

As Amended by House Committee

Session of 2022

HOUSE BILL No. 2600

By Committee on Appropriations

2-3

1 AN ACT concerning the disposition of state real property; authorizing the
2 state board of regents on behalf of Emporia state university to sell
3 certain real property in the city of Emporia, Lyon county, Kansas, **the**
4 **university of Kansas to exchange and convey certain real property**
5 **in Douglas county, Kansas, and to accept certain real property in**
6 **Douglas county, Kansas, from the Kansas university endowment**
7 **association, Kansas state university to sell certain real property in**
8 **Riley county and Cherokee county, Kansas, and Douglas county,**
9 **Nebraska, and Pittsburg state university to sell certain real**
10 **property in the city of Pittsburg, Crawford county, Kansas.**
11

12 *Be it enacted by the Legislature of the State of Kansas:*

13 Section 1. (a) The state board of regents is hereby authorized and
14 empowered, for and on behalf of Emporia state university, to sell and
15 convey all of the rights, title and interest subject to all easements and
16 appurtenances in the following described real estate, 1601 State Street,
17 located in the city of Emporia, Lyon county, Kansas:

18 **SITE DESCRIPTION**

19 The subject site is located on the west side of State Street,
20 approximately 380 feet north of the intersection of Fifteenth Avenue and
21 State Street. The subject site is irregular in shape and contains
22 approximately 2 acres. The site has approximately 50 feet of frontage
23 along State Street for a drive that extends west approximately 130 feet, and
24 then the site is mostly rectangular. The street that fronts the subject is
25 paved. The site is level at street grade and has all public utilities available.
26 There are paved parking lots on the north, south and east sides of the
27 property.

28 (b) Conveyance of such rights, title and interest in such real estate
29 shall be executed in the name of the state board of regents by its
30 chairperson and executive officer. All proceeds from the sale and
31 conveyance thereof shall be deposited in the restricted fees account of
32 Emporia state university.

33 (c) No conveyance of real estate authorized by this section shall be
34 made or accepted by the state board of regents until the deeds, titles and
35 conveyances have been reviewed and approved by the attorney general. In
36 the event that the state board of regents determines that the legal

1 description of the real estate described in this section is incorrect, the state
2 board of regents may convey the property utilizing the correct legal
3 description, but the deed conveying the property shall be subject to the
4 approval of the attorney general. The conveyance authorized by this
5 section shall not be subject to the provisions of K.S.A. 75-3043a or 75-
6 6609, and amendments thereto.

7 **Sec. 2. (a) The state board of regents, for and on behalf of the**
8 **university of Kansas, is hereby authorized to exchange and convey the**
9 **real property described in subsection (b) to the Kansas university**
10 **endowment association in consideration for which the Kansas**
11 **university endowment association is hereby authorized to exchange**
12 **and convey the real property described in subsection (c) to the**
13 **university of Kansas.**

14 **(b) In accordance with the provisions of this section, the state**
15 **board of regents is hereby authorized to exchange and convey the**
16 **following described real property in Douglas county, Kansas, to the**
17 **Kansas university endowment association:**

18 **(1) OREAD ADD BLK 4 S 23 FT LT 1 & ALL LT 2; ALSO THAT**
19 **PART OF LOUISIANA ST ADJ TO SD LTS VAC 7-23-91 BK**
20 **459/1274; ALSO E 4 FT LT 11;**

21 **(2) COMMENCING AT THE NORTHEAST CORNER OF SAID**
22 **NORTHEAST QUARTER; THENCE SOUTH 88° 07'24"**
23 **WEST (THIS AND ALL THE FOLLOWING BEARINGS ARE**
24 **BASED ON THE KANSAS STATE PLANE COORDINATE**
25 **SYSTEM, NORTH ZONE 1983) COINCIDENT WITH THE NORTH**
26 **LINE OF SAID NORTHEAST QUARTER, A DISTANCE OF 1174.02**
27 **FEET; THENCE SOUTH 01° 34'35" EAST, A DISTANCE OF 50.00**
28 **FEET TO A POINT ON THE SOUTH RIGHT-OF-WAY LINE OF**
29 **BOB BILLING PARKWAY AS IT EXISTS TODAY, SAID POINT**
30 **ALSO BEING THE POINT OF BEGINNING; THENCE SOUTH 01°**
31 **34'35" EAST, A DISTANCE OF 42.69 FEET; THENCE NORTH 88°**
32 **25'25" EAST, A DISTANCE OF 21.50 FEET; THENCE SOUTH 01°**
33 **34'35" EAST, A DISTANCE OF 135.00 FEET; THENCE SOUTH 88**
34 **07'24" WEST A DISTANCE OF 553.36 FEET; THENCE SOUTH 75°**
35 **25'18" WEST, A DISTANCE OF 169.99 FEET; THENCE NORTH 14**
36 **33'31" WEST, A DISTANCE OF 120.00 FEET; THENCE NORTH**
37 **01° 52'36" WEST, A DISTANCE OF 98.10 FEET TO A POINT ON**
38 **SAID SOUTH RIGHT-OF-WAY LINE OF BOB BILLINGS**
39 **PARKWAY; THENCE NORTH 88° 07'24" EAST COINCIDENT**
40 **WITH SAID SOUTH LINE, A DISTANCE OF 724.96 FEET TO THE**
41 **POINT OF BEGINNING; and**

42 **(3) A TRACT OF LAND IN THE SOUTHEAST QUARTER OF**
43 **SECTION 2, TOWNSHIP 13 SOUTH, RANGE 19, EAST OF THE**

1 **6TH P.M. IN DOUGLAS COUNTY, KANSAS, AS FOLLOWS:**

2 **COMMENCING AT THE SOUTHEAST CORNER OF THE**
3 **SOUTHEAST QUARTER OF SAID SECTION 2; THENCE NORTH**
4 **01 DEGREE 32 MINUTES 58 SECONDS WEST, A DISTANCE OF**
5 **1323.44 FEET TO A POINT IN THE CENTER OF THE**
6 **INTERSECTION OF 21ST AND IOWA STREET; THENCE SOUTH**
7 **88 DEGREES 27 MINUTES 02 SECONDS WEST, A DISTANCE OF**
8 **100.00 FEET, TO THE SOUTHEAST CORNER OF A TRACT OF**
9 **LAND RECORDED IN BOOK 488, PAGE 1001 IN THE DOUGLAS**
10 **COUNTY REGISTER OF DEEDS OFFICE ON MARCH 4, 1993**
11 **AND THE POINT OF BEGINNING; THENCE NORTH 88**
12 **DEGREES 06 MINUTES 10 SECONDS WEST, ALONG THE**
13 **SOUTH LINE OF SAID TRACT OF LAND RECORDED IN BOOK**
14 **488, PAGE 1001 IN THE DOUGLAS COUNTY REGISTER OF**
15 **DEEDS OFFICE, A DISTANCE OF 189.11 FEET; THENCE NORTH**
16 **58 DEGREES 47 MINUTES 58 SECONDS WEST, ALONG THE**
17 **SOUTHWESTERLY LINE OF SAID TRACT OF LAND**
18 **RECORDED IN BOOK 488, PAGE 1001 IN THE DOUGLAS**
19 **COUNTY REGISTER OF DEEDS OFFICE, A DISTANCE OF 63.84**
20 **FEET; THENCE NORTH 26 DEGREES 44 MINUTES 14 SECONDS**
21 **EAST, A DISTANCE OF 177.28 FEET; THENCE NORTH 87**
22 **DEGREES 35 MINUTES 26 SECONDS EAST, TO THE EAST LINE**
23 **OF SAID TRACT OF LAND RECORDED IN BOOK 488, PAGE**
24 **1001 IN THE DOUGLAS COUNTY REGISTER OF DEEDS**
25 **OFFICE, A DISTANCE OF 158.46 FEET; THENCE SOUTH 01**
26 **DEGREE 32 MINUTES 58 SECONDS EAST, ALONG THE EAST**
27 **LINE OF SAID TRACT OF LAND RECORDED IN BOOK 488,**
28 **PAGE 1001 IN THE DOUGLAS COUNTY REGISTER OF DEEDS**
29 **OFFICE, A DISTANCE OF 204.39 FEET, TO THE SOUTHEAST**
30 **CORNER OF SAID TRACT AND TO THE POINT OF BEGINNING.**

31 **THE ABOVE CONTAINS 40,000 SQUARE FEET, MORE OR**
32 **LESS, OR 0.918 ACRES, MORE OR LESS AND IS SUBJECT TO**
33 **ANY OR ALL EASEMENTS, RIGHTS OF WAY AND**
34 **ENCUMBRANCES, IF ANY.**

35 **(c) In accordance with the provisions of this section, the**
36 **university of Kansas is hereby authorized to accept title to the**
37 **following described real property in Douglas county, Kansas,**
38 **conveyed to the university of Kansas by the Kansas university**
39 **endowment association:**

40 **95.06A 2-13-19 NW 1/4, LESS 2.5A IN SWCOR NW QR, LESS**
41 **5.12A D 271/587, LESS 19.19A D 438/503, LESS 0.423A D 619/996,**
42 **LESS 0.279A D 619/997, LESS 0.27A D 619/998, LESS 12.856A D**
43 **271/588, LESS 8.947A PLATTED TO KUEA STORAGE FACILITY**

1 ADD FILED 09/21/2006 BK P 18/65, LESS 2-13-19 NW 1/4, LESS 2.5A
2 IN SWCOR NW QR, LESS 5.12A D 271/587, LESS 19.19A D 438/503,
3 LESS 0.423A D 619/996, LESS 0.279A D 619/997, LESS 0.27A D
4 619/998, LESS 12.856A D 271/588, LESS 8.947A PLATTED TO
5 KUEA STORAGE FACILITY ADD FILED 09/21/2006 BK P 18/65,
6 LESS 4.058A D 1024/4393, LESS D 1060/5423 104.277A, LESS THAT
7 PART OF .771A TR D 1102/249 (U15540F & G SPLIT 2013) 4.058A D
8 1024/4393, LESS D 1060/5423, LESS A PORTION DESC AS; COM
9 AT SW COR OF NW1/4; TH N88DEG08'30"E (BEARING BASED
10 O).

11 (d) The exchange and conveyance of real property by the state
12 board of regents under this section shall be executed in the name of
13 the state board of regents by its chairperson and executive officer. The
14 deed for such conveyance may be by warranty deed or by quitclaim
15 deed as determined to be in the best interests of the state by the state
16 board of regents in consultation with the attorney general. No
17 exchange and conveyance of real estate and improvements thereon as
18 authorized by this section shall be made by the state board of regents
19 until the deeds and conveyances have been reviewed and approved by
20 the attorney general and, if warranty deeds are to be the instruments
21 of conveyance, title reviews have been performed or title insurance
22 has been obtained and the title opinion or the certificates of title
23 insurance, as the case may be, have been approved by the attorney
24 general. In the event that the state board of regents determines that
25 the legal description of the real estate described in this section is
26 incorrect, the state board of regents may convey the property utilizing
27 the correct legal description, but the deed conveying the property shall
28 be subject to the approval of the attorney general. The conveyance
29 authorized by this section shall not be subject to the provisions of
30 K.S.A. 75-6609, and amendments thereto.

31 Sec. 3. (a) The state board of regents is hereby authorized and
32 empowered, for and on behalf of Kansas state university, to sell and
33 convey all of the rights, title and interest subject to all easements and
34 appurtenances in the following described real estate located in Riley
35 county, Kansas: A tract of land located in the southeast quarter of
36 Section 1, Township 10 South, Range 7 East of the 6th P.M., in the City
37 of Manhattan, Riley county, Kansas, more particularly described as
38 follows:

39 Commencing at the south quarter corner of said Section 1; Thence
40 along the south line of the southeast quarter of said Section 1 N.
41 87°05'38" E. 87.63 feet; Thence perpendicular to the south line of the
42 southeast quarter of said Section 1 N. 02°54'22" W. 60.00 feet to the
43 point of beginning on the north right of way line of Kimball Avenue, a

1 public street in the City of Manhattan; Thence along the north right of
2 way line of said Kimball Avenue, being parallel with and 60.00 feet
3 north of the south line of the southeast quarter of said Section 1 N.
4 87°05'38" E. 1654.83 feet; Thence N. 02°54'22" W. 305.36 feet; Thence
5 N. 52°37'24" W. 132.17 feet; Thence on a curve to the left with a
6 radius of 170.00 feet, an arc length of 57.08 feet, the chord of said
7 curve bears 56.81 feet N. 62°14'30" W.; Thence on a curve to the right
8 with a radius of 130.00 feet, an arc length of 84.94 feet, the chord of
9 said curve bears 83.44 feet N. 53°08'29" W.; Thence S. 56°37'29" W.
10 111.02 feet; Thence on a curve to the right with a radius of 230.00 feet,
11 an arc length of 121.64 feet, the chord of said curve bears 120.23 feet
12 S. 71°46'32" W.; Thence S. 86°55'36" W. 127.23 feet; Thence on a
13 curve to the right with a radius of 230.00 feet, an arc length of 12.34
14 feet, the chord of said curve bears 12.34 feet S. 88°27'48" W.; Thence
15 N. 90°00'00" W. 243.05 feet; Thence on a curve to the left with a
16 radius of 120.00 feet, an arc length of 57.07 feet, the chord of said
17 curve bears 56.53 feet S. 76°22'34" W.; Thence on a curve to the right
18 with a radius of 180.00 feet, an arc length of 85.60 feet, the chord of
19 said curve bears 84.80 feet S. 76°22'34" W.; Thence N. 90°00'00" W.
20 349.93 feet; Thence on a curve to the right with a radius of 280.00 feet,
21 an arc length of 216.28 feet, the chord of said curve bears 210.94 feet
22 N. 67°52'18" W.; Thence N. 45°44'35" W. 15.50 feet; Thence on a
23 curve to the left with a radius of 120.00 feet, an arc length of 94.25
24 feet, the chord of said curve bears 91.84 feet N. 68°14'35" W.; Thence
25 S. 89°15'25" W. 88.72 feet to the east right of way line of College
26 Avenue, a public street in the City of Manhattan; Thence along the
27 east right of way line of said College Avenue S. 00°43'29" E. 393.45
28 feet; Thence continuing along the east right of way line of said College
29 Avenue S. 15°11'47" E. 141.19 feet to the point of beginning,
30 containing 15.71 acres.

31 (b) Conveyance of such rights, title and interest in such real estate
32 shall be executed in the name of the state board of regents by its
33 chairperson and executive officer. All proceeds from the sale and
34 conveyance thereof shall be deposited in the restricted fees account of
35 Kansas state university.

36 (c) No conveyance of real estate authorized by this section shall
37 be made or accepted by the state board of regents until the deeds,
38 titles and conveyances have been reviewed and approved by the
39 attorney general. In the event that the state board of regents
40 determines that the legal description of the real estate described in this
41 section is incorrect, the state board of regents may convey the
42 property utilizing the correct legal description, but the deed conveying
43 the property shall be subject to the approval of the attorney general.

1 The conveyance authorized by this section shall not be subject to the
2 provisions of K.S.A. 75-3043a or 75-6609, and amendments thereto.

3 Sec. 4. (a) The state board of regents is hereby authorized and
4 empowered, for and on behalf of Kansas state university, to sell and
5 convey all of the rights, title and interest subject to all easements and
6 appurtenances in the following described real estate located in
7 Cherokee county, Kansas:

8 Commencing at a point on the southeast corner of Section 28,
9 Township 34, South of Range 22 East; Thence North 330 feet; Thence
10 West 660 feet; Thence South 330 feet; Thence East 660 feet, to the
11 place of beginning, containing 5 acres, in Cherokee county, Kansas.

12 (b) Conveyance of such rights, title and interest in such real estate
13 shall be executed in the name of the state board of regents by its
14 chairperson and executive officer. All proceeds from the sale and
15 conveyance thereof shall be deposited in the restricted fees account of
16 Kansas state university.

17 (c) No conveyance of real estate authorized by this section shall
18 be made or accepted by the state board of regents until the deeds,
19 titles and conveyances have been reviewed and approved by the
20 attorney general. In the event that the state board of regents
21 determines that the legal description of the real estate described in this
22 section is incorrect, the state board of regents may convey the
23 property utilizing the correct legal description, but the deed conveying
24 the property shall be subject to the approval of the attorney general.
25 The conveyance authorized by this section shall not be subject to the
26 provisions of K.S.A. 75-3043a or 75-6609, and amendments thereto.

27 Sec. 5. (a) The state board of regents is hereby authorized and
28 empowered, for and on behalf of Kansas state university, to sell and
29 convey all of the rights, title and interest subject to all easements and
30 appurtenances in the following described real estate located in
31 Douglas county, Nebraska:

32 Parcel 1

33 Lot 1, in PACIFIC PLAZA REPLAT 2, an Addition to the City of
34 Omaha, as surveyed, platted and recorded in Douglas County,
35 Nebraska.

36 Parcel 2

37 Lot 2, in PACIFIC PLAZA REPLAT 2, an Addition to the City of
38 Omaha, as surveyed, platted and recorded, in Douglas County,
39 Nebraska.

40 (b) Conveyance of such rights, title and interest in such real estate
41 shall be executed in the name of the state board of regents by its
42 chairperson and executive officer. All proceeds from the sale and
43 conveyance thereof shall be deposited in the restricted fees account of

1 **Kansas state university.**

2 (c) No conveyance of real estate authorized by this section shall
3 be made or accepted by the state board of regents until the deeds,
4 titles and conveyances have been reviewed and approved by the
5 attorney general. In the event that the state board of regents
6 determines that the legal description of the real estate described in this
7 section is incorrect, the state board of regents may convey the
8 property utilizing the correct legal description, but the deed conveying
9 the property shall be subject to the approval of the attorney general.
10 The conveyance authorized by this section shall not be subject to the
11 provisions of K.S.A. 75-3043a or 75-6609, and amendments thereto.

12 **Sec. 6. (a)** The state board of regents is hereby authorized and
13 empowered, for and on behalf of Pittsburg state university, to sell and
14 convey all of the rights, title and interest subject to all easements and
15 appurtenances in the following described real estate, located in the
16 city of Pittsburg, Crawford county, Kansas:

17 **A TRACT OF LAND LOCATED IN THE NORTHEAST**
18 **QUARTER OF THE SOUTHWEST QUARTER OF SECTION 32,**
19 **TOWNSHIP 30 SOUTH, RANGE 25 EAST OF THE 6TH**
20 **PRINCIPAL MERIDIAN, CRAWFORD COUNTY, KANSAS,**
21 **FURTHER DESCRIBED AS FOLLOWS:**

22 **COMMENCING AT THE NORTHWEST CORNER OF LOT 1,**
23 **HILLSIDE ADDITION TO THE CITY OF PITTSBURG; THENCE**
24 **N89°48'57"W ON THE SOUTH LINE OF FORD AVENUE TO THE**
25 **POINT OF BEGINNING A DISTANCE OF 70.00 FEET; THENCE**
26 **S00°31'41"W A DISTANCE OF 173.88 FEET; THENCE**
27 **N89°50'36"W TO THE EAST LINE OF JOPLIN AVENUE A**
28 **DISTANCE OF 129.87 FEET; THENCE N00°32'40"E ON SAID**
29 **EAST LINE A DISTANCE OF 167.91 FEET; THENCE N52°36'07"E**
30 **ON SAID EAST LINE TO THE SOUTH LINE OF FORD AVENUE A**
31 **DISTANCE OF 9.90 FEET; THENCE S89°48'57"E ON SAID**
32 **SOUTH LINE TO THE POINT OF BEGINNING A DISTANCE OF**
33 **122.02 FEET. TRACT 2 CONTAINS 0.52 ACRES, MORE OR LESS.**

34 (b) Conveyance of such rights, title and interest in such real estate
35 shall be executed in the name of the state board of regents by its
36 chairperson and executive officer. All proceeds from the sale and
37 conveyance thereof shall be deposited in the parking fees fund of
38 Pittsburg state university.

39 (c) No conveyance of real estate authorized by this section shall
40 be made or accepted by the state board of regents until the deeds,
41 titles and conveyances have been reviewed and approved by the
42 attorney general. In the event that the state board of regents
43 determines that the legal description of the real estate described in this

1 **section is incorrect, the state board of regents may convey the**
2 **property utilizing the correct legal description, but the deed conveying**
3 **the property shall be subject to the approval of the attorney general.**
4 **The conveyance authorized by this section shall not be subject to the**
5 **provisions of K.S.A. 75-3043a or 75-6609, and amendments thereto.**

6 ~~Sec. 7.~~ **7.** This act shall take effect and be in force from and after its
7 publication in the Kansas register.