

2015 Pine County Tax-Forfeit Land Auction

**10:00 A.M., September 18, 2015
Courthouse
635 Northridge Drive N.W., Pine City, MN**

NOTICE IS HEREBY GIVEN that I shall sell to the highest bidder (but at not less than the appraised value), at the County Board Room in the Courthouse in the City of Pine City, in the County of Pine, the following described parcels of land, or lots with buildings or structures forfeited to the State for non-payment of taxes, by resolution of the County Board, authorizing the same, and will commence at 10:00 A.M. on the 18th day of September, 2015.

That the following is a true and correct copy of the aforementioned resolution passed by the County Board of Pine County on August 4, 2015, which shall govern said sale.

2015 Pine County Tax-Forfeit Land Auction Sale Terms and Conditions

RESOLUTION

BE IT HEREBY RESOLVED, that the parcels of land forfeited to the State for non-payment of taxes, appearing on the attached list filed with the County Auditor, which have been classified and appraised as provided by M.S.A. 282.01 to 282.13, shall be offered for sale by the County Auditor; said sale to commence at 10:00 A.M. on the 18th day of September, 2015, and the County Auditor is hereby directed to publish the notice of sale as provided by law.

BE IT FURTHER RESOLVED, that the terms of sale shall be cash up to \$1,000.00 on any tract or combination of tracts or a minimum down payment thereon of 10%, whichever is greater, with no down payment being less than the appraised timber value plus the proportioned bid increase. The balance is to be paid in ten equal annual principal payments, provided that no payment on principal, except the last payment shall be less than \$1,000.00. Interest shall be computed from the day of the sale at the rate set by M.S. 282.01, sub. 4. Both principal and interest are payable annually on or before the Anniversary date of purchase.

BE IT FURTHER RESOLVED, that all sales are subject to 3% state assurance, as required by state law.

BE IT FURTHER RESOLVED, that all sales are subject to recording fees, a state deed fee, state deed tax, well certificate fee, if applicable and an annual billing fee.

BE IT FURTHER RESOLVED, that all parcels of said land shall be offered for sale subject to existing leases, easements or tax liens, if any.

BE IT FURTHER RESOLVED, that certain tax-forfeited lands may have unpaid special assessments for improvements that were canceled at the time of forfeiture. Upon sale of this land, the municipality may establish an assessment schedule for payment of a portion or all of the unpaid special assessments.

BE IT FURTHER RESOLVED, that, except for land in platted subdivisions and lands conveyed for correcting legal descriptions, all deeds requested will contain the following statement, "This property is not eligible for enrollment in a state funded program providing compensation for conservation of marginal land or wetlands".

Any parcel of land or lots not sold at the auction may be purchased at any time thereafter at not less than the appraised value until such time as the County Board may order a re-appraisal of the same or withdraw said land or lots from sale.

(Auditors' Seal)
/s/ Cathy J. Clemmer, Auditor
Pine County, Minnesota

Given under my hand and seal
this 4th day of August, 2015.