

NOTICE OF PUBLIC SALE OF TAX-FORFEITED LANDS

NOTICE IS HEREBY GIVEN That the following parcels of land shall be sold to the highest bidder at public sale. The sale will be governed by the provisions of M.S. 282.01 and by resolution of the Lincoln County Board of Commissioners authorizing such sale. The resolution reads as follows:

WHEREAS, certain lands have forfeited to the State of Minnesota, for non-payment of taxes, and

WHEREAS, said lands have been classified and appraised, according to law, and lists thereof, have been placed on file with the county auditor dated November 20, 2018 therefore,

BE IT RESOLVED, that the County Auditor-Treasurer is hereby directed to sell said parcels of lands, for cash only, at public auction for not less than the appraised value, said sale to commence at 10:00 A.M., Tuesday, February 26, 2019, at the Commissioner’s Room-Courthouse, Ivanhoe, Minnesota, and continue thereafter according to law.

BE IT FURTHER RESOLVED That the conditions and terms of the public sale shall be as described in the list contained here-in and approved by the Lincoln County Board of Commissioners.

Information on the sale of tax-forfeited land in Lincoln County can be obtained at the office of the County Auditor-Treasurer, Lincoln County Courthouse, 319 N. Rebecca St., PO Box 79, Ivanhoe, Minnesota, 56142. Telephone: 507-694-1529.

Given under my hand and official seal at Ivanhoe, Minnesota, this 6th day of February, 2019. (SEAL)

/s/ Deb Vierhuf, Lincoln County Auditor-Treasurer

TERMS FOR THE SALE OF TAX-FORFEITED LAND IN LINCOLN COUNTY

City of Arco

Parcel #16-0010-000
ARCO

That part of NE ¼, Described as Beginning at Intersection of W line Cherry St & S Line of Holly St. Then S 10’, W 210’, N 450’, E210’ to W Line of Cherry St S on Said Line 440’ to Beginning

\$ 100.00

City of Arco

Parcel #16-0073-000
ARCO

Blk – 7
W ½ of Lot 3 & All Lots 4-5 & 6

\$ 100.00

Royal Township

Parcel #13-0199-000
BLK – 2

Lots 4 & 5

\$ 200.00

City of Ivanhoe

Parcel #18-0250-000
BLK – 13

N 34’ Lot 18 and all of Lot 19

\$ 7,000.00

Public Sales: Basic Sale Price

All parcels are offered at public auction and sold to the highest bidder. The minimum bid acceptable is the basic sale price that is shown on the list of tax-forfeited land. The basic sale price is equal to the appraised value or the appraised value plus any extra charges for special assessments levied after forfeiture and for hazardous waste control.

Extra Fees and Costs: In addition to the Basic Sale Price

A 3% surcharge for the state assurance account will be collected at the time of the sale. The following extra fees will be collected when the basic sale price is paid in full: a state deed fee of \$25.00, a filing fee of \$46.00, and a state deed tax of \$1.65 per \$500.00 of the basic sale price or a fraction thereof.

Payment Terms: CASH**Special Assessments: Levied Before and After Forfeiture**

The balance of any special assessments that were levied before forfeiture and canceled at forfeiture and that exceed the amount of the basic sale price may be reassessed by the municipality.

Any special assessments that were levied after forfeiture and certified to the county auditor have been added to the appraised value and must be paid by the purchaser as part of the basic sale price.

Conditions: Restrictions on the Use of the Properties

Sales are subject to the following restrictions on the use of the properties:

- (1) existing leases,
- (2) easements obtained by a governmental subdivision or state agency for a public purpose,
- (3) building codes and zoning laws,
- (4) all sales are final with no refunds or exchanges allowed, and
- (5) the appraised value does not represent a basis for future taxes.

Private Sales: Parcels Not Sold at Public Auction

Any parcel not sold at a public sale may be purchased after the public sale by paying the basic sale price. The basic sale price cannot be changed until the parcel is re-appraised, republished, and again offered at a later public sale.

Title: Proof of Ownership

The buyer will receive a receipt at the time of the sale. The Department of Revenue will issue a state quitclaim deed after full payment is made. A state deed has the characteristics of a patent from the State of Minnesota.

DTAuction Pub Notice2017.doc

RADON WARNING STATEMENT

The Minnesota Department of Health strongly recommends that ALL homebuyers have an indoor radon test performed prior to purchase or taking occupancy and recommends having the radon levels mitigated if elevated radon concentrations are found. Elevated radon concentrations can easily be reduced by a qualified, certified or licensed, if applicable, radon mitigator.

Every buyer of an interest in residential real property is notified that the property may present exposure to dangerous levels of indoor radon gas that may place the occupants at risk of developing radon-induced lung cancer. Radon, a Class A human carcinogen, is the leading cause of lung cancer in nonsmokers and the second leading cause overall. The seller of any interest in residential real property is required to provide the buyer with any information on radon test results of the dwelling.