23-0778
8-11-22
AP

Attachment: Demolition Packet (5488 : 2172 Scottwood)

Leandra A. Swayne

From: Shelly Hadden <Shelly@sargentstitle.com>
Sent: Wednesday, August 3, 2022 11:16 AM
To: Leandra A. Swayne
Subject: Deed Search 2172 Scottwood Avenue - 22-56265
Attachments: Invoice & Title Search pkg.pdf

Hi Leandra
Parcel -59-32-503-261

Last good Deed goes to The Revocable Living Trust of Thomas W. Mannor dated October 18, 2006

With the following interests:

Daniel R. Burrell
Brittany D. Mullins

Please let me know if you have any questions.

Thank you,

Shelly

Shelly Hadden
Title Department Manager
Sargent's Title Company
6060 Torrey Road, Suite C
Flint, MI 48507
Direct: (810)767-2359 Ext. 218
Fax: (810) 767-2430
Email: Shelly@sargentstitle.com

BE AWARE OF THE RISKS OF WIRE FRAUD. If you are wiring funds to Sargent's Title Company, please verify wiring instructions by calling your local closing office to confirm accuracy. Do not rely on telephone numbers provided in the email. Never wire money without first confirming verbally that wire instructions are correct.

Notice: This email and any files transmitted with it are privileged and confidential. This email is intended solely for the use of the individual(s) or entity to which it is addressed. If you are not the named addressee, then any dissemination, distribution, and copying is strictly prohibited. Please notify the sender immediately, by email, if you have received this email in error and delete the message from your system. The sender does not accept liability for any errors or omissions in the content of this message that arise as a result of email transmission.

Attachment: Demolition Packet (5488 : 2172 Scottwood)

SARGENT'S TITLE COMPANY, LLC
 6060 TORREY ROAD, SUITE C
 FLINT, MI 48507
 (810)767-2355 FACSIMILE: (810)767-2430

TITLE SEARCH

File No.: 22-56265
 Address: 2172 Scottwood Avenue, Burton, MI 48529
 Parcel No.: 59-32-503-261

LAND situated in the City Burton, County of Genesee, State of Michigan, described as:

Lots 385 and 386 of DURANT HEIGHTS, according to the recorded plat thereof as recorded in Plat Book 11, Page(s) 15, Genesee County Records.

WE have examined the records of the Register of Deeds Office for Genesee County, State of Michigan, from February 24, 2004 to June 27, 2022 and find the following affecting the above described property:

Deed recorded in Document Number 200403310037276
 Quit Claim Deed recorded in Document Number 200706050047815
 Quit Claim Deed recorded in Document Number 201708220055988
 Certificate of Trusts recorded in Document Number 202003230016349
 Certificate of Trusts recorded in Document Number 202003230016350

THE above report is not intended as evidence of the present condition of the title to the premises described. We assume no responsibility for the actual condition of the title which can be determined only from a complete examination of the records on file in the Office of the Register of Deeds and our liability therefore is limited to the amount paid. This search does not include any instrument, however designated, which has been filed as a financing statement pursuant to the Uniform Commercial Code. This search does not reflect right of ways or mortgages.

CERTIFICATION DATE: June 27, 2022
 SH

SARGENT'S TITLE COMPANY, LLC

By: *Shelly Hadden*

Attachment: Demolition Packet (5488 : 2172 Scottwood)

Instr: 200403310037276 03/31/2004
 P1 of 2 F: \$17.00 12:38PM
 Melvin Phillip McGree T200403311279
 Genesee County Register TC

DEED "C"

KNOW ALL MEN BY THESE PRESENTS: Federal Home Loan Mortgage Corporation by Trott & Trott P.C. as attorney-in-fact whose Power of Attorney is recorded in Instrument No: 20030312009500 in Genesee County Records. ("Grantor") whose address is 5000 Plano Parkway, Carrollton, TX 75010.

Convey(s) to Thomas W. Mannor and Helen P. Mannor, husband and wife ("Grantee") whose address is 7161 Russell St., Genesee, MI 48437 the following described premises situated in the City of Burton, County of Genesee and State of Michigan, to-wit:

Lot(s) 385 and 386, Durant Heights, according to the recorded plat thereof, as recorded in Liber 11 of Plats, Page 15.

Commonly Known as: 2172 Scottwood Avenue

Tax Parcel No: 59-32-503-261

For the full consideration of Forty Three Thousand Six Hundred (\$43,600.00) Dollars.
 Subject to all existing building and use restrictions, easements and zoning ordinances. The Grantor covenants and agrees that the grantor as not previously done or committed or willingly suffered to be done or committed any act, matter, or thing that would cause the premises or any part of them to be charged or encumbered in title, estate, or otherwise.

Exempt From State Transfer Tax under MCL 207.526 (h) (i)
 Exempt From County Transfer Tax under MCL 207.505 (h) (i)

Dated this 24 day of February, 2004

Signed and Sealed

Federal Home Loan Mortgage Corporation by
 Trott & Trott P.C. as attorney-in-fact whose
 Power of Attorney is recorded in Instrument No:
20030312009500 in Genesee County Records.

By William D. Mannor (L.S.)

* WILLIAM D. MANNOR

(Title): Unit Manager

STATE OF (MICHIGAN)
 COUNTY OF (OAKLAND)

The foregoing instrument was acknowledged before me this 19th day of February, 2004

by William D. Mannor as Unit Manager of Federal Home Loan Mortgage Corporation by Trott & Trott P.C. as attorney-in-fact whose Power of Attorney is recorded in Instrument No: 20030312009500 in Genesee County Records.

STACY L. KIDD
 Notary Public, Oakland County, MI
 My Commission Expires, Nov. 10, 2007

Stacy Skidol
 Notary Public Oakland County, Michigan
 My commission expires:

Instrument
 Drafted by David A. Trott, Esq.

Business Trott & Trott, P.C. /REO Dept.
 Address 30400 Telegraph Rd., Ste. 200
Bingham Farms, MI 48025

FIRST AMERICAN TITLE

020339
 Order: 22-56265

Doc: MIGENE:2004 00037276

This premises may be located within the vicinity of farmland or a farm operation. Generally accepted agriculture and management practices which may generate noise, dust, odors, and other associated conditions may be used and are protected by the Michigan right to farm act.

The grantor grants to the grantee the right to make (100%) division(s) under section 108 of the land division act, Act No. 288 of the Public Acts of 1967.

Recording Fee _____
State Transfer Tax Exempt

County Transfer Tax Exempt

Send subsequent tax bill and recorded deed to:
Thomas W. Mannor and Helen P. Mannor
7161 Russell St.
Genesee, MI 48437


Instr: 200403310037276 03/31/2004
P: 2 of 2 F: \$17.00 12:39PM
Malvin Phillip McCree T200403311279
Genesee County Register TC

Attachment: Demolition Packet (5488 : 2172 Scottwood)

CLERK OF REGISTER OF DEEDS
RECEIVED

Instr: 200706050047815 05/05/2007
P: 1 of 1 F: \$14.00 9:55AM
Halvin Phillip McCree T20070014592
Genesee County Register RL

2007 JUN -4 P 2:39

QUIT CLAIM DEED

KNOW ALL MEN BY THESE PRESENTS that THOMAS W. MANNOR and HELEN P. MANNOR, husband and wife, whose address is 7161 Russell Street, Genesee, Michigan 48437, QUIT CLAIM(S) to THE REVOCABLE LIVING TRUST OF THOMAS W. MANNOR DATED OCTOBER 18, 2006, whose address is 7161 Russell Street, Genesee, Michigan 48437, the following described premises situated in the City of Burton, County of Genesee, State of Michigan, to-wit:

Lot(s) 385 and 386, Durant Heights, according to the recorded plat thereof, as recorded in Liber 11 of Plats, Page 15, Genesee County Records.

Commonly known as: 2172 Scottwood Avenue
Tax Parcel No. 59-32-503-261

for the full consideration of Zero & 00/100 Dollar (\$0.00). Exempt under MCLA 207.505(a) and 207.526 (a).

Dated this 24th day of April, 2007.

Signed and Sealed:

Thomas W. Mannor
THOMAS W. MANNOR

Helen P. Mannor
HELEN P. MANNOR

STATE OF MICHIGAN)
COUNTY OF OAKLAND)

The foregoing instrument was acknowledged before me this 24th day of April, 2007, by THOMAS W. MANNOR and HELEN P. MANNOR, husband and wife, to me known to be the person described in and who executed the foregoing instrument and acknowledged that they executed the same as their free act and deed.

KATHRYN M. CARUSO, Notary Public
Oakland County, Michigan
Acting in Oakland County
My Commission Expires: 5/14/2011

Instrument Drafted By: Kathryn M. Caruso, 5840 Logac Dr., Clarkston, Michigan 48346

Recording Fee _____

When Recorded Return To GRANTEE

State Transfer Tax _____

Send Subsequent Tax Bills To GRANTEE

Tax Parcel # 59-32-503-261



201708220055988 P:1 F:\$30.00
 Received: 8/22/2017 10:33 AM
 Recorded: 8/22/2017 10:50 AM
 John J. Gleason T20170038975
 Genesee County Register MAIL

QUIT CLAIM DEED

The Grantor, Daniel R. Burrell, a single man of 24090 Ithaca Street, Oak Park, Michigan, 48237
 Quit claims to Grantee, Brittany D. Mullins, a single woman of 2172 Scottwood Ave. Burton City,
 Michigan 48519, the following described Premises situated in the City of Burton, County of Genesee,
 and the State of Michigan.

Lots: 385 AND 386 Durant Heights

Commonly known as 2172 Scottwood Ave. Burton City, Michigan 48519

For One Dollar and other good and valuable consideration, this deed is given in lieu of a Land Contract
 between Daniel R Burrell, a single man and Brittany D. Mullins, a single woman. Dated February 18th,
 2014 and includes the assignment to Grantee of Grantor's interest under the Land Contract.

This transfer is exempt from state and county real estate transfer taxes pursuant to MCL.207.)

EXEMPTIONS MCL 207.526 (A)
 EXEMPTIONS MCL 207.505 (A)

Daniel R. Burrell
 Daniel R. Burrell

STATE OF MICHIGAN

COUNTY OF GENESEE

The foregoing instrument was acknowledged before me this 11th, of July, 2017

Daniel R. Burrell
 DRB

Thomas W. Mannor
 Notary Public, acting in Genesee Co.
 Thomas W. Mannor

My commission Expires
 November 11, 2019

Drafted by

Brittany D. Mullins 2172 Scottwood Ave. Burton City, Mich. 48519

↑\$30.00

Attachment: Demolition Packet (5488 : 2172 Scottwood)

202003230016349 Pages: 2
 Recorded: 03/23/2020 10:47 AM
 Fees: \$30.00 Rpt: 20-14449
 John J. Gleason, Register of Deeds
 Genesee County, MI ENVELOPE

GC-ROD
 RECEIVED

2020 MAR 20 PM 1:20

CERTIFICATE OF TRUST EXISTENCE AND AUTHORITY

This Certificate of Trust is given on this 7th day of JANUARY, 2020, by THOMAS W. MANNOR and HELEN P. MANNOR, ("Deponents") as Settlers and Initial Trustees for the REVOCABLE LIVING TRUST OF THOMAS W. MANNOR DATED OCTOBER 18, 2006. Deponent being duly sworn deposes and states:

1. We have full authority to sign this Certificate of Trust Existence and Authority as the Settlers and Initial Trustees for the REVOCABLE LIVING TRUST OF THOMAS W. MANNOR DATED OCTOBER 18, 2006 ("Trust").
2. We reside at 7161 Russell, Genesee, MI 48437.
3. The Trust is currently revocable by the Settlor, THOMAS W. MANNOR. Under the Trust agreement HELEN P. MANNOR and THOMAS W. MANNOR, as the Initial Co-Trustees, have full authority to transfer or dispose of Trust assets.
4. The trust affects real property located in the City of Flint, County of Genesee, State of Michigan and legally described as:

Lot 227, Eastlawn, according to the recorded plat thereof, as recorded in Liber 10 of Plats, Page 6, Genesee County Records.

Commonly known as: 3744 Lorraine
 Parcel No. 41-09-234-013

5. The Trust sets forth the following powers of the Trustee or trustees relating to investments and governing law:

9. **ADMINISTRATIVE POWERS:** Trustee shall have the following powers, in addition to and not in limitation of common law and statutory powers, all of which shall be possessed by Trustee until distribution has been completed.

9.1 **Retention:** To retain any property, real or personal, including stock or securities in the corporate trustee, which it may receive as Trustee, even though such property (by reason of its character, amount, proportion to total trust estate or otherwise) would not be considered appropriate for a fiduciary apart from this provision.

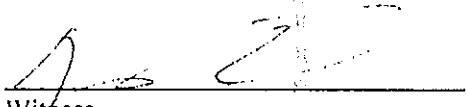
9.2 **Sale:** To sell, exchange, give options upon, partition or otherwise dispose of any property which it may hold from time to time, at public or private sale or otherwise for cash or other consideration or on credit, and upon such terms and for such consideration as it shall think fit, and transfer and convey the same free of all trust.

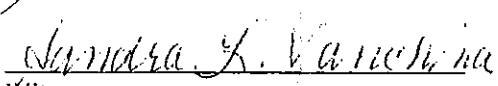
12. MISCELLANEOUS

12.1 **Choice of Law:** This Trust is established and accepted by Trustee under the laws of the State of Michigan and all questions concerning its validity, construction and administration, except as otherwise specifically provided, shall be determined under such laws.

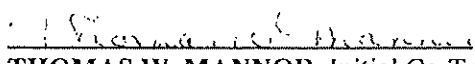
6. I hereby certify that the Trust agreement remains in full force and effect and has not been revoked, modified, or amended in any manner that would cause the representations contained herein to be incorrect. This Certificate of Trust correctly discloses the current status of the Trust and is made in accordance with the provisions of Act 492 of the Public Acts of 2018.
7. At the time of execution of this Certificate of Trust, THOMAS W. MANNOR and HELEN P. MANNOR, of Genesee, Michigan, are the only persons authorized to act as Trustee of the Trust.
8. Deponents, individually and on behalf of the Trust, agree that they will cause to be executed and delivered any additional instruments that may be necessary to accomplish the intent of this Certificate of Trust Existence and Authority.

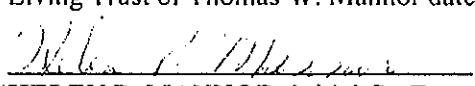
Signed By:


 Witness


 Witness

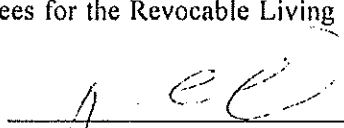
SANDRA L. VANCHINA


 THOMAS W. MANNOR, Initial Co-Trustee, Revocable
 Living Trust of Thomas W. Mannor dated October 18, 2006


 HELEN P. MANNOR, Initial Co-Trustee, Revocable
 Living Trust of Thomas W. Mannor dated October 18, 2006

 STATE OF MICHIGAN)
 COUNTY OF OAKLAND)

The foregoing instrument was acknowledged before me this 7th day of January, 2020 by THOMAS W. MANNOR and HELEN P. MANNOR, Initial Co-Trustees for the Revocable Living Trust of Thomas W. Mannor dated October 18, 2006.


 KATHRYN M. CARUSO, Notary Public
 Oakland County, Michigan
 Acting in Oakland County
 My Commission Expires: 5/14/2023

Drafted By and when recorded return to:
 Kathryn M. Caruso, Esq.
 6480 Citation Drive, Suite A
 Clarkston, Michigan 48346
 (248)625-0600

1830.00 - ENV

Attachment: Demolition Packet (5488 : 2172 Scottwood)

202003230016350 Pages: 2

Recorded: 03/23/2020 10:47 AM
 Fees: \$30.00 Rpct: 20-14449
 John J. Gleason, Register of Deeds
 Genesee County, MI ENVELOPE

GC-ROD
RECEIVED

2020 MAR 20 PM 1:20

GC-ROD
RECEIVED

2020 JAN 23 PM 2:39

CERTIFICATE OF TRUST EXISTENCE AND AUTHORITY

This Certificate of Trust is given on this 7th day of January, 2020, by HELEN P. MANNOR and THOMAS W. MANNOR, ("Deponents") as Settlers and Initial Trustees for the REVOCABLE LIVING TRUST OF THOMAS W. MANNOR DATED OCTOBER 18, 2006. Deponent being duly sworn deposes and states:

1. We have full authority to sign this Certificate of Trust Existence and Authority as the Settlers and Initial Trustees for the REVOCABLE LIVING TRUST OF THOMAS W. MANNOR DATED OCTOBER 18, 2006 ("Trust").
2. We reside at 7161 Russell, Genesee, MI 48437.
3. The Trust is currently revocable by the Settlor, THOMAS W. MANNOR. Under the Trust agreement HELEN P. MANNOR and THOMAS W. MANNOR, as the Initial Co-Trustees, have full authority to transfer or dispose of Trust assets.
4. The trust affects real property located in the Township of Genesee, County of Genesee, State of Michigan and legally described as:

Lot 52 of Youngs Genesee Subdivision, as recorded in Liber 23 of Plats, Page 42, Genesee County Records.

Commonly known as: 7185 Russell
Parcel No. 11-10-577-052

5. The Trust sets forth the following powers of the Trustee or trustees relating to investments and governing law:

9. **ADMINISTRATIVE POWERS:** Trustee shall have the following powers, in addition to and not in limitation of common law and statutory powers, all of which shall be possessed by Trustee until distribution has been completed.

9.1 **Retention:** To retain any property, real or personal, including stock or securities in the corporate trustee, which it may receive as Trustee, even though such property (by reason of its character, amount, proportion to total trust estate or otherwise) would not be considered appropriate for a fiduciary apart from this provision.

9.2 **Sale:** To sell, exchange, give options upon, partition or otherwise dispose of any property which it may hold from time to time, at public or private sale or otherwise for cash or other consideration or on credit, and upon such terms and for such consideration as it shall think fit, and transfer and convey the same free of all trust.

12. **MISCELLANEOUS**

12.1 **Choice of Law:** This Trust is established and accepted by Trustee under the laws of the State of Michigan and all questions concerning its validity, construction and administration, except as otherwise specifically provided, shall be determined under such laws.

Attachment: Demolition Packet (5488 : 2172 Scottwood)

6. I hereby certify that the Trust agreement remains in full force and effect and has not been revoked, modified, or amended in any manner that would cause the representations contained herein to be incorrect. This Certificate of Trust correctly discloses the current status of the Trust and is made in accordance with the provisions of Act 492 of the Public Acts of 2018.
7. At the time of execution of this Certificate of Trust, HELEN P. MANNOR and THOMAS W. MANNOR, of Genesee, Michigan, are the only persons authorized to act as Trustee of the Trust.
8. Deponents, individually and on behalf of the Trust, agree that they will cause to be executed and delivered any additional instruments that may be necessary to accomplish the intent of this Certificate of Trust Existence and Authority.

Signed By:

Witness

Witness

SANDRA L. VANCHINA

HELEN P. MANNOR
HELEN P. MANNOR, Initial Co-Trustee, Revocable
 Living Trust of Thomas W. Mannor dated October 18, 2006

THOMAS W. MANNOR
THOMAS W. MANNOR, Initial Co-Trustee, Revocable
 Living Trust of Thomas W. Mannor dated October 18, 2006

STATE OF MICHIGAN)
 COUNTY OF OAKLAND)

The foregoing instrument was acknowledged before me this 7th day of January, 2020 by HELEN P. MANNOR and THOMAS W. MANNOR, Initial Co-Trustees for the Revocable Living Trust of Thomas W. Mannor dated October 18, 2006.

KATHRYN M. CARUSO
KATHRYN M. CARUSO, Notary Public
 Oakland County, Michigan
 Acting in Oakland County
 My Commission Expires: 5/14/2023

Drafted By and when recorded return to:
 Kathryn M. Caruso, Esq.
 6480 Citation Drive, Suite A
 Clarkston, Michigan 48346
 (248)625-0600

Attachment: Demolition Packet (5488 : 2172 Scottwood)

**NOTICE TO PROPERTY OWNER / TAXPAYER OR OCCUPANT
PUBLIC HEARING
TO ABATE A NUISANCE OR HAZARDOUS CONDITION**

NOTICE IS HEREBY GIVEN:

1. That the City Council of the City of Burton, Genesee County, Michigan, has received a report of an investigation from the Building Division of the Department of Public Works on the 18th day of July, 2022, relative to the premises owned or occupied by you located at: 2172 Scottwood Ave., City of Burton, Genesee County, Michigan, legally described as:

LOTS 385 AND 386 DURANT HEIGHTS

2. That because of age or dilapidation, the accumulation of refuse or debris, or other condition or happening has become a nuisance or hazard dangerous to the public health, safety or welfare of the inhabitants of the City or of those residing on the premises or habitually going near such premises. The conditions causing the public hazard or nuisance are specifically as follows:

See Building Report on file with Building Dept. - 4093 Manor Drive; Burton, MI 48519, between the hours of 8:00 a.m. - 4:00 p.m.; Monday through Friday.

3. That the City Council will meet in City Hall at 5:45 p.m. on Monday, September 19, 2022, for a Special City Council meeting, to hear and consider any objection or favorable comments by you or any interested party with respect to the nuisance or hazardous condition relative to an order to alter, repair, tear down, abate, or removal of said premises.
4. The City Council may order the work required to correct such nuisance or hazardous condition to be done by the City of Burton itself or by contract or hire. All costs incurred for the work, title search, or appraisal thereof will be assessed against the real property.

Owner/Taxpayer of Record – Title Search:

Name: The Revocable Living Trust of Thomas W. Mannor
Address: 7161 Russell St.
City/State/Zip: Genesee MI 48437

Name: Daniel R. Burrell
Address: 24090 Ithaca St.
City/State/Zip: Oak Park MI 48237

Name: Brittany Mullins
Address: 2172 Scottwood
City/State/Zip: Burton MI 48519

Dated: 8/17/22



Racheal Boggs, City Clerk

City Seal

Attachment: Demolition Packet (5488 : 2172 Scottwood)

SENDER: COMPLETE THIS SECTION		COMPLETE THIS SECTION ON DELIVERY	
■ Complete items 1, 2, and 3. ■ Print your name and address on the reverse so that we can return the card to you. ■ Attach this card to the back of the mailpiece, or on the front if space permits.		A. Signature X <u>C. R. N. 40</u> ☐ Agent ☐ Addressee	
1. Article Addressed to: Daniel R. Burrell 24090 Ithaca St. Oak Park MI 48237		B. Received by (Printed Name) <u>Daniel Burrell</u> C. Date of Delivery <u>8/19/22</u>	
2. Article Number (Transfer from service label) <u>7019 1640 0000 4657 6572</u>		D. Is delivery address different from item 1? ☐ Yes If YES, enter delivery address below: ☐ No	
3. Service Type ☐ Adult Signature ☐ Priority Mail Express® ☐ Adult Signature Restricted Delivery ☐ Registered Mail™ ☒ Certified Mail® ☐ Registered Mail Restricted Delivery ☐ Certified Mail Restricted Delivery ☐ Return Receipt for Merchandise ☐ Collect on Delivery ☐ Signature Confirmation™ ☐ Collect on Delivery Restricted Delivery ☐ Signature Confirmation Restricted Delivery			
PS Form 3811, July 2015 PSN 7530-02-000-9053		Domestic Return Receipt	

7019 1640 0000 4657 6572

PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions

U.S. Postal Service™
CERTIFIED MAIL® RECEIPT
Domestic Mail Only

For delivery information, visit our website at www.usps.com.

OFFICIAL USE

Postmark Here
AUG 17 2022
SOUTHEAST ANIMEX

Sent to _____
Street and Apt. No., or PO Box No. _____
City, State, ZIP+4® _____

Daniel R. Burrell
24090 Ithaca St.
Oak Park MI 48237

Certified Mail Fee \$ 3.25
Extra Services & Fees (check box, add fee as appropriate)
☐ Return Receipt (hardcopy) \$ 4.50
☐ Return Receipt (electronic) \$ _____
☐ Certified Mail Restricted Delivery \$ _____
☐ Adult Signature Required \$ _____
☐ Adult Signature Restricted Delivery \$ _____

Postage \$ 5.7
Total Postage and Fees \$ 7.82

Attachment: Demolition Packet (5488 : 2172 Scottwood)

SENDER: COMPLETE THIS SECTION		COMPLETE THIS SECTION ON DELIVERY	
■ Complete items 1, 2, and 3. ■ Print your name and address on the reverse so that we can return the card to you. ■ Attach this card to the back of the mailpiece, or on the front if space permits.		A. Signature ☒ <u>Thomas W. Mannor</u> ☐ Agent ☐ Addressee	
1. Article Addressed to: The Revocable Living Trust of Thomas W. Mannor 7161 Russell St. Genesee MI 48437		B. Received by (Printed Name) <u>Thomas W. Mannor</u> C. Date of Delivery <u>8-19-22</u>	
2. Article Number (Transfer from service label) <u>7019 1640 0000 4657 6565</u>		D. Is delivery address different from item 1? ☐ Yes If YES, enter delivery address below: ☐ No	
3. Service Type ☐ Adult Signature ☐ Priority Mail Express® ☐ Adult Signature Restricted Delivery ☐ Registered Mail™ ☒ Certified Mail® ☐ Registered Mail Restricted Delivery ☐ Certified Mail Restricted Delivery ☐ Return Receipt for Merchandise ☐ Collect on Delivery ☐ Signature Confirmation™ ☐ Collect on Delivery Restricted Delivery ☐ Signature Confirmation Restricted Delivery			
PS Form 3811, July 2015 PSN 7530-02-000-9053		Domestic Return Receipt	

7019 1640 0000 4657 6565

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For delivery information, visit our website at www.usps.com ®	
OFFICIAL USE	
Certified Mail Fee \$ <u>3.25</u> Extra Services & Fees (check box, add fee as appropriate) ☐ Return Receipt (hardcopy) \$ <u>4.00</u> ☐ Return Receipt (electronic) \$ _____ ☐ Certified Mail Restricted Delivery \$ _____ ☐ Adult Signature Required \$ _____ ☐ Adult Signature Restricted Delivery \$ _____ Postage \$ <u>5.7</u> Total Postage and Fees \$ <u>7.82</u> Sent To _____	City, State, Zip+4® _____ Street and Apt. No., or PO Box No. _____ The Revocable Living Trust of Thomas W. Mannor 7161 Russell St. Genesee MI 48437 PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions

Postmark Here
 AUG 17 2022
 SOUTHEAST ANNEX
 BURTON MI 48437

Attachment: Demolition Packet (5488 : 2172 Scottwood)

City of Burton
 DEPARTMENT OF PUBLIC WORKS
 4093 MANOR DRIVE
 BURTON, MICHIGAN 48519



US POSTAGE PAID **MITCHELL BOWES**
 ZIP 48519 \$007.82
 02 4W
 0000382035 AUG 17 2022

CERTIFIED MAIL



7019 1640 0000 4657 6589

Attachment: Demolition Packet (5488 : 2172 Scottwood)

UAC

Brittany Mullins
 2172 Scottwood
 Burton MI 48519

48519146393
 VAC

NIXIE 482 DE 1 0008/20/22
 RETURN TO SENDER
 UNABLE TO FORWARD
 BC: 48519146393 *2853-00396-17-42

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Certified Mail Fee

\$ 3.25

Extra Services & Fees (check box, add fees as appropriate)

- ☐ Return Receipt (hardcopy) \$ 4.00
☐ Return Receipt (electronic) \$
☐ Certified Mail Restricted Delivery \$
☐ Adult Signature Required \$
☐ Adult Signature Restricted Delivery \$

Postage

\$.57

Total Postage and Fees

\$ 7.82

Sent To

Street and Apt. No., or PO Box No.

City, State, ZIP+4®

Brittany Mullins
 2172 Scottwood
 Burton MI 48519

PS Form 3800, April 2015 PSN 7530-02-000-9047

See Reverse for Instructions

6859 2594 0000 049T 6T02



08/31/2022 09:32



08/31/2022 09:25



08/31/2022 09:25



08/31/2022 09:26



08/31/2022 09:26



08/31/2022 09:27



08/31/2022 09:28



08/31/2022 09:28



08/31/2022 09:28



08/31/2022 09:28

INSPECTION REPORT FOR: 2172 Scottwood

DATE OF INSPECTION: 9/1/2022

The following violations were in evidence:

1. Total Loss due to fire



Dave Martinez, Building Inspector