

Public Land Auction

North Eastern Lower Peninsula

September 30th, 2020

Alcona, Alpena, Montmorency, and Presque Isle Counties



Location:

Online
www.tax-sale.info

Time:

Auction: 10:00am EDT to 07:00pm
EDT

Printed information is subject to change up to the auction start time. Please check each lot listing closely for updates.





Follow us on Facebook for the latest updates:
www.facebook.com/taxsaleinfo

There are two ways to bid in our auctions:

ONLINE AT WWW.TAX-SALE.INFO

-or-

ABSENTEE BID

(For those who have *no* computer access. Please call for assistance)

For **registered users**, our website features:

- **Photos** and detailed descriptions of properties (where available)
- **GPS/GIS** location of the property
- **Maps** of the property vicinity (where available)
- **Google Maps links** to satellite images of the area and street views of the property and neighborhood (where available)
- **Save properties** to your personalized “favorites” list
- **Personalized Auction Feed** with live updates on parcels in which you have placed a bid(s)

We have a short window to review several thousand parcels prior to listing them on our website. We began inspecting properties in May and release catalogs county by county as they become available. Please be patient and **check back often** for updates. Parcels are sold "as is" based on the assessed legal description only. All other information in this salebook or listed on our website, though reliable to the best of our knowledge, is provided as unverified reference and is not guaranteed to be accurate. You should verify this information with your own research and investigation prior to bidding.

CREATE YOUR ACCOUNT TODAY AT
WWW.TAX-SALE.INFO

Visiting and viewing property BEFORE auction:

The auction list furnished in this salebook contains property that *may* be offered. Please keep checking the catalog on our website as the auction date approaches as some parcels may be removed from the list for a variety of reasons.

You are NOT AUTHORIZED to enter any buildings, even if they are unlocked or open to access. Entering a tax auction property to “see it” is considered breaking and entering (a criminal offense). Please limit your review to looking through the windows and other external inspections. We will post exterior and interior photos on the website and provide other commentary whenever possible.

Entering properties (even vacant land) can be dangerous due to unknown conditions of structures and land. **You assume all liability for injuries and other damage** if you choose to visit these lands.

Properties may be occupied or “being watched” by former owners or neighbors sympathetic with former owners. Occupants are often unknown and could potentially be volatile, unstable or “anti- government” persons. Even vacant land presents potential for conflict.

Some properties still contain the personal property of former owners (including vehicles, furnishings, appliances etc). These items are not sold at our auctions. We are only selling the real estate (land) and whatever is attached to it (buildings and other permanent fixtures).

- **You are not authorized to remove ANY “personal” property, “scrap” metal or fixtures from auction parcels. This is considered theft and will be prosecuted.** We often ask neighbors to watch property for theft and vandalism and report this to local police.
- **Property is sold “as-is” in every respect.** Please check zoning, building code violation records, property boundaries, condition of buildings and all local records available to the public.
- **There are no refunds and no sale cancellation at the buyer’s request.**
- **Information offered on the website or in the salebook is deemed reliable but is not guaranteed.** We suggest reviewing the records of the local assessor’s office to be sure that what we are selling is what you think it is. **We sell by the legal description only.**
- **You should consider obtaining professional assistance** from land surveyors, property inspection companies or others if you have questions about property attributes.

PLEASE REMEMBER that property lists can change up to the day-of-auction.

Paying for your Auction Purchases

- **The full purchase price must be paid in full within 5 business days of the sale.** No purchases can be made on a time-payment plan.
- No cash or personal checks will be accepted.
- All payments must be made with a **Credit/Debit Card, Wire Transfer, or by certified (cashier's) check.**
- Your sale is not complete until we've received both your payment and your notarized receipt and buyer's affidavit paperwork. This is also due 5 business days from the date of the sale.
- When mailing in your paperwork (especially with a certified check), please use a trackable service like Priority Mail, FedEx, or UPS to ensure timely, verified delivery.

Bidding Authorization

- Online and absentee bidding requires a **\$1,000 pre-authorization hold** on a Visa, MasterCard, or Discover credit card before any bids will be accepted. Alternatively, bidders can mail in a \$1,000 certified funds deposit if a credit card is unavailable. A buyer's failure to consummate an online or absentee purchase will result in the forfeiture of this \$1,000.
 - *Your card is not charged unless you win, however the hold may reduce your available credit until it is released by your credit card issuer (usually 30 days).*

Absentee bidding

- If you do not have internet access, **you can submit an absentee bid by calling us.** You will still need to pre-authorize a \$1000 deposit on a major credit card (or mail in a \$1000 certified check deposit). Contact us at 1-800-259-7470 for more information.
 - *Your card is not charged unless you win, however the hold may reduce your available credit until it is released by your credit card issuer (usually 30 days).*

2024 AUCTION SCHEDULE

All Auctions are ONLINE ONLY

Schedule is subject to change – Please see www.tax-sale.info for the latest information

* = Includes a catalog of DNR Surplus Parcels in this county

Clare, Isabella, Mecosta, Osceola 8/1/2024	Central Lower Peninsula (Clinton, Eaton*, Gratiot, Ionia, Livingston, Montcalm, Shiawassee) 8/2/2024	Eastern Upper Peninsula (Alger, Chippewa*, Delta, Luce*, Mackinac* (DNR Only), Schoolcraft) 8/6/2024
Western Upper Peninsula (Baraga, Dickinson*, Gogebic, Houghton*, Iron Keweenaw, Marquette*, Menominee*, Ontonagon*) 8/7/2024	North Central Lower Peninsula (Crawford*, Kalkaska, Missaukee*, Montmorency, Ogemaw*, Oscoda, Otsego*, Roscommon*) 8/8/2024	Antrim*, Charlevoix*, Emmet 8/9/2024
Northeastern Lower Peninsula (Alcona, Alpena*, Cheboygan*, Iosco, Presque Isle*) 8/13/2024	Northwestern Lower Peninsula (Benzie, Grand Traverse*, Lake, Leelanau, Manistee*, Mason*, Wexford)) 8/14/2024	Kent, Oceana, Ottawa, Muskegon 8/15/2024
Oakland 8/16/2024	City of Highland Park 8/19/2024	Branch, Hillsdale, Jackson 8/20/2024
Monroe 8/20/2024	Arenac*, Bay, Gladwin*, Midland* (DNR ONLY) 8/21/2024	The Thumb Area (Huron, Lapeer, Macomb* (DNR Only), Saint Clair*, Sanilac, Tuscola) 8/22/2024
Barry, Calhoun, Kalamazoo, Saint Joseph 8/23/2024	Allegan, Berrien*, Cass, Van Buren 9/3/2024	Saginaw 9/4/2024
Genesee 9/5/2024	Minimum Bid Re-Offer Auction 9/26/2024	No Reserve Auction 11/1/2024

Rules and Regulations

1. Registration

You must create an online user account at www.tax-sale.info in order to bid at an auction. You should create such an account no less than 48 hours prior to the auction in which you wish to participate to ensure that your account is active and authorized in time to bid. Before any bids will be accepted, you must also provide a deposit by authorizing a \$1000 pre-authorization on a Visa, MasterCard, or Discover credit card or by tendering \$1,000 in certified funds to the Auctioneer.

2. Properties Offered

A. Overview

"Foreclosing Governmental Unit" ("FGU") is a term used by the Michigan tax foreclosure statute and is typically the office of the County Treasurer in the county where the offered property is located. However, in some instances the FGU is the State of Michigan Department of Treasury.

Unless otherwise noted, the "Seller" is the County Treasurer, acting as the "FGU". The Auctioneer is Title Check, LLC acting as the authorized agent of the Seller/FGU.

The attached list of parcels has been approved for sale at public auction and each is identified by a sale unit number. The Seller reserves the right to pull parcels from the sale at any time prior to the auction.

According to state statutes, **ALL PRIOR** liens (other than certain DEQ liens and other limited exceptions), encumbrances and taxes **are cancelled** by Circuit Court Order. The FGU has attempted to include in the minimum bid, liens that have accrued since foreclosure, such as nuisance or water bills; **all other outstanding bills since foreclosure are the responsibility of the buyer**. These properties are subject to any state, county, or local zoning or building ordinances. The FGU does not guarantee the usability or access to any of these lands.

B. Know What You Are Buying

It is the **responsibility of the prospective purchaser to do THEIR OWN RESEARCH** as to the suitability of any offered property for any intended purpose. The FGU and the Auctioneer make no warranty, guaranty, or representation of any kind concerning, but not limited to, the merchantability of title, boundary lines, location of improvements, availability of land divisions, easements or right to access by public street, utility presence or location, or any other physical, structural, or legal condition regarding any parcel offered for sale.

Prospective buyers should, prior to the auction, **personally visit and inspect any offered property** they wish to purchase. However, prior to purchase at the auction, **STRUCTURES MAY NOT BE ENTERED** without the **WRITTEN PERMISSION** of the FGU. Some structures may be occupied and occupants should not be disturbed.

C. Reservations

At the sole option of the FGU, a reverter clause may be included in any deed issued to a winning bidder which prohibits the future severing of mineral rights (if any) and/or splitting/subdividing any purchased property into smaller parcels which do not meet local zoning rules or otherwise comply with applicable regulations relating to the splitting of property. If such a reverter clause is included, a violation thereof will result the property reverting to the FGU without refund.

Pursuant to state statutes, where the State of Michigan Department of Treasury is acting as Seller/FGU, deeds issued may contain the following reservations and stipulations:

- *"Excepting and reserving to the State of Michigan, all aboriginal antiquities including mounds, earthworks, forts, burial and village sites, mines or other relics and also reserving the right to explore and excavate for the same, by and through its duly authorized agents and employees, pursuant to the provisions of Part 761, Aboriginal Records and Antiquities, of the Natural Resources and Environmental Protection Act, Act 451 of the Public Acts of 1994, MCL 324.76101 to 324.76118 as amended."*
- *"Saving and reserving unto the People of the State of Michigan the rights of ingress and egress over and across all of the above-mentioned descriptions of land lying along any watercourse or stream, pursuant to the provisions of Part 5, Act 451, P.A. 1994, as amended, MCL 324.503, as amended."*

Additionally, the State may, in its discretion, reserve the mineral rights to offered property as follows:

- *"Saving and excepting and always reserving unto the said State of Michigan, all mineral, coal, oil and gas, lying and being on, within or under the said lands whereby conveyed, except sand, gravel, clay or other nonmetallic minerals with full and free liberty and power to the said State of Michigan, its duly authorized officers, representatives and assigns, and its or their lessees, agents and workmen, and all other persons by its or their authority or permission, whether already given or hereafter to be given at any time and from time to time, to enter upon said lands and take all usual, necessary, or convenient means for exploring, mining, working, piping, getting, laying up, storing, dressing, make merchantable, and taking away the said mineral, coal, oil and gas, except sand, gravel, clay or other nonmetallic minerals."*

If the State does not reserve mineral rights as described above, the State may nonetheless restrict the severance of mineral rights from offered property as follows:

- *"This conveyance hereby restricts the Grantee from severing oil, gas, mineral and other subsurface rights from the surface rights any time in the future. If the Grantee severs the subsurface rights from the surface rights, the subsurface rights will revert to the State of Michigan."*

3. Bidding

A. Overview

Live Bidding Auctions:

First round minimum bid auctions, unless otherwise specifically noted, include live bidding. Bidding at live bidding auctions is divided into two phases:

i. Advance Bidding

Advance Bidding begins **thirty days before the posted auction start time**. During Advance Bidding, you can place and modify bids in any way that you see fit. You can increase, decrease, or delete bids entirely during Advance Bidding. You will be able to see your maximum bid but will not be able to see the current high bid price or what other users have bid during this time. Advance bidding **ends at the designated start time which is listed for the applicable auction** and the Active Bidding phase then begins.

ii. Active Bidding

Active Bidding begins **at the designated start time which is listed for the applicable auction and continues until the designated end time**. Active Bidding is the interactive phase of the auction process. During active Bidding, you will be able to see the current high bid price and whether or not you are the high bidder. You will also be able to see whether you have been outbid. During active Bidding you can place new bids or increase bids **but cannot delete or decrease your bid amount**. When making a bid during Active Bidding, you are committing to pay up to your maximum bid amount so bid carefully and accordingly. Active Bidding **concludes at the designated end time which is listed for the applicable auction**. **All bidding ends promptly at the listed end time for the applicable auction**. Bidding *is not* extended beyond the listed end time regardless of bidding activity.

All bids placed during Advance and Active bidding are maximum bids. The auction system will automatically bid on your behalf up to your maximum bid amount as applicable based upon competition from other bidders. Bidding activity can be very high during the final minutes of the auction. Entering your maximum bid and allowing the system to bid up to that maximum, as opposed to manually bidding one increment at a time, helps ensure that you aren't outbid in the final moments of the sale simply because you were unable to manually enter an additional bid before time expires.

After the listed end time passes, the sale will be awarded to the individual bidding the highest amount equal to or greater than the starting bid.

Sealed Bid Auctions:

Second round no-minimum sales, unless otherwise specifically noted, are conducted by sealed bid. Bidding at sealed bid auctions opens approximately thirty days before the final bidding deadline. While bidding is open, you can place and modify bids in any way that you see fit. You can increase, decrease, or delete bids entirely during this time. **Your best and final bid must be entered prior to the posted final bidding deadline at which point bidding CLOSES and all bids are locked**. You can see your own bids while bidding is open but the current high bid price is not visible. **Once the posted bidding deadline passes, final winning bids are calculated and awarded by the award date posted for the auction in question**. The sale will be awarded to the individual bidding the highest amount equal to or greater than the starting bid. All bids placed at sealed bid auctions are maximum bids. The auction system will automatically bid on your behalf up to your maximum bid amount at the time final winning bids are calculated as applicable based upon competition from other bidders.

B. Starting Bid Price

The starting bid prices are shown on the online lot description page for each sale unit as well as on the list included in the sale book. At auctions with a minimum bid, no sales can be made for less than the starting price indicated. The starting bid for no-minimum-bid sales will be at the discretion of the FGU.

However, any person who held an interest in a property offered for sale at the time a judgment of foreclosure was entered against such property **must pay at least minimum bid** for such property even if purchased at a no-minimum auction.

C. Bid Increments

Bids will **only** be accepted in the following increments:

<u>Bid Amount</u>	<u>Increment</u>
\$100 to \$999	\$ 50.00
\$1000 to \$9999	\$ 100.00
Over \$10,000	\$ 250.00

D. Eligible Bidders

Any person who meets the following requirements may register as a bidder:

- The person does not directly or indirectly hold more than a minimal legal interest in any property with delinquent property taxes which is located in the county in which the person intends to purchase property.
- The person is not directly or indirectly responsible for any unpaid civil fines for a violation of any ordinance, including but not limited to any ordinance authorized by section 4/ of The Home Rule City Act, 1909 PA 279, as amended, MCL 117.4/, in the local tax collection unit in which the person intends to purchase property.
- The person has not been banned or otherwise excluded by the FGU from participation in the public sale and is not acting on behalf of another who has been banned or excluded.

Any person unable to attend the sale can be represented at the sale by an agent or other representative with authority to bid and otherwise represent the person. However, any party utilizing an agent to bid on their behalf must still meet the above listed requirements. **The registered bidder is legally and financially responsible for all parcels bid upon whether acting on their own behalf or as the agent of another.**

E. Absentee Bidding

Prospective bidders who do not have internet access or who are otherwise unable to bid on their own may bid by Absentee bid. Absentee bidders must meet all eligibility and other requirements of these Rules and Regulations. Absentee bids will be accepted in increments up to the amount pre-approved by the absentee bidder. Absentee bids require a \$1,000 pre-authorization on a major credit card or a \$1,000 deposit before the bid will be accepted. Absentee bids must be submitted 48 hours prior to the date of the auction by calling 1-800-259-7470.

F. Auction Location

Auctions are conducted online through www.tax-sale.info. An auction may be conducted in-person with simultaneous online bidding as determined by the FGU.

G. Bids are Binding

A bid accepted at public auction through www.tax-sale.info is a legal and binding contract to purchase. The FGU reserves the right to reject any or all bids.

H. Limitations on Bidding

The FGU and Auctioneer reserve the right to limit the number of bids placed per auction for any bidder or group of bidders for any reason.

I. Attempts to Bypass These Rules and Regulations

The FGU and Auctioneer reserve the right to reject the bids of any bidder who appears to be acting on behalf of another person who is ineligible to bid on their own.

4. Terms of Sale

A. Payment

- **The full purchase price must be paid in full WITHIN 5 BUSINESS DAYS OF THE SALE.** Payment may be made by certified funds, money order, Visa, MasterCard, Discover, or wire transfer. No purchases can be made on a time-payment plan.
- If a buyer fails to consummate a purchase for any reason, their sale will be cancelled and the buyer will be assessed liquidated damages in the amount of \$1000 for breach of contract. Seller may collect this liquidated damages assessment from any funds tendered by buyer prior to cancellation and may collect any remaining unpaid liquidated damages assessment using the deposit described in paragraph 1 above.

The full purchase price consists of the final bid price *plus* a buyer's premium of 10% of the bid price, any outstanding taxes due on the property including associated fees and penalties, and a \$30.00 deed recording fee. ***Any portion of the purchase price paid by credit card will be assessed an additional fee of 2.75%.***

B. Refund Checks

In some instances it may be necessary to refund to a buyer some or all of the payment tendered by such buyer. This can occur, for example, when a buyer tenders certified funds in an amount greater than their total obligation or if the sale is cancelled under any provision of these Rules and Regulations. Refund checks will be processed and mailed to buyer within approximately ten days of the time such refund becomes due to buyer. Buyer shall cash such refund check within 90 days of the date listed on such refund check. If buyer fails to cash such refund check within 90 days, such refund check shall become void and buyer shall forfeit any refunded amount.

C. Dishonored Payment

A buyer whose payment is dishonored for any reason will have their sale cancelled and will be assessed liquidated damages in the amount of \$1000. Seller may retain any portion of the purchase price which was tendered and not dishonored up to \$1000 to apply toward such liquidated damages assessment. Seller may collect any remaining unpaid liquidated damages assessment using the deposit described in paragraph 1 above.

Furthermore, the FGU may seek to prosecute any buyer whose payment is dishonored or who fails to consummate a purchase.

Any buyer who fails to consummate a purchase for any reason will be banned from bidding at all future land auctions.

The buyer's premium is not subject to any broker fees. There are no co-brokerage or other fees or rebates available.

D. Eligible Buyers

In order to take title to purchased property, each party that will be listed on the deed must meet **ALL of the following requirements at the time their winning bid is accepted:**

- i. The party does not directly or indirectly hold more than a minimal legal interest in any property with delinquent property taxes which is located in the county in which the purchased property is located
- ii. The party is not directly or indirectly responsible for any unpaid civil fines for a violation of any ordinance, including but not limited to any ordinance authorized by section 4/ of The Home Rule City Act, 1909 PA 279, as amended, MCL 117.4/ in the local tax collection unit in which the purchased property is located.

- iii. The party is not purchasing, for less than minimum bid, any property in which the party held an interest at the time a judgment of foreclosure was entered against such property nor is the party purchasing property, for less than minimum bid, on behalf of any other party who held such an interest.
- iv. The party has not been banned or otherwise excluded by the FGU from participation in the public sale and is not owned or controlled by a person or entity that has been banned or excluded.

At the time payment is tendered after the auction, the buyer will be required to execute an affidavit affirming, **under penalty of perjury**, that each party that the buyer desires to have listed on the deed to purchased property meets the above requirements.

The FGU **will not issue a deed** and the sale will be canceled if the buyer or any party that the buyer seeks to list on the deed does not meet the eligibility requirements outlined in this section at the time the buyer's bid was accepted, the buyer fails to execute this affidavit, or if any affirmations made in this affidavit are untrue. If the FGU is forced to cancel any sale due to the buyer's noncompliance with this provision, the buyer will be banned from participating at all future land auctions and the **buyer will be assessed liquidated damages in the amount of \$1000**. Seller may collect this liquidated damages assessment from any funds tendered by buyer prior to cancellation and may collect any remaining unpaid liquidated damages assessment using the deposit described in paragraph 1 above. Furthermore, the FGU may pursue **CRIMINAL PERJURY CHARGES** against any buyer who makes a false affirmation on the affidavit required under this or any other provision of these Rules and Regulations.

E. Sale to Entities

In order to ensure that individuals do not utilize legal entities to circumvent the sale and ownership restrictions contained in MCL 211.78m(2), the FGU will only sell property to legal entities under certain circumstances. Any buyer desiring to deed a purchased property to a legal entity must disclose the name and address of all officers, shareholders, partners, members, or other parties, regardless of title, who own any portion of that entity. However, such disclosure will not be required if one or more of the following exceptions are applicable:

- The Entity held a prior recorded interest in each purchased property.
- The Entity is a division, agency, or instrumentality of federal, state, or local government.
- The Entity is a Homeowners Association, Condo Association, or other such organization that exercises control over each purchased property.
- The Entity is a publicly traded company listed on a national securities exchange.
- The Entity is a nonprofit corporation and is qualified as tax exempt under IRC §501.

At the time payment is tendered after the auction, any buyer desiring to deed a purchased property to a legal entity will be required to execute an affidavit affirming, **under penalty of perjury**, that the entity is exempt from disclosure under one of the five exceptions listed above, or in the event that no exception is applicable, the names and addresses of all parties owning any portion of that legal entity.

F. Cancellation Policy

Prior to the issuance of a deed, the FGU has the right, in its sole discretion, to cancel any sale for any of the following reasons: transfer of the property at issue is stayed or enjoined by a court of competent jurisdiction; any of the reasons outlined in MCL 211.78m(9); the property at issue becomes the subject of litigation; a defect is discovered in the underlying foreclosure or sale procedures relating to the property at issue; any other reason authorized under these Rules and Regulations.

G. Property Transfer Affidavit

It is the responsibility of the buyer to file a **Property Transfer Affidavit** with the *assessor for the city or township* where the property is located **within 45 days of the transfer**. If it is not timely filed, a **penalty of \$5/day (maximum \$200) applies**. The information on this Property Transfer Affidavit is NOT CONFIDENTIAL.

5. Purchase Receipts

Successful bidders at the sale will be issued a receipt for their purchases during the checkout process. This receipt does not convey an interest in title to the purchased property unless and until a deed has been issued and recorded. Buyers will be entitled to deeds for the property descriptions identified by the sale unit numbers noted on the receipt unless the sale is cancelled under these Rules and Regulations or other statutory authority.

6. Title Being Conveyed

Quit-claim deeds will be issued conveying **only such title as received by the FGU through tax foreclosure**. Title insurance companies may or may not issue title insurance on properties purchased at this sale. The FGU makes no representation as to the availability of title insurance and the **unavailability of title insurance is not grounds for reconveyance to the FGU**. The buyer may incur legal costs for Quiet Title Action to satisfy the requirements of title insurance companies in order to obtain title insurance.

7. Special Assessments

Special assessment installments through the most recent prior tax year are included in the starting bids. Seller has attempted to identify those parcels subject to special assessments with a note on the parcel detail page. Parcels sold are subject to property taxes for the entire current tax year, as well as current and future installments of any outstanding bonded assessments. All bidders should contact the appropriate city, village, or township offices to determine if there are any outstanding bonded assessments for future tax years on the properties being offered.

8. Possession of Property

A. Possession Pending Deed Delivery

It is recommended that the buyer DOES NOT take physical possession of any purchased property until a deed has been executed and delivered to the buyer. The buyer risks financial loss for any improvements or investments made on purchased property *before the delivery of a deed* in the event that the Foreclosing Governmental Unit exercises their right to cancel the sale. Until the buyer pays for all purchases in full and receives a deed, no activities should be conducted

on the site other than:

I. Securing the Property

Buyer should take steps to protect their equity in purchased property **by securing vacant structures against entry and obtaining (homeowners) insurance for occupied property**. Buyer is responsible for contacting local units of government **to prevent possible demolition of structures situated on purchased property**.

II. Assessing Potential Contamination

Buyer may immediately wish to conduct a Baseline Environmental Assessment (BEA) to assess the condition of potentially contaminated properties. More information about BEAs can be found at <https://www.michigan.gov/egle/about/organization/remediation-and-redevelopment/baseline-environmental-assessments>

B. Occupied Property

Buyers will be responsible for all procedures and legal requirements for conducting evictions. Occupants of purchased property should be treated as tenants holding over under an expired lease. This means that legal eviction and/or possession proceedings will be necessary to effectuate control over such property if occupants will not otherwise leave voluntarily. You may wish to consult a licensed attorney for additional guidance. Buyers may not commence eviction proceedings until a deed to the applicable occupied property has been issued by the FGU.

9. Additional Conditions

The buyer accepts the premises in its present "as is" condition, and releases the Foreclosing Governmental Unit and employees and agents including the Auctioneer from all liability whatsoever arising from any condition of the premises, whether now known or subsequently discovered, including but not limited to all claims based on environmental contamination of the premises.

A person who acquires property that is contaminated (a "facility" pursuant to Section 20201(1)(1) of Natural Resources and Environmental Act (NREPA), 1994 P.A. 451, as amended) as a result of release(s) of a hazardous substance(s) may become liable for all costs of cleaning up the property and any other properties impacted by the release(s). Liability may be imposed upon the person acquiring the property even in the absence of any personal responsibility for, or knowledge of, the release. Protection from such liability may be obtained by conducting a Baseline Environmental Assessment (BEA) as provided for under Section 20126(1) (c) of NREPA. However, the BEA must be conducted prior to or within 45 days of the earliest date of purchase or occupancy of the property. Persons who acquire contaminated property may have "due care" obligations under Section 20107a of NREPA even if they conduct a BEA and are not liable for the contamination.

Pursuant to part 201 of NREPA, the person(s) responsible for an activity causing a release at the property is obligated to pursue response activities at the property. Consequently, the non-labile purchaser may be required to provide access to the liable party to conduct response activities at the property in the future. Section 20116 of the NREPA requires that a person who has knowledge that their property is contaminated provide a written notice to the purchaser or other person to whom the property is transferred which discloses the general nature and extent of the release. Additional disclosure obligations may also apply at the time the property, or an interest in the property, is transferred. Accordingly, the Foreclosing Governmental Unit recommends that a person who is interested in acquiring property at this auction contact an attorney or an environmental consultant for advice prior to the acquisition of any property that may be contaminated.

10. Deeds

A. Deed Execution and Delivery

All monies collected will initially be deposited in escrow. Once payment is cleared and verified, funds will be disbursed to the FGU and deeds will be executed and recorded as required by law. The FGU will deliver the deeds to the Register of Deeds for recording and remit them to the buyer after recording is complete. IT CAN TAKE 6 TO 8 WEEKS FOR DEEDS TO ARRIVE. PLEASE BE PATIENT.

B. Restrictive Covenants

Some counties sell properties with deed covenants that will attach to the property. These parcels will be noted online, along with the terms being required. **Please carefully review the information for each specific parcel to make sure you understand the terms of sale.**

11. Property Taxes & Other Fees

All property taxes and associated fees that have accrued on or after April 1 in the year that a property is auctioned must be paid **at the time of checkout** after the auction along with the final bid price, buyer's premium, and deed recording fee.

Furthermore, please understand that the **buyer is responsible for all other fees and liens that accrue against a property on or after April 1 in the year that a property is auctioned**. These items are not prorated. They include, but are not limited to, municipal utility or ordinance fees, and condo or property owner association fees or dues. This can also include demolition and other nuisance abatement costs. These fees and expenses **are not collected at the auction** and must be paid by the buyer after taking title to any purchased property which is subject to such fees and expenses.

12. Other

A. Personal Property

Personal property (*items not attached to buildings and lands such as furnishings, automobiles, etc.*) located on offered property or within structures situated on offered property was not taxed as part of the real estate, does not belong to the FGU, and is not sold to the buyer of the real estate in this transaction. You are advised to contact former owners of any purchased property and provide them an opportunity to reclaim contents. A certified and first class mail notice to their last known address is strongly advised. It is your responsibility to identify and properly handle items of personal property. The FGU and Auctioneer make no representations or warranties as to the presence of personal property or as to the legal requirements for dispensing with such property.

Mobile Homes may be titled separately and considered *personal property*. It is the buyer's responsibility to determine the legal status of any mobile home located on purchased property. A useful first step could include determining whether an Affidavit of Affixture of Manufactured Home has been executed and recorded as outlined in MCL 125.2330i.

B. Mineral Rights

You will receive any and all title that the FGU obtains via their tax foreclosure through a quit-claim deed. If the owner of the surface rights to the property also owned the mineral rights, those will become part of your title interest. However, this will be subject to the rights of any outstanding leaseholders of oil, gas, mineral or storage rights. You would be obligated to honor the balance of any remaining lease (with automatic renewals if so written). However, if the mineral rights have been severed (split from the surface rights) and are owned by a third party, they have not been foreclosed by the FGU and are not included in the mineral rights conveyed to you. In either instance, the leaseholder still has the right to explore for and/or extract minerals under the terms of any outstanding agreement.

C. Applicability of These Rules and Regulations

All sales are subject to these Rules and Regulations. Furthermore, additional terms and conditions which apply to one or more specific auction lots may be printed in the auction sale booklets and/or online at www.tax-sale.info ("**Additional Terms**"). If such Additional Terms apply, they will be listed on the online lot description page and/or in the printed sale book for the lot(s) to which they apply. Such Additional Terms, if existing, shall be considered a part of these Rules and Regulations for the specific auction lots to which they apply. Finally, additional conditions are included on the auction receipt given to the buyer at the time of checkout ("**Terms of Sale**"). All sales are subject to these Terms of Sale as well. These Rules and Regulations, Additional Terms, and Terms of Sale are intended to be compatible. To the extent that a conflict arises between any of these sources, they shall be interpreted in the following order of priority: Additional Terms, Terms of Sale, Rules and Regulations.

These Rules and Regulations are subject to change and should be reviewed frequently.

NOTE: Please review the terms at the top of each online catalog and the addendum pages in the sale books for county-specific purchase terms. Failure to follow the specific rules posted for each county could result in cancellation of sale and/or the assessment of liquidated damages as provided by these Rules and Regulations.

Alcona

Lot #	Lot Information	Address	Min. Bid
100	Parcel ID: 012-025-200-040-02; Legal Description: T28N R9E SEC 25 COM NW COR, N88DEGE 1937.17 FT, S5DEGE 1300.09 FT, N88DEGE 69.9 FT TO POB, N20DEGW 105.31 FT, N88DEGE 422.92 FT, S10DEGE 101.17 FT, S88DEGW 405.24 FT TO POB SV Comments: Just over 100 ' on Lake. Mature trees but with high water tough to walk the property. Additional Disclosures: 41 (see key for full text) Summer Tax Due: \$1,121.45	N LAKESHORE DR BLACK RIVER	\$5,500.00
102	Parcel ID: 013-420-039-005-00; Legal Description: T28N R8E SECS 35&36 LOTS 5 & 6 BLK 39 LOST LAKE WOODS SUB Summer Tax Due: \$41.16	N PHEASANT RD LINCOLN	\$750.00
103	Parcel ID: 013-420-047-030-00; Legal Description: T28N R8E SECS 35&36 LOT 30 BLK 47 LOST LAKE WOOD SUB Summer Tax Due: \$18.97	N CHIPMUNK TRAIL LINCOLN	\$650.00
104	Parcel ID: 013-420-059-024-00; Legal Description: T28N R8E SECS 35&36 LOT 24 BLK 59 LOST LAKE WOODS SUB Summer Tax Due: \$18.97	N MOLE RD LINCOLN	\$650.00
106	Parcel ID: 013-420-082-014-00; Legal Description: T28N R8E SECS 35&36 LOTS 14 & 15 BLK 82 LOST LAKE WOODS SUB Comments: Walking distance to lake. 2 car detached garage on a double lot Additional Disclosures: 21; 6; 16 (see key for full text) Summer Tax Due: \$787.65	4084 N SPRUCE RD LINCOLN	\$4,200.00
108	Parcel ID: 023-210-000-041-00; Legal Description: T28N R7E SEC 11 LOT 41 SHERWOOD FOREST EST SUB Comments: 15,365 SF. Deep ditch at road but levels out to the rear Summer Tax Due: \$49.55	ROBIN HOOD DR HUBBARD LAKE	\$750.00
109	Parcel ID: 023-210-000-042-00; Legal Description: T28N R7E SEC 11- LOT 42, SHERWOOD FOREST EST. SUB. Comments: 17,077 SF. Deep ditch at road but levels out to the rear Summer Tax Due: \$49.55	ROBIN HOOD DR HUBBARD LAKE	\$750.00
110	Parcel ID: 031-008-200-040-00; Legal Description: T25N R6E SEC 8 COM 33 FT S OF NW COR OF NW1/4 OF NW1/4, S 231 FT TO POB, E 250 FT, S 132 FT, W 250 FT, N 132 FT TO POB Additional Disclosures: 21; 76 (see key for full text) Summer Tax Due: \$296.73	2531 HEALEY RD GLENNIE	\$2,000.00
114	Parcel ID: 032-196-100-020-00; Legal Description: T25N R6E SEC 20 COM NW COR OF LOT 36 RAINBOW CREST 2, W 50 FT, S TO N BDY OF LOT 53 SUB 2, E 50 FT, N TO POB THIS BEIN PART OF OUTLOT 2 SUB 2 Summer Tax Due: \$21.68		\$600.00
118	Parcel ID: 041-135-000-009-00; Legal Description: T25N R9E SEC 10&11 LOTS 9 & 10 GREENBUSH SHORES SUB Summer Tax Due: \$12.39	S SILVER LN GREENBUSH	\$650.00
120	Parcel ID: 041-266-000-231-00; Legal Description: T25N R9E SEC 14 LOT 231 TIMBERLAKES ESTATES SUB #2 Summer Tax Due: \$40.27	E TIMBERLAKES BLVD GREENBUSH	\$750.00
127	Parcel ID: 070-033-300-040-00; Legal Description: T27N R7E SEC 33 COM W1/4 COR, S3DEGE 922 FT ALG CL RICH RD TO POB, N86DEGE 299 FT, S3DEGE 397.38 FT, S86DEGW 35 FT, S3DEGE 455.60, S86DEGW 264 FT, N3DEGW 852.98 FT ALG W SEC LN & CL RICH RD TO POB S 189/196 Comments: Sits on 5 wooded acres, Additional Disclosures: 45; 21; 33 (see key for full text) Summer Tax Due: \$697.42	1130 N RICHARDSON RD BARTON CITY	\$3,400.00
128	Parcel ID: 070-033-300-090-00; Legal Description: T27N R7E SEC 33 COM W1/4 COR, N89DEGE 647.35 FT CL ALMOND RD, S4DEGE 1089 FT ALG W LN ST R SUB TO POB, S4DEGE 132 FT ALG SD W LN, S89DEGW 361.35 FT, N3DEGW 131.93 FT, N89DEGE 359.92 FT TO POB EASEMENT S189/194 Comments: Wooded . Behind Sale # 127, access is by easement Summer Tax Due: \$82.35		\$950.00
129	Parcel ID: 070-033-300-105-00; Legal Description: T27N R7E SEC 33 COM 1/4 POST ON W SEC, E 650 FT, S 1221 FT TO POB, W 351 FT, S 132 FT, E 351 FT, N 132 FT TO POB EASEMENT ON E SIDE Comments: Wooded . Behind Sale # 127, access is by easement Summer Tax Due: \$82.35		\$950.00

133	Parcel ID: 073-000-018-007-00; Legal Description: T27N R8E SEC 36 LOTS 7 & 8 & W 42 FT OF LOT 9 BLK 18 VILLAGE OF LINCOLN Comments: Old burned single wide, value in the land Additional Disclosures: 17; 36 (see key for full text) Summer Tax Due: \$136.19	206 W MAIN ST LINCOLN	\$2,300.00
139	Parcel ID: 102-300-000-038-00; Legal Description: T26N R7E SEC 4 LOT 38 TERRIS RESORT SUB Comments: Value is in the land Additional Disclosures: 17; 21; 36 (see key for full text) Summer Tax Due: \$292.76	976 N DAYTONA DR BARTON CITY	\$1,600.00
999118	Parcel ID: 041-135-000-009-00; Legal Description: T25N R9E SEC 10&11 LOTS 9 & 10 GREENBUSH SHORES SUB Summer Tax Due: TBA	S SILVER LN GREENBUSH	\$650.00

Alpena

Lot #	Lot Information	Address	Min. Bid
401	Parcel ID: 011-005-000-097-00; Legal Description: T30N R8E SECTION 5 COMMENCING 222.5 FEET S OF NW CORNER OF S 1/2 OF SW 1/4 OF NE 1/4 THENCE S 85D 30M E 229 FEET THENCE S 04D W 107 FEET THENCE N 85D W 229 FEET THENCE N 107 FEET TO POINT OF BEGINNING PART OF S 1/2 OF SW 1/4 OF NE 1/4 Comments: The house that was on this lot was recently demolished by the county. This is a newly vacant lot ready to build on! Summer Tax Due: \$158.73	3443 LAY RD ALPENA	\$13,750.00
403	Parcel ID: 012-032-000-134-00; Legal Description: T31N R8E SEC 32 COM 33 FT S OF NE COR OF GOVT LOT 2 TH S 150 FT TH W 100 FT TH N 150 FT TO HOBBS DR TH E ALONG DR 100 FT TO POB. PART OF GOVT LOT 2 Comments: Cute little home! pretty much a clean slate to add your own touches, kitchen is gutted. Rest of the house just needs to be updated! has potential to be a great starter house. Additional Disclosures: 32 (see key for full text) Summer Tax Due: \$264.05	2387 HOBBS DR ALPENA	\$5,800.00
406	Parcel ID: 013-022-000-360-00; Legal Description: T32N R8E SEC 22 COM AT NW COR OF NE 1/4 OF NW 1/4 TH S 300 FT TH E 100 FT TH N 300 FT TO LACOMB RD TH W ON RD LN 100 FT TO POB EXC RD R/W PART OF NE 1/4 OF NW 1/4 Comments: smaller cottage thats past its prime, but if you're looking for a fixer up and have time on your hands this is it. Summer Tax Due: \$53.44	2259 E LACOMB RD ALPENA	\$1,800.00
407	Parcel ID: 018-103-000-039-00; Legal Description: DIAMONDS POINT ASSESSORS PLAT LOT NO 39 Comments: Older double wide home that needs some repairs, has potential. Notty pine ceiling in living room and kitchen. Has nice two car garage with work benches. Additional Disclosures: 17 (see key for full text) Summer Tax Due: \$222.31	506 SHERIDAN ST ALPENA	\$4,100.00
410	Parcel ID: 021-012-000-090-00; Legal Description: T30N R5E SEC 12 COM AT N 1/4 COR TH S 89D 5M 21S E 455 FT TO POB TH CONT E 225 FT TH S 0D 11M 2S E 2015.85 FT TH N 72D 36M 59S W 226 FT TH N 0D 27M 46S W 1951.97 FT TO POB WITH ESMTS PART OF NE 1/4 ESMT L46S P87 4/22/08 Comments: Mobile home in quiet setting surrounded by woods on a two track, needs some repairs and it would make a good hunting cabin. Floors and roof need some work Additional Disclosures: 66; 5; 17; 21 (see key for full text) Summer Tax Due: \$198.52	16468 PARADISE RD LACHINE	\$3,700.00
415	This lot is a "bundle" comprised of 4 parcels (1 of 4) Parcel ID: 043-095-000-233-00; Legal Description: THUNDER BAY VILLAGE SUB NO 2 LOT NO 233 234 & 235 (2 of 4) Parcel ID: 043-095-000-244-00; Legal Description: THUNDER BAY VILLAGE SUB NO 2 LOT NO 244 (3 of 4) Parcel ID: 043-095-000-265-00; Legal Description: THUNDER BAY VILLAGE SUB # 2 LOT # 265 & 266 (4 of 4) Parcel ID: 043-105-000-430-01; Legal Description: THUNDER BAY VILLAGE SUB NO 3 LOTS # 433, 434 & 435 Summer Tax Due: \$77.31	133 RUNNING BEAR RD ALPENA; 280 GERONIMO RD ALPENA; 360 GERONIMO RD ALPENA; 137 CUSTER RD ALPENA	\$2,700.00
420	Parcel ID: 053-001-000-551-06; Legal Description: T29N R7E SEC 1 ALL THAT PT OF N 1/2 OF SW 1/4 COM AT W 1/4 COR; TH S 02D 33' 44" W 728.82 FT ALG W SEC LN; TH S 88D 33' 17" E 363 FT PARL TO S E-W 1/8 LN TO POB; TH CONT S 88D 33' 17" E 33 FT PARL TO S E-W 1/8 LN; TH S 02D 33' 44" W 264 FT PARL TO W SEC LN; TH N 88D 33' 17" W 33 FT PARL TO S E-W 1/8 LN; TH N 02D 33' 44" E 264 FT PARL TO W SEC LN TO POB; Comments: Vacant parcel of land with no access. Only of use to the adjacent owner most likely. Additional Disclosures: 7 (see key for full text) Summer Tax Due: \$2.11	INDIAN RESERVE RD ALPENA	\$700.00
421	Parcel ID: 054-055-000-301-02; Legal Description: CERNAT SUB BLK 4, LOTS # 5 & 6 Comments: Vacant Land only! Summer Tax Due: \$27.27	VICTORIA ST HUBBARD LAKE	\$1,100.00
422	Parcel ID: 054-063-000-001-05; Legal Description: GREEN OAKS SUB LOT # 2 Summer Tax Due: \$14.43	4665 W SCOTT RD	\$950.00

424	Parcel ID: 061-030-000-015-00; Legal Description: T29N R8E SEC 30 N 188 FT OF E 388 FT OF NE 1/4 OF NE 1/4 Comments: Nice double wide home with two car garage fairly decent, just need a little fixing up and a good cleaning. Nice started or retirement home! 1.6 Acres Additional Disclosures: 21; 17 (see key for full text) Summer Tax Due: \$411.60	3005 KITTER RD OSSINEKE	\$2,600.00
434	Parcel ID: 091-009-000-068-00; Legal Description: 140 N. INDUSTRIAL HWY. LOT 20 OF N INDUSTRIAL PARK SUBDIVISION TO THE CITY Comments: Vacant parcel of wet land in Alpena's industrail park. Additional Disclosures: 41 (see key for full text) Summer Tax Due: \$105.81	140 N INDUSTRIAL HWY ALPENA	\$1,400.00
438	Parcel ID: 093-377-000-014-00; Legal Description: 275 N. ADDISON ST. S 1/2 OF LOTS 7 & 8 BLK 1 FOXS ADD TO THE CITY Comments: Cute older, single level home in the city of Alpena. Almost move in ready! Just needs paint, flooring and some minor repairs. Large fenced in back yard with a small shed. Additional Disclosures: 32 (see key for full text) Summer Tax Due: \$1,176.89	275 N ADDISON ST ALPENA	\$5,000.00
442	Parcel ID: 042-035-000-601-04; Legal Description: T32N R7E SEC 35 S 1/2 OF SEC EXC S 383 FT OF SE 1/4 OF SE 1/4 & EXC N 1/2 NE 1/4 OF SE 1/4 Comments: 289.8 acres of beautiful land. mature trees, trails through woods, nice hunting cabin closer to road. Would be great hunting property or a place to build a new home or even a farm! Summer Tax Due: \$1,228.84	5280 CATHRO RD ALPENA	\$41,750.00
999420	Parcel ID: 053-001-000-551-06; Legal Description: T29N R7E SEC 1 ALL THAT PT OF N 1/2 OF SW 1/4 COM AT W 1/4 COR; TH S 02D 33' 44" W 728.82 FT ALG W SEC LN; TH S 88D 33' 17" E 363 FT PARL TO S E-W 1/8 LN TO POB; TH CONT S 88D 33' 17" E 33 FT PARL TO S E-W 1/8 LN; TH S 02D 33' 44" W 264 FT PARL TO W SEC LN; TH N 88D 33' 17" W 33 FT PARL TO S E-W 1/8 LN; TH N 02D 33' 44" E 264 FT PARL TO W SEC LN TO POB; Summer Tax Due: TBA	INDIAN RESERVE RD ALPENA	\$700.00

Montmorency

Lot #	Lot Information	Address	Min. Bid
7003	Parcel ID: 001-460-000-025-00; Legal Description: T29N R1E SEC 19 LOT 25 MERIDIAN HEIGHTS SUB Summer Tax Due: \$81.77		\$800.00
7007	Parcel ID: 002-010-000-300-00; Legal Description: T30N R3E SEC 10 COMM AT NE COR OF NW 1/4 OF SW 1/4, TH W 264 FT, TH S 330 FT, TH E 264 FT, TH N 330 FT TO POB LESS STATE HWY ROW OF RECORD Comments: Fixer upper house, some roof and flooring issues, property contains a cute little guest house, in need of repairs, an older tin sided pole barn with a dirt floor, an older animal stable and a small shed. Additional Disclosures: 32; 5; 65 (see key for full text) Summer Tax Due: \$402.86	16231 M-32/M-33 ATLANTA	\$4,600.00
7008	Parcel ID: 003-002-000-270-00; Legal Description: T30N R2E SEC 2 BEG AT SE COR OF NE 1/4 OF SW 1/4 TH N 100 FT W 16 RDS S 100 FT E 16 RDS TO POB Comments: With the right person this little cottage would have some potential for a nice up north get away. Additional Disclosures: 5 (see key for full text) Summer Tax Due: \$401.88	12270 REIMANN RD ATLANTA	\$3,000.00
7014	Parcel ID: 004-320-000-032-00; Legal Description: T31N R4E SEC 9 N 1/2 OF LOT 32 RT JACKSON SONS SUB Comments: Run down shack in need of major repairs or demo but close to Avalon Lake. outhouse right out back door. Additional Disclosures: 36 (see key for full text) Summer Tax Due: \$212.35	21055 SECOND ST HILLMAN	\$1,600.00
7015	Parcel ID: 004-360-000-167-00; Legal Description: T31N R3E SEC 10 LOT 167 TWIN DAMS ADD #1 Summer Tax Due: \$148.21	16173 HIAWATHA TRL ATLANTA	\$1,300.00
7023	Parcel ID: 006-621-000-055-00; Legal Description: T32N R2E SEC 8 LOT 1055 GENEVA PARK Comments: Canada Creek Ranch is a private 13,500 acre, four season club with an emphasis on outdoor sports such as hunting and fishing. ATVs, quads, dirt bikes, street bikes and gas powered boat motors are NOT permitted. There are 3001 lots in the association, and almost 600 dwellings. CONSTRUCTION HERE REQUIRES TWO ADJACENT LOTS, this sale is for ONE lot. Many people purchase single lots simply for access to the amenities. Please see the website at http://www.canadacreekranch.com and check out the various By-laws, Rules and Fees associated with owning a parcel here. YOU MUST APPLY FOR MEMBERSHIP WITHIN 90 DAYS OF PURCHASE. Annual fees are about \$800. There is a one-time Entrance Fee fee of \$1500.00, Application Fee of \$100.00, and possibly other fees depending on circumstances. Failure to make proper application and pay necessary fees will result in liens against your parcel and potential foreclosure. This parcel is subject to RESTRICTIONS, BY-LAWS and ASSOCIATION FEES which are assessed to cover maintenance and other costs associated with the development in which the parcel is located. Interested parties should verify the existence and extent of association fees and costs prior to bidding. The Canada Creek Ranch Administration Office can be contacted at (989) 785 - 4201. Additional Disclosures: 16 (see key for full text) Summer Tax Due: \$17.70		\$650.00
7025	Parcel ID: 008-030-000-260-00; Legal Description: T30N R1E SEC 30 BEG AT NE COR OF SE-SE TH W 80 RD., S 20 RD., E 80 RD., N 20 RD TO POB Comments: 9.8 acre property with an older home structure that is in need of removal. After removal would make a nice place for a new build Additional Disclosures: 22; 62; 5; 36 (see key for full text) Summer Tax Due: \$767.33	8222 MATHEWS RD ATLANTA	\$4,500.00
7026	Parcel ID: 008-060-000-010-00; Legal Description: T30N R1E SEC 28 LOT 10 NORTHWOODS RETREAT Comments: Cute little cottage that sits off the road on a wooded setting. With a few repairs and some TLC it will be back for years of enjoyment. Additional Disclosures: 32; 5 (see key for full text) Summer Tax Due: \$631.48	3801 M-32 ATLANTA	\$3,200.00
9997025	Parcel ID: 008-030-000-260-00; Legal Description: T30N R1E SEC 30 BEG AT NE COR OF SE-SE TH W 80 RD., S 20 RD., E 80 RD., N 20 RD TO POB Comments: 9.8 acre property with an older home structure that is in need of removal. After removal would make a nice place for a new build Additional Disclosures: 22; 62; 5; 36 (see key for full text) Summer Tax Due: TBA	8222 MATHEWS RD ATLANTA	\$4,500.00

Presque Isle

Lot #	Lot Information	Address	Min. Bid
10600	<p>This lot is a "bundle" comprised of 2 parcels</p> <p><i>(1 of 2)</i> Parcel ID: 011-028-000-007-00; Legal Description: T 34 N R 2 E SEC 28 E 66 FT OF NW 1/4 OF NW 1/4 & SW 1/4 OF NW 1/4 Comments: This is a bundle consisting of a 42 acre parcel that has road access, and a 40 acre parcel directly south of that. Some nice Blue Spruce on the front half and then Hard wood on the back half. Parcel also has on old mobile home with collapsed roof. Additional Disclosures: 17; 36 (see key for full text)</p> <p><i>(2 of 2)</i> Parcel ID: 011-028-000-010-00; Legal Description: T 34 N R 2 E SEC 28 NW 1/4 OF SW 1/4 Comments: 40 Acre wooded parcel. Summer Tax Due: \$350.28</p>	19753 Three Mile Hwy Onaway MI 49765;	\$5,500.00
10602	<p>Parcel ID: 051-010-000-090-04; Legal Description: T 34 N R 3 E SEC 10 S 1/2 OF SW 1/4 OF NW 1/4 Comments: 20 rolling acre wooded parcel. Perfect for building that dream home or hunting property. Summer Tax Due: \$230.55</p>	4347 Corriveau Rd Millersburg MI 49759	\$3,600.00
10603	<p>Parcel ID: 061-090-000-018-00; Legal Description: GRAND PINES SUB. #1 LOT 18 Comments: Presque Isle Harbor Association amenities include a clubhouse with indoor pool, exercise equipment, activity room, game spaces, and meeting rooms; two beach houses, three beaches (one with boat rental), launching facilities on both Grand Lake and Lake Huron; a campground with full facilities, and a camper pavilion. There is a thriving community recreational and social program as well. For the summer and winter sports enthusiast, the Association has miles of hiking/snowmobile/cross country ski trails. Nearby, on State land, are many more miles of groomed and ungroomed ski and snowmobile trails. Association fees are \$260 per year, and there are quarterly water assessments which total another \$150.00 annually or less. See full information on the association at the link noted. This is a quiet resort community in a very picturesque area between Alpena and Rogers City. We have 79 lots to offer in the sale this year, and there are others available on our website in the "surplus sales" catalogs from prior years. If you assemble a group of contiguous lots (up to 4) there are discounts on the annual fees for the additional lots. See the PIHA website for full details, bylaws and other details. Additional Disclosures: 16 (see key for full text) Summer Tax Due: \$16.58</p>		\$850.00
10604	<p>Parcel ID: 061-090-000-026-00; Legal Description: GRAND PINES SUB. #1 LOT 26 Comments: Presque Isle Harbor Association amenities include a clubhouse with indoor pool, exercise equipment, activity room, game spaces, and meeting rooms; two beach houses, three beaches (one with boat rental), launching facilities on both Grand Lake and Lake Huron; a campground with full facilities, and a camper pavilion. There is a thriving community recreational and social program as well. For the summer and winter sports enthusiast, the Association has miles of hiking/snowmobile/cross country ski trails. Nearby, on State land, are many more miles of groomed and ungroomed ski and snowmobile trails. Association fees are \$260 per year, and there are quarterly water assessments which total another \$150.00 annually or less. See full information on the association at the link noted. This is a quiet resort community in a very picturesque area between Alpena and Rogers City. We have 79 lots to offer in the sale this year, and there are others available on our website in the "surplus sales" catalogs from prior years. If you assemble a group of contiguous lots (up to 4) there are discounts on the annual fees for the additional lots. See the PIHA website for full details, bylaws and other details. Additional Disclosures: 16 (see key for full text) Summer Tax Due: \$16.58</p>		\$850.00

10605	<p>Parcel ID: 061-090-000-056-00; Legal Description: GRAND PINES SUB. #1 LOT 56</p> <p>Comments: Presque Isle Harbor Association amenities include a clubhouse with indoor pool, exercise equipment, activity room, game spaces, and meeting rooms; two beach houses, three beaches (one with boat rental), launching facilities on both Grand Lake and Lake Huron; a campground with full facilities, and a camper pavilion. There is a thriving community recreational and social program as well. For the summer and winter sports enthusiast, the Association has miles of hiking/snowmobile/cross country ski trails. Nearby, on State land, are many more miles of groomed and ungroomed ski and snowmobile trails. Association fees are \$260 per year, and there are quarterly water assessments which total another \$150.00 annually or less. See full information on the association at the link noted. This is a quiet resort community in a very picturesque area between Alpena and Rogers City. We have 79 lots to offer in the sale this year, and there are others available on our website in the "surplus sales" catalogs from prior years. If you assemble a group of contiguous lots (up to 4) there are discounts on the annual fees for the additional lots. See the PIHA website for full details, bylaws and other details.Â Additional Disclosures: 16 (see key for full text)</p> <p>Summer Tax Due: \$16.58</p>		\$850.00
10606	<p>Parcel ID: 061-090-000-057-00; Legal Description: GRAND PINES SUB. #1 LOT 57</p> <p>Comments: Presque Isle Harbor Association amenities include a clubhouse with indoor pool, exercise equipment, activity room, game spaces, and meeting rooms; two beach houses, three beaches (one with boat rental), launching facilities on both Grand Lake and Lake Huron; a campground with full facilities, and a camper pavilion. There is a thriving community recreational and social program as well. For the summer and winter sports enthusiast, the Association has miles of hiking/snowmobile/cross country ski trails. Nearby, on State land, are many more miles of groomed and ungroomed ski and snowmobile trails. Association fees are \$260 per year, and there are quarterly water assessments which total another \$150.00 annually or less. See full information on the association at the link noted. This is a quiet resort community in a very picturesque area between Alpena and Rogers City. We have 79 lots to offer in the sale this year, and there are others available on our website in the "surplus sales" catalogs from prior years. If you assemble a group of contiguous lots (up to 4) there are discounts on the annual fees for the additional lots. See the PIHA website for full details, bylaws and other details.Â Additional Disclosures: 16 (see key for full text)</p> <p>Summer Tax Due: \$16.58</p>		\$850.00
10607	<p>Parcel ID: 061-090-000-074-00; Legal Description: GRAND PINES SUB. #1 LOT 74</p> <p>Comments: Presque Isle Harbor Association amenities include a clubhouse with indoor pool, exercise equipment, activity room, game spaces, and meeting rooms; two beach houses, three beaches (one with boat rental), launching facilities on both Grand Lake and Lake Huron; a campground with full facilities, and a camper pavilion. There is a thriving community recreational and social program as well. For the summer and winter sports enthusiast, the Association has miles of hiking/snowmobile/cross country ski trails. Nearby, on State land, are many more miles of groomed and ungroomed ski and snowmobile trails. Association fees are \$260 per year, and there are quarterly water assessments which total another \$150.00 annually or less. See full information on the association at the link noted. This is a quiet resort community in a very picturesque area between Alpena and Rogers City. We have 79 lots to offer in the sale this year, and there are others available on our website in the "surplus sales" catalogs from prior years. If you assemble a group of contiguous lots (up to 4) there are discounts on the annual fees for the additional lots. See the PIHA website for full details, bylaws and other details.Â Additional Disclosures: 16 (see key for full text)</p> <p>Summer Tax Due: \$16.58</p>		\$850.00
10608	<p>Parcel ID: 061-090-000-077-00; Legal Description: GRAND PINES SUB. #1 LOT 77</p> <p>Comments: Presque Isle Harbor Association amenities include a clubhouse with indoor pool, exercise equipment, activity room, game spaces, and meeting rooms; two beach houses, three beaches (one with boat rental), launching facilities on both Grand Lake and Lake Huron; a campground with full facilities, and a camper pavilion. There is a thriving community recreational and social program as well. For the summer and winter sports enthusiast, the Association has miles of hiking/snowmobile/cross country ski trails. Nearby, on State land, are many more miles of groomed and ungroomed ski and snowmobile trails. Association fees are \$260 per year, and there are quarterly water assessments which total another \$150.00 annually or less. See full information on the association at the link noted. This is a quiet resort community in a very picturesque area between Alpena and Rogers City. We have 79 lots to offer in the sale this year, and there are others available on our website in the "surplus sales" catalogs from prior years. If you assemble a group of contiguous lots (up to 4) there are discounts on the annual fees for the additional lots. See the PIHA website for full details, bylaws and other details.Â Additional Disclosures: 16 (see key for full text)</p> <p>Summer Tax Due: \$16.58</p>		\$850.00

10609	<p>Parcel ID: 061-090-000-107-00; Legal Description: GRAND PINES SUB. #1 LOT 107</p> <p>Comments: Presque Isle Harbor Association amenities include a clubhouse with indoor pool, exercise equipment, activity room, game spaces, and meeting rooms; two beach houses, three beaches (one with boat rental), launching facilities on both Grand Lake and Lake Huron; a campground with full facilities, and a camper pavilion. There is a thriving community recreational and social program as well. For the summer and winter sports enthusiast, the Association has miles of hiking/snowmobile/cross country ski trails. Nearby, on State land, are many more miles of groomed and ungroomed ski and snowmobile trails. Association fees are \$260 per year, and there are quarterly water assessments which total another \$150.00 annually or less. See full information on the association at the link noted. This is a quiet resort community in a very picturesque area between Alpena and Rogers City. We have 79 lots to offer in the sale this year, and there are others available on our website in the "surplus sales" catalogs from prior years. If you assemble a group of contiguous lots (up to 4) there are discounts on the annual fees for the additional lots. See the PIHA website for full details, bylaws and other details. Additional Disclosures: 16 (see key for full text)</p> <p>Summer Tax Due: \$16.58</p>		\$850.00
10610	<p>Parcel ID: 061-090-000-112-00; Legal Description: GRAND PINES SUB. #1 LOT 112</p> <p>Comments: Presque Isle Harbor Association amenities include a clubhouse with indoor pool, exercise equipment, activity room, game spaces, and meeting rooms; two beach houses, three beaches (one with boat rental), launching facilities on both Grand Lake and Lake Huron; a campground with full facilities, and a camper pavilion. There is a thriving community recreational and social program as well. For the summer and winter sports enthusiast, the Association has miles of hiking/snowmobile/cross country ski trails. Nearby, on State land, are many more miles of groomed and ungroomed ski and snowmobile trails. Association fees are \$260 per year, and there are quarterly water assessments which total another \$150.00 annually or less. See full information on the association at the link noted. This is a quiet resort community in a very picturesque area between Alpena and Rogers City. We have 79 lots to offer in the sale this year, and there are others available on our website in the "surplus sales" catalogs from prior years. If you assemble a group of contiguous lots (up to 4) there are discounts on the annual fees for the additional lots. See the PIHA website for full details, bylaws and other details. Additional Disclosures: 16 (see key for full text)</p> <p>Summer Tax Due: \$16.58</p>		\$850.00
10611	<p>Parcel ID: 122-100-000-010-00; Legal Description: EAST SIDE SUBD LOT 15</p> <p>Summer Tax Due: \$19.54</p>		\$1,000.00
10612	<p>Parcel ID: 122-115-000-037-00; Legal Description: ESAU TERRACE LOT 37 Comments: Presque Isle Harbor Association amenities include a clubhouse with indoor pool, exercise equipment, activity room, game spaces, and meeting rooms; two beach houses, three beaches (one with boat rental), launching facilities on both Grand Lake and Lake Huron; a campground with full facilities, and a camper pavilion. There is a thriving community recreational and social program as well. For the summer and winter sports enthusiast, the Association has miles of hiking/snowmobile/cross country ski trails. Nearby, on State land, are many more miles of groomed and ungroomed ski and snowmobile trails. Association fees are \$260 per year, and there are quarterly water assessments which total another \$150.00 annually or less. See full information on the association at the link noted. This is a quiet resort community in a very picturesque area between Alpena and Rogers City. We have 79 lots to offer in the sale this year, and there are others available on our website in the "surplus sales" catalogs from prior years. If you assemble a group of contiguous lots (up to 4) there are discounts on the annual fees for the additional lots. See the PIHA website for full details, bylaws and other details. Additional Disclosures: 16 (see key for full text)</p> <p>Summer Tax Due: \$7.24</p>		\$900.00

10613	<p>Parcel ID: 122-115-000-188-00; Legal Description: ESAU TERRACE LOT 188</p> <p>Comments: Presque Isle Harbor Association amenities include a clubhouse with indoor pool, exercise equipment, activity room, game spaces, and meeting rooms; two beach houses, three beaches (one with boat rental), launching facilities on both Grand Lake and Lake Huron; a campground with full facilities, and a camper pavilion. There is a thriving community recreational and social program as well. For the summer and winter sports enthusiast, the Association has miles of hiking/snowmobile/cross country ski trails. Nearby, on State land, are many more miles of groomed and ungroomed ski and snowmobile trails. Association fees are \$260 per year, and there are quarterly water assessments which total another \$150.00 annually or less. See full information on the association at the link noted. This is a quiet resort community in a very picturesque area between Alpena and Rogers City. We have 79 lots to offer in the sale this year, and there are others available on our website in the "surplus sales" catalogs from prior years. If you assemble a group of contiguous lots (up to 4) there are discounts on the annual fees for the additional lots. See the PIHA website for full details, bylaws and other details. Additional Disclosures: 16 (see key for full text)</p> <p>Summer Tax Due: \$7.24</p>		\$900.00
10614	<p>Parcel ID: 122-130-000-047-00; Legal Description: GRAND HIGHLAND VIEW LOT 47</p> <p>Comments: Presque Isle Harbor Association amenities include a clubhouse with indoor pool, exercise equipment, activity room, game spaces, and meeting rooms; two beach houses, three beaches (one with boat rental), launching facilities on both Grand Lake and Lake Huron; a campground with full facilities, and a camper pavilion. There is a thriving community recreational and social program as well. For the summer and winter sports enthusiast, the Association has miles of hiking/snowmobile/cross country ski trails. Nearby, on State land, are many more miles of groomed and ungroomed ski and snowmobile trails. Association fees are \$260 per year, and there are quarterly water assessments which total another \$150.00 annually or less. See full information on the association at the link noted. This is a quiet resort community in a very picturesque area between Alpena and Rogers City. We have 79 lots to offer in the sale this year, and there are others available on our website in the "surplus sales" catalogs from prior years. If you assemble a group of contiguous lots (up to 4) there are discounts on the annual fees for the additional lots. See the PIHA website for full details, bylaws and other details. Additional Disclosures: 16 (see key for full text)</p> <p>Summer Tax Due: \$9.23</p>		\$900.00
10615	<p>Parcel ID: 122-145-000-205-00; Legal Description: GRAND PINES SUBD #2 LOT 205</p> <p>Comments: Presque Isle Harbor Association amenities include a clubhouse with indoor pool, exercise equipment, activity room, game spaces, and meeting rooms; two beach houses, three beaches (one with boat rental), launching facilities on both Grand Lake and Lake Huron; a campground with full facilities, and a camper pavilion. There is a thriving community recreational and social program as well. For the summer and winter sports enthusiast, the Association has miles of hiking/snowmobile/cross country ski trails. Nearby, on State land, are many more miles of groomed and ungroomed ski and snowmobile trails. Association fees are \$260 per year, and there are quarterly water assessments which total another \$150.00 annually or less. See full information on the association at the link noted. This is a quiet resort community in a very picturesque area between Alpena and Rogers City. We have 79 lots to offer in the sale this year, and there are others available on our website in the "surplus sales" catalogs from prior years. If you assemble a group of contiguous lots (up to 4) there are discounts on the annual fees for the additional lots. See the PIHA website for full details, bylaws and other details. Additional Disclosures: 16 (see key for full text)</p> <p>Summer Tax Due: \$8.45</p>		\$900.00
10616	<p>Parcel ID: 122-145-000-285-00; Legal Description: GRAND PINES SUBD #2 LOT 285</p> <p>Comments: Presque Isle Harbor Association amenities include a clubhouse with indoor pool, exercise equipment, activity room, game spaces, and meeting rooms; two beach houses, three beaches (one with boat rental), launching facilities on both Grand Lake and Lake Huron; a campground with full facilities, and a camper pavilion. There is a thriving community recreational and social program as well. For the summer and winter sports enthusiast, the Association has miles of hiking/snowmobile/cross country ski trails. Nearby, on State land, are many more miles of groomed and ungroomed ski and snowmobile trails. Association fees are \$260 per year, and there are quarterly water assessments which total another \$150.00 annually or less. See full information on the association at the link noted. This is a quiet resort community in a very picturesque area between Alpena and Rogers City. We have 79 lots to offer in the sale this year, and there are others available on our website in the "surplus sales" catalogs from prior years. If you assemble a group of contiguous lots (up to 4) there are discounts on the annual fees for the additional lots. See the PIHA website for full details, bylaws and other details. Additional Disclosures: 16 (see key for full text)</p> <p>Summer Tax Due: \$8.45</p>		\$900.00

10617	<p>Parcel ID: 122-145-000-295-00; Legal Description: GRAND PINES SUBD #2 LOT 295</p> <p>Comments: Presque Isle Harbor Association amenities include a clubhouse with indoor pool, exercise equipment, activity room, game spaces, and meeting rooms; two beach houses, three beaches (one with boat rental), launching facilities on both Grand Lake and Lake Huron; a campground with full facilities, and a camper pavilion. There is a thriving community recreational and social program as well. For the summer and winter sports enthusiast, the Association has miles of hiking/snowmobile/cross country ski trails. Nearby, on State land, are many more miles of groomed and ungroomed ski and snowmobile trails. Association fees are \$260 per year, and there are quarterly water assessments which total another \$150.00 annually or less. See full information on the association at the link noted. This is a quiet resort community in a very picturesque area between Alpena and Rogers City. We have 79 lots to offer in the sale this year, and there are others available on our website in the "surplus sales" catalogs from prior years. If you assemble a group of contiguous lots (up to 4) there are discounts on the annual fees for the additional lots. See the PIHA website for full details, bylaws and other details. Additional Disclosures: 16 (see key for full text)</p> <p>Summer Tax Due: \$8.45</p>		\$900.00
10618	<p>Parcel ID: 122-145-000-299-00; Legal Description: GRAND PINES SUBD #2 LOT 299</p> <p>Comments: Presque Isle Harbor Association amenities include a clubhouse with indoor pool, exercise equipment, activity room, game spaces, and meeting rooms; two beach houses, three beaches (one with boat rental), launching facilities on both Grand Lake and Lake Huron; a campground with full facilities, and a camper pavilion. There is a thriving community recreational and social program as well. For the summer and winter sports enthusiast, the Association has miles of hiking/snowmobile/cross country ski trails. Nearby, on State land, are many more miles of groomed and ungroomed ski and snowmobile trails. Association fees are \$260 per year, and there are quarterly water assessments which total another \$150.00 annually or less. See full information on the association at the link noted. This is a quiet resort community in a very picturesque area between Alpena and Rogers City. We have 79 lots to offer in the sale this year, and there are others available on our website in the "surplus sales" catalogs from prior years. If you assemble a group of contiguous lots (up to 4) there are discounts on the annual fees for the additional lots. See the PIHA website for full details, bylaws and other details. Additional Disclosures: 16 (see key for full text)</p> <p>Summer Tax Due: \$8.45</p>		\$900.00
10619	<p>Parcel ID: 122-145-000-306-00; Legal Description: GRAND PINES SUBD #2 LOT 306</p> <p>Comments: Presque Isle Harbor Association amenities include a clubhouse with indoor pool, exercise equipment, activity room, game spaces, and meeting rooms; two beach houses, three beaches (one with boat rental), launching facilities on both Grand Lake and Lake Huron; a campground with full facilities, and a camper pavilion. There is a thriving community recreational and social program as well. For the summer and winter sports enthusiast, the Association has miles of hiking/snowmobile/cross country ski trails. Nearby, on State land, are many more miles of groomed and ungroomed ski and snowmobile trails. Association fees are \$260 per year, and there are quarterly water assessments which total another \$150.00 annually or less. See full information on the association at the link noted. This is a quiet resort community in a very picturesque area between Alpena and Rogers City. We have 79 lots to offer in the sale this year, and there are others available on our website in the "surplus sales" catalogs from prior years. If you assemble a group of contiguous lots (up to 4) there are discounts on the annual fees for the additional lots. See the PIHA website for full details, bylaws and other details. Additional Disclosures: 16 (see key for full text)</p> <p>Summer Tax Due: \$8.45</p>		\$900.00
10620	<p>Parcel ID: 122-145-000-321-00; Legal Description: GRAND PINES SUBD #2 LOT 321</p> <p>Comments: Presque Isle Harbor Association amenities include a clubhouse with indoor pool, exercise equipment, activity room, game spaces, and meeting rooms; two beach houses, three beaches (one with boat rental), launching facilities on both Grand Lake and Lake Huron; a campground with full facilities, and a camper pavilion. There is a thriving community recreational and social program as well. For the summer and winter sports enthusiast, the Association has miles of hiking/snowmobile/cross country ski trails. Nearby, on State land, are many more miles of groomed and ungroomed ski and snowmobile trails. Association fees are \$260 per year, and there are quarterly water assessments which total another \$150.00 annually or less. See full information on the association at the link noted. This is a quiet resort community in a very picturesque area between Alpena and Rogers City. We have 79 lots to offer in the sale this year, and there are others available on our website in the "surplus sales" catalogs from prior years. If you assemble a group of contiguous lots (up to 4) there are discounts on the annual fees for the additional lots. See the PIHA website for full details, bylaws and other details. Additional Disclosures: 16 (see key for full text)</p> <p>Summer Tax Due: \$8.45</p>		\$900.00

10621	<p>Parcel ID: 122-145-000-421-00; Legal Description: GRAND PINES SUBD #2 LOT 421</p> <p>Comments: Presque Isle Harbor Association amenities include a clubhouse with indoor pool, exercise equipment, activity room, game spaces, and meeting rooms; two beach houses, three beaches (one with boat rental), launching facilities on both Grand Lake and Lake Huron; a campground with full facilities, and a camper pavilion. There is a thriving community recreational and social program as well. For the summer and winter sports enthusiast, the Association has miles of hiking/snowmobile/cross country ski trails. Nearby, on State land, are many more miles of groomed and ungroomed ski and snowmobile trails. Association fees are \$260 per year, and there are quarterly water assessments which total another \$150.00 annually or less. See full information on the association at the link noted. This is a quiet resort community in a very picturesque area between Alpena and Rogers City. We have 79 lots to offer in the sale this year, and there are others available on our website in the "surplus sales" catalogs from prior years. If you assemble a group of contiguous lots (up to 4) there are discounts on the annual fees for the additional lots. See the PIHA website for full details, bylaws and other details. Additional Disclosures: 16 (see key for full text)</p> <p>Summer Tax Due: \$21.75</p>		\$1,100.00
10622	<p>Parcel ID: 122-160-000-040-00; Legal Description: HARBOR MANOR LOT 40</p> <p>Comments: Presque Isle Harbor Association amenities include a clubhouse with indoor pool, exercise equipment, activity room, game spaces, and meeting rooms; two beach houses, three beaches (one with boat rental), launching facilities on both Grand Lake and Lake Huron; a campground with full facilities, and a camper pavilion. There is a thriving community recreational and social program as well. For the summer and winter sports enthusiast, the Association has miles of hiking/snowmobile/cross country ski trails. Nearby, on State land, are many more miles of groomed and ungroomed ski and snowmobile trails. Association fees are \$260 per year, and there are quarterly water assessments which total another \$150.00 annually or less. See full information on the association at the link noted. This is a quiet resort community in a very picturesque area between Alpena and Rogers City. We have 79 lots to offer in the sale this year, and there are others available on our website in the "surplus sales" catalogs from prior years. If you assemble a group of contiguous lots (up to 4) there are discounts on the annual fees for the additional lots. See the PIHA website for full details, bylaws and other details. Additional Disclosures: 16 (see key for full text)</p> <p>Summer Tax Due: \$8.45</p>		\$600.00
10623	<p>Parcel ID: 122-160-000-161-00; Legal Description: HARBOR MANOR LOT 161</p> <p>Comments: Presque Isle Harbor Association amenities include a clubhouse with indoor pool, exercise equipment, activity room, game spaces, and meeting rooms; two beach houses, three beaches (one with boat rental), launching facilities on both Grand Lake and Lake Huron; a campground with full facilities, and a camper pavilion. There is a thriving community recreational and social program as well. For the summer and winter sports enthusiast, the Association has miles of hiking/snowmobile/cross country ski trails. Nearby, on State land, are many more miles of groomed and ungroomed ski and snowmobile trails. Association fees are \$260 per year, and there are quarterly water assessments which total another \$150.00 annually or less. See full information on the association at the link noted. This is a quiet resort community in a very picturesque area between Alpena and Rogers City. We have 79 lots to offer in the sale this year, and there are others available on our website in the "surplus sales" catalogs from prior years. If you assemble a group of contiguous lots (up to 4) there are discounts on the annual fees for the additional lots. See the PIHA website for full details, bylaws and other details. Additional Disclosures: 16 (see key for full text)</p> <p>Summer Tax Due: \$8.45</p>		\$900.00
10624	<p>Parcel ID: 122-160-000-167-00; Legal Description: HARBOR MANOR LOT 167</p> <p>Comments: Presque Isle Harbor Association amenities include a clubhouse with indoor pool, exercise equipment, activity room, game spaces, and meeting rooms; two beach houses, three beaches (one with boat rental), launching facilities on both Grand Lake and Lake Huron; a campground with full facilities, and a camper pavilion. There is a thriving community recreational and social program as well. For the summer and winter sports enthusiast, the Association has miles of hiking/snowmobile/cross country ski trails. Nearby, on State land, are many more miles of groomed and ungroomed ski and snowmobile trails. Association fees are \$260 per year, and there are quarterly water assessments which total another \$150.00 annually or less. See full information on the association at the link noted. This is a quiet resort community in a very picturesque area between Alpena and Rogers City. We have 79 lots to offer in the sale this year, and there are others available on our website in the "surplus sales" catalogs from prior years. If you assemble a group of contiguous lots (up to 4) there are discounts on the annual fees for the additional lots. See the PIHA website for full details, bylaws and other details. Additional Disclosures: 16 (see key for full text)</p> <p>Summer Tax Due: \$8.45</p>		\$850.00

10625	<p>Parcel ID: 122-160-000-168-00;Legal Description: HARBOR MANOR LOT 168</p> <p>Comments: Presque Isle Harbor Association amenities include a clubhouse with indoor pool, exercise equipment, activity room, game spaces, and meeting rooms; two beach houses, three beaches (one with boat rental), launching facilities on both Grand Lake and Lake Huron; a campground with full facilities, and a camper pavilion. There is a thriving community recreational and social program as well. For the summer and winter sports enthusiast, the Association has miles of hiking/snowmobile/cross country ski trails. Nearby, on State land, are many more miles of groomed and ungroomed ski and snowmobile trails. Association fees are \$260 per year, and there are quarterly water assessments which total another \$150.00 annually or less. See full information on the association at the link noted. This is a quiet resort community in a very picturesque area between Alpena and Rogers City. We have 79 lots to offer in the sale this year, and there are others available on our website in the "surplus sales" catalogs from prior years. If you assemble a group of contiguous lots (up to 4) there are discounts on the annual fees for the additional lots. See the PIHA website for full details, bylaws and other details.Â Additional Disclosures: 16 (see key for full text)</p> <p>Summer Tax Due: \$8.45</p>		\$850.00
10626	<p>Parcel ID: 122-160-000-169-00;Legal Description: HARBOR MANOR LOT 169</p> <p>Comments: Presque Isle Harbor Association amenities include a clubhouse with indoor pool, exercise equipment, activity room, game spaces, and meeting rooms; two beach houses, three beaches (one with boat rental), launching facilities on both Grand Lake and Lake Huron; a campground with full facilities, and a camper pavilion. There is a thriving community recreational and social program as well. For the summer and winter sports enthusiast, the Association has miles of hiking/snowmobile/cross country ski trails. Nearby, on State land, are many more miles of groomed and ungroomed ski and snowmobile trails. Association fees are \$260 per year, and there are quarterly water assessments which total another \$150.00 annually or less. See full information on the association at the link noted. This is a quiet resort community in a very picturesque area between Alpena and Rogers City. We have 79 lots to offer in the sale this year, and there are others available on our website in the "surplus sales" catalogs from prior years. If you assemble a group of contiguous lots (up to 4) there are discounts on the annual fees for the additional lots. See the PIHA website for full details, bylaws and other details.Â Additional Disclosures: 16 (see key for full text)</p> <p>Summer Tax Due: \$8.45</p>		\$850.00
10627	<p>Parcel ID: 122-160-000-171-00;Legal Description: HARBOR MANOR LOT 171</p> <p>Comments: Presque Isle Harbor Association amenities include a clubhouse with indoor pool, exercise equipment, activity room, game spaces, and meeting rooms; two beach houses, three beaches (one with boat rental), launching facilities on both Grand Lake and Lake Huron; a campground with full facilities, and a camper pavilion. There is a thriving community recreational and social program as well. For the summer and winter sports enthusiast, the Association has miles of hiking/snowmobile/cross country ski trails. Nearby, on State land, are many more miles of groomed and ungroomed ski and snowmobile trails. Association fees are \$260 per year, and there are quarterly water assessments which total another \$150.00 annually or less. See full information on the association at the link noted. This is a quiet resort community in a very picturesque area between Alpena and Rogers City. We have 79 lots to offer in the sale this year, and there are others available on our website in the "surplus sales" catalogs from prior years. If you assemble a group of contiguous lots (up to 4) there are discounts on the annual fees for the additional lots. See the PIHA website for full details, bylaws and other details.Â Additional Disclosures: 16 (see key for full text)</p> <p>Summer Tax Due: \$8.45</p>		\$900.00
10628	<p>Parcel ID: 122-165-000-060-00;Legal Description: HARBOR VIEW LOT 60 Comments: Presque Isle Harbor Association amenities include a clubhouse with indoor pool, exercise equipment, activity room, game spaces, and meeting rooms; two beach houses, three beaches (one with boat rental), launching facilities on both Grand Lake and Lake Huron; a campground with full facilities, and a camper pavilion. There is a thriving community recreational and social program as well. For the summer and winter sports enthusiast, the Association has miles of hiking/snowmobile/cross country ski trails. Nearby, on State land, are many more miles of groomed and ungroomed ski and snowmobile trails. Association fees are \$260 per year, and there are quarterly water assessments which total another \$150.00 annually or less. See full information on the association at the link noted. This is a quiet resort community in a very picturesque area between Alpena and Rogers City. We have 79 lots to offer in the sale this year, and there are others available on our website in the "surplus sales" catalogs from prior years. If you assemble a group of contiguous lots (up to 4) there are discounts on the annual fees for the additional lots. See the PIHA website for full details, bylaws and other details.Â Additional Disclosures: 16 (see key for full text)</p> <p>Summer Tax Due: \$7.24</p>		\$850.00

10629	<p>Parcel ID: 122-165-000-103-00; Legal Description: HARBOR VIEW LOT 103</p> <p>Comments: Presque Isle Harbor Association amenities include a clubhouse with indoor pool, exercise equipment, activity room, game spaces, and meeting rooms; two beach houses, three beaches (one with boat rental), launching facilities on both Grand Lake and Lake Huron; a campground with full facilities, and a camper pavilion. There is a thriving community recreational and social program as well. For the summer and winter sports enthusiast, the Association has miles of hiking/snowmobile/cross country ski trails. Nearby, on State land, are many more miles of groomed and ungroomed ski and snowmobile trails. Association fees are \$260 per year, and there are quarterly water assessments which total another \$150.00 annually or less. See full information on the association at the link noted. This is a quiet resort community in a very picturesque area between Alpena and Rogers City. We have 79 lots to offer in the sale this year, and there are others available on our website in the "surplus sales" catalogs from prior years. If you assemble a group of contiguous lots (up to 4) there are discounts on the annual fees for the additional lots. See the PIHA website for full details, bylaws and other details.Â Additional Disclosures: 16 (see key for full text)</p> <p>Summer Tax Due: \$7.24</p>		\$850.00
10630	<p>Parcel ID: 122-165-000-165-00; Legal Description: HARBOR VIEW LOT 165</p> <p>Comments: Presque Isle Harbor Association amenities include a clubhouse with indoor pool, exercise equipment, activity room, game spaces, and meeting rooms; two beach houses, three beaches (one with boat rental), launching facilities on both Grand Lake and Lake Huron; a campground with full facilities, and a camper pavilion. There is a thriving community recreational and social program as well. For the summer and winter sports enthusiast, the Association has miles of hiking/snowmobile/cross country ski trails. Nearby, on State land, are many more miles of groomed and ungroomed ski and snowmobile trails. Association fees are \$260 per year, and there are quarterly water assessments which total another \$150.00 annually or less. See full information on the association at the link noted. This is a quiet resort community in a very picturesque area between Alpena and Rogers City. We have 79 lots to offer in the sale this year, and there are others available on our website in the "surplus sales" catalogs from prior years. If you assemble a group of contiguous lots (up to 4) there are discounts on the annual fees for the additional lots. See the PIHA website for full details, bylaws and other details.Â Additional Disclosures: 16 (see key for full text)</p> <p>Summer Tax Due: \$7.24</p>		\$900.00
10631	<p>Parcel ID: 122-165-000-234-00; Legal Description: HARBOR VIEW LOT 234</p> <p>Comments: Presque Isle Harbor Association amenities include a clubhouse with indoor pool, exercise equipment, activity room, game spaces, and meeting rooms; two beach houses, three beaches (one with boat rental), launching facilities on both Grand Lake and Lake Huron; a campground with full facilities, and a camper pavilion. There is a thriving community recreational and social program as well. For the summer and winter sports enthusiast, the Association has miles of hiking/snowmobile/cross country ski trails. Nearby, on State land, are many more miles of groomed and ungroomed ski and snowmobile trails. Association fees are \$260 per year, and there are quarterly water assessments which total another \$150.00 annually or less. See full information on the association at the link noted. This is a quiet resort community in a very picturesque area between Alpena and Rogers City. We have 79 lots to offer in the sale this year, and there are others available on our website in the "surplus sales" catalogs from prior years. If you assemble a group of contiguous lots (up to 4) there are discounts on the annual fees for the additional lots. See the PIHA website for full details, bylaws and other details.Â Additional Disclosures: 16 (see key for full text)</p> <p>Summer Tax Due: \$7.24</p>		\$900.00
10632	<p>Parcel ID: 122-165-000-252-00; Legal Description: HARBOR VIEW LOT 252</p> <p>Comments: Presque Isle Harbor Association amenities include a clubhouse with indoor pool, exercise equipment, activity room, game spaces, and meeting rooms; two beach houses, three beaches (one with boat rental), launching facilities on both Grand Lake and Lake Huron; a campground with full facilities, and a camper pavilion. There is a thriving community recreational and social program as well. For the summer and winter sports enthusiast, the Association has miles of hiking/snowmobile/cross country ski trails. Nearby, on State land, are many more miles of groomed and ungroomed ski and snowmobile trails. Association fees are \$260 per year, and there are quarterly water assessments which total another \$150.00 annually or less. See full information on the association at the link noted. This is a quiet resort community in a very picturesque area between Alpena and Rogers City. We have 79 lots to offer in the sale this year, and there are others available on our website in the "surplus sales" catalogs from prior years. If you assemble a group of contiguous lots (up to 4) there are discounts on the annual fees for the additional lots. See the PIHA website for full details, bylaws and other details.Â Additional Disclosures: 16 (see key for full text)</p> <p>Summer Tax Due: \$7.24</p>		\$850.00

10633	<p>Parcel ID: 122-165-000-285-00; Legal Description: HARBOR VIEW LOT 285</p> <p>Comments: Presque Isle Harbor Association amenities include a clubhouse with indoor pool, exercise equipment, activity room, game spaces, and meeting rooms; two beach houses, three beaches (one with boat rental), launching facilities on both Grand Lake and Lake Huron; a campground with full facilities, and a camper pavilion. There is a thriving community recreational and social program as well. For the summer and winter sports enthusiast, the Association has miles of hiking/snowmobile/cross country ski trails. Nearby, on State land, are many more miles of groomed and ungroomed ski and snowmobile trails. Association fees are \$260 per year, and there are quarterly water assessments which total another \$150.00 annually or less. See full information on the association at the link noted. This is a quiet resort community in a very picturesque area between Alpena and Rogers City. We have 79 lots to offer in the sale this year, and there are others available on our website in the "surplus sales" catalogs from prior years. If you assemble a group of contiguous lots (up to 4) there are discounts on the annual fees for the additional lots. See the PIHA website for full details, bylaws and other details.Â Additional Disclosures: 16 (see key for full text)</p> <p>Summer Tax Due: \$7.24</p>		\$850.00
10634	<p>Parcel ID: 122-165-000-308-00; Legal Description: HARBOR VIEW LOT 308</p> <p>Comments: Presque Isle Harbor Association amenities include a clubhouse with indoor pool, exercise equipment, activity room, game spaces, and meeting rooms; two beach houses, three beaches (one with boat rental), launching facilities on both Grand Lake and Lake Huron; a campground with full facilities, and a camper pavilion. There is a thriving community recreational and social program as well. For the summer and winter sports enthusiast, the Association has miles of hiking/snowmobile/cross country ski trails. Nearby, on State land, are many more miles of groomed and ungroomed ski and snowmobile trails. Association fees are \$260 per year, and there are quarterly water assessments which total another \$150.00 annually or less. See full information on the association at the link noted. This is a quiet resort community in a very picturesque area between Alpena and Rogers City. We have 79 lots to offer in the sale this year, and there are others available on our website in the "surplus sales" catalogs from prior years. If you assemble a group of contiguous lots (up to 4) there are discounts on the annual fees for the additional lots. See the PIHA website for full details, bylaws and other details.Â Additional Disclosures: 16 (see key for full text)</p> <p>Summer Tax Due: \$7.24</p>		\$700.00
10635	<p>Parcel ID: 122-165-000-309-00; Legal Description: HARBOR VIEW LOT 309</p> <p>Comments: Presque Isle Harbor Association amenities include a clubhouse with indoor pool, exercise equipment, activity room, game spaces, and meeting rooms; two beach houses, three beaches (one with boat rental), launching facilities on both Grand Lake and Lake Huron; a campground with full facilities, and a camper pavilion. There is a thriving community recreational and social program as well. For the summer and winter sports enthusiast, the Association has miles of hiking/snowmobile/cross country ski trails. Nearby, on State land, are many more miles of groomed and ungroomed ski and snowmobile trails. Association fees are \$260 per year, and there are quarterly water assessments which total another \$150.00 annually or less. See full information on the association at the link noted. This is a quiet resort community in a very picturesque area between Alpena and Rogers City. We have 79 lots to offer in the sale this year, and there are others available on our website in the "surplus sales" catalogs from prior years. If you assemble a group of contiguous lots (up to 4) there are discounts on the annual fees for the additional lots. See the PIHA website for full details, bylaws and other details.Â Additional Disclosures: 16 (see key for full text)</p> <p>Summer Tax Due: \$7.24</p>		\$900.00
10636	<p>Parcel ID: 122-165-000-317-00; Legal Description: HARBOR VIEW LOT 317</p> <p>Comments: Presque Isle Harbor Association amenities include a clubhouse with indoor pool, exercise equipment, activity room, game spaces, and meeting rooms; two beach houses, three beaches (one with boat rental), launching facilities on both Grand Lake and Lake Huron; a campground with full facilities, and a camper pavilion. There is a thriving community recreational and social program as well. For the summer and winter sports enthusiast, the Association has miles of hiking/snowmobile/cross country ski trails. Nearby, on State land, are many more miles of groomed and ungroomed ski and snowmobile trails. Association fees are \$260 per year, and there are quarterly water assessments which total another \$150.00 annually or less. See full information on the association at the link noted. This is a quiet resort community in a very picturesque area between Alpena and Rogers City. We have 79 lots to offer in the sale this year, and there are others available on our website in the "surplus sales" catalogs from prior years. If you assemble a group of contiguous lots (up to 4) there are discounts on the annual fees for the additional lots. See the PIHA website for full details, bylaws and other details.Â Additional Disclosures: 16 (see key for full text)</p> <p>Summer Tax Due: \$7.24</p>		\$900.00

10637	<p>Parcel ID: 122-200-000-013-00;Legal Description: NORTH BAY HEIGHTS LOT 13</p> <p>Comments: Presque Isle Harbor Association amenities include a clubhouse with indoor pool, exercise equipment, activity room, game spaces, and meeting rooms; two beach houses, three beaches (one with boat rental), launching facilities on both Grand Lake and Lake Huron; a campground with full facilities, and a camper pavilion. There is a thriving community recreational and social program as well. For the summer and winter sports enthusiast, the Association has miles of hiking/snowmobile/cross country ski trails. Nearby, on State land, are many more miles of groomed and ungroomed ski and snowmobile trails. Association fees are \$260 per year, and there are quarterly water assessments which total another \$150.00 annually or less. See full information on the association at the link noted. This is a quiet resort community in a very picturesque area between Alpena and Rogers City. We have 79 lots to offer in the sale this year, and there are others available on our website in the "surplus sales" catalogs from prior years. If you assemble a group of contiguous lots (up to 4) there are discounts on the annual fees for the additional lots. See the PIHA website for full details, bylaws and other details.Â Additional Disclosures: 16 (see key for full text)</p> <p>Summer Tax Due: \$4.82</p>		\$900.00
10638	<p>Parcel ID: 122-200-000-055-00;Legal Description: NORTH BAY HEIGHTS LOT 55</p> <p>Comments: Presque Isle Harbor Association amenities include a clubhouse with indoor pool, exercise equipment, activity room, game spaces, and meeting rooms; two beach houses, three beaches (one with boat rental), launching facilities on both Grand Lake and Lake Huron; a campground with full facilities, and a camper pavilion. There is a thriving community recreational and social program as well. For the summer and winter sports enthusiast, the Association has miles of hiking/snowmobile/cross country ski trails. Nearby, on State land, are many more miles of groomed and ungroomed ski and snowmobile trails. Association fees are \$260 per year, and there are quarterly water assessments which total another \$150.00 annually or less. See full information on the association at the link noted. This is a quiet resort community in a very picturesque area between Alpena and Rogers City. We have 79 lots to offer in the sale this year, and there are others available on our website in the "surplus sales" catalogs from prior years. If you assemble a group of contiguous lots (up to 4) there are discounts on the annual fees for the additional lots. See the PIHA website for full details, bylaws and other details.Â Additional Disclosures: 16 (see key for full text)</p> <p>Summer Tax Due: \$4.82</p>		\$850.00
10639	<p>Parcel ID: 122-200-000-056-00;Legal Description: NORTH BAY HEIGHTS LOT 56</p> <p>Comments: Presque Isle Harbor Association amenities include a clubhouse with indoor pool, exercise equipment, activity room, game spaces, and meeting rooms; two beach houses, three beaches (one with boat rental), launching facilities on both Grand Lake and Lake Huron; a campground with full facilities, and a camper pavilion. There is a thriving community recreational and social program as well. For the summer and winter sports enthusiast, the Association has miles of hiking/snowmobile/cross country ski trails. Nearby, on State land, are many more miles of groomed and ungroomed ski and snowmobile trails. Association fees are \$260 per year, and there are quarterly water assessments which total another \$150.00 annually or less. See full information on the association at the link noted. This is a quiet resort community in a very picturesque area between Alpena and Rogers City. We have 79 lots to offer in the sale this year, and there are others available on our website in the "surplus sales" catalogs from prior years. If you assemble a group of contiguous lots (up to 4) there are discounts on the annual fees for the additional lots. See the PIHA website for full details, bylaws and other details.Â Additional Disclosures: 16 (see key for full text)</p> <p>Summer Tax Due: \$4.82</p>		\$850.00
10640	<p>Parcel ID: 122-200-000-058-00;Legal Description: NORTH BAY HEIGHTS LOT 58</p> <p>Comments: Presque Isle Harbor Association amenities include a clubhouse with indoor pool, exercise equipment, activity room, game spaces, and meeting rooms; two beach houses, three beaches (one with boat rental), launching facilities on both Grand Lake and Lake Huron; a campground with full facilities, and a camper pavilion. There is a thriving community recreational and social program as well. For the summer and winter sports enthusiast, the Association has miles of hiking/snowmobile/cross country ski trails. Nearby, on State land, are many more miles of groomed and ungroomed ski and snowmobile trails. Association fees are \$260 per year, and there are quarterly water assessments which total another \$150.00 annually or less. See full information on the association at the link noted. This is a quiet resort community in a very picturesque area between Alpena and Rogers City. We have 79 lots to offer in the sale this year, and there are others available on our website in the "surplus sales" catalogs from prior years. If you assemble a group of contiguous lots (up to 4) there are discounts on the annual fees for the additional lots. See the PIHA website for full details, bylaws and other details.Â Additional Disclosures: 16 (see key for full text)</p> <p>Summer Tax Due: \$4.82</p>		\$850.00

10641	<p>Parcel ID: 122-200-000-072-00; Legal Description: NORTH BAY HEIGHTS LOT 72</p> <p>Comments: Presque Isle Harbor Association amenities include a clubhouse with indoor pool, exercise equipment, activity room, game spaces, and meeting rooms; two beach houses, three beaches (one with boat rental), launching facilities on both Grand Lake and Lake Huron; a campground with full facilities, and a camper pavilion. There is a thriving community recreational and social program as well. For the summer and winter sports enthusiast, the Association has miles of hiking/snowmobile/cross country ski trails. Nearby, on State land, are many more miles of groomed and ungroomed ski and snowmobile trails. Association fees are \$260 per year, and there are quarterly water assessments which total another \$150.00 annually or less. See full information on the association at the link noted. This is a quiet resort community in a very picturesque area between Alpena and Rogers City. We have 79 lots to offer in the sale this year, and there are others available on our website in the "surplus sales" catalogs from prior years. If you assemble a group of contiguous lots (up to 4) there are discounts on the annual fees for the additional lots. See the PIHA website for full details, bylaws and other details. Additional Disclosures: 16 (see key for full text)</p> <p>Summer Tax Due: \$4.82</p>		\$850.00
10642	<p>Parcel ID: 122-200-000-107-00; Legal Description: NORTH BAY HEIGHTS LOT 107</p> <p>Comments: Presque Isle Harbor Association amenities include a clubhouse with indoor pool, exercise equipment, activity room, game spaces, and meeting rooms; two beach houses, three beaches (one with boat rental), launching facilities on both Grand Lake and Lake Huron; a campground with full facilities, and a camper pavilion. There is a thriving community recreational and social program as well. For the summer and winter sports enthusiast, the Association has miles of hiking/snowmobile/cross country ski trails. Nearby, on State land, are many more miles of groomed and ungroomed ski and snowmobile trails. Association fees are \$260 per year, and there are quarterly water assessments which total another \$150.00 annually or less. See full information on the association at the link noted. This is a quiet resort community in a very picturesque area between Alpena and Rogers City. We have 79 lots to offer in the sale this year, and there are others available on our website in the "surplus sales" catalogs from prior years. If you assemble a group of contiguous lots (up to 4) there are discounts on the annual fees for the additional lots. See the PIHA website for full details, bylaws and other details. Additional Disclosures: 16 (see key for full text)</p> <p>Summer Tax Due: \$4.82</p>		\$850.00
10643	<p>Parcel ID: 122-200-000-148-00; Legal Description: NORTH BAY HEIGHTS LOT 148</p> <p>Comments: Presque Isle Harbor Association amenities include a clubhouse with indoor pool, exercise equipment, activity room, game spaces, and meeting rooms; two beach houses, three beaches (one with boat rental), launching facilities on both Grand Lake and Lake Huron; a campground with full facilities, and a camper pavilion. There is a thriving community recreational and social program as well. For the summer and winter sports enthusiast, the Association has miles of hiking/snowmobile/cross country ski trails. Nearby, on State land, are many more miles of groomed and ungroomed ski and snowmobile trails. Association fees are \$260 per year, and there are quarterly water assessments which total another \$150.00 annually or less. See full information on the association at the link noted. This is a quiet resort community in a very picturesque area between Alpena and Rogers City. We have 79 lots to offer in the sale this year, and there are others available on our website in the "surplus sales" catalogs from prior years. If you assemble a group of contiguous lots (up to 4) there are discounts on the annual fees for the additional lots. See the PIHA website for full details, bylaws and other details. Additional Disclosures: 16 (see key for full text)</p> <p>Summer Tax Due: \$4.82</p>		\$850.00
10644	<p>Parcel ID: 122-200-000-202-00; Legal Description: NORTH BAY HEIGHTS LOT 202</p> <p>Comments: Presque Isle Harbor Association amenities include a clubhouse with indoor pool, exercise equipment, activity room, game spaces, and meeting rooms; two beach houses, three beaches (one with boat rental), launching facilities on both Grand Lake and Lake Huron; a campground with full facilities, and a camper pavilion. There is a thriving community recreational and social program as well. For the summer and winter sports enthusiast, the Association has miles of hiking/snowmobile/cross country ski trails. Nearby, on State land, are many more miles of groomed and ungroomed ski and snowmobile trails. Association fees are \$260 per year, and there are quarterly water assessments which total another \$150.00 annually or less. See full information on the association at the link noted. This is a quiet resort community in a very picturesque area between Alpena and Rogers City. We have 79 lots to offer in the sale this year, and there are others available on our website in the "surplus sales" catalogs from prior years. If you assemble a group of contiguous lots (up to 4) there are discounts on the annual fees for the additional lots. See the PIHA website for full details, bylaws and other details. Additional Disclosures: 16 (see key for full text)</p> <p>Summer Tax Due: \$4.82</p>		\$850.00

10645	<p>Parcel ID: 122-200-000-263-00; Legal Description: NORTH BAY HEIGHTS LOT 263</p> <p>Comments: Presque Isle Harbor Association amenities include a clubhouse with indoor pool, exercise equipment, activity room, game spaces, and meeting rooms; two beach houses, three beaches (one with boat rental), launching facilities on both Grand Lake and Lake Huron; a campground with full facilities, and a camper pavilion. There is a thriving community recreational and social program as well. For the summer and winter sports enthusiast, the Association has miles of hiking/snowmobile/cross country ski trails. Nearby, on State land, are many more miles of groomed and ungroomed ski and snowmobile trails. Association fees are \$260 per year, and there are quarterly water assessments which total another \$150.00 annually or less. See full information on the association at the link noted. This is a quiet resort community in a very picturesque area between Alpena and Rogers City. We have 79 lots to offer in the sale this year, and there are others available on our website in the "surplus sales" catalogs from prior years. If you assemble a group of contiguous lots (up to 4) there are discounts on the annual fees for the additional lots. See the PIHA website for full details, bylaws and other details.Â Additional Disclosures: 16 (see key for full text)</p> <p>Summer Tax Due: \$4.82</p>		\$850.00
10646	<p>Parcel ID: 122-200-000-281-00; Legal Description: NORTH BAY HEIGHTS LOT 281</p> <p>Comments: Presque Isle Harbor Association amenities include a clubhouse with indoor pool, exercise equipment, activity room, game spaces, and meeting rooms; two beach houses, three beaches (one with boat rental), launching facilities on both Grand Lake and Lake Huron; a campground with full facilities, and a camper pavilion. There is a thriving community recreational and social program as well. For the summer and winter sports enthusiast, the Association has miles of hiking/snowmobile/cross country ski trails. Nearby, on State land, are many more miles of groomed and ungroomed ski and snowmobile trails. Association fees are \$260 per year, and there are quarterly water assessments which total another \$150.00 annually or less. See full information on the association at the link noted. This is a quiet resort community in a very picturesque area between Alpena and Rogers City. We have 79 lots to offer in the sale this year, and there are others available on our website in the "surplus sales" catalogs from prior years. If you assemble a group of contiguous lots (up to 4) there are discounts on the annual fees for the additional lots. See the PIHA website for full details, bylaws and other details.Â Additional Disclosures: 16 (see key for full text)</p> <p>Summer Tax Due: \$4.82</p>		\$850.00
10647	<p>Parcel ID: 122-200-000-289-00; Legal Description: NORTH BAY HEIGHTS LOT 289</p> <p>Comments: Presque Isle Harbor Association amenities include a clubhouse with indoor pool, exercise equipment, activity room, game spaces, and meeting rooms; two beach houses, three beaches (one with boat rental), launching facilities on both Grand Lake and Lake Huron; a campground with full facilities, and a camper pavilion. There is a thriving community recreational and social program as well. For the summer and winter sports enthusiast, the Association has miles of hiking/snowmobile/cross country ski trails. Nearby, on State land, are many more miles of groomed and ungroomed ski and snowmobile trails. Association fees are \$260 per year, and there are quarterly water assessments which total another \$150.00 annually or less. See full information on the association at the link noted. This is a quiet resort community in a very picturesque area between Alpena and Rogers City. We have 79 lots to offer in the sale this year, and there are others available on our website in the "surplus sales" catalogs from prior years. If you assemble a group of contiguous lots (up to 4) there are discounts on the annual fees for the additional lots. See the PIHA website for full details, bylaws and other details.Â Additional Disclosures: 16 (see key for full text)</p> <p>Summer Tax Due: \$4.82</p>		\$850.00
10648	<p>Parcel ID: 122-200-000-302-00; Legal Description: NORTH BAY HEIGHTS LOT 302</p> <p>Comments: Presque Isle Harbor Association amenities include a clubhouse with indoor pool, exercise equipment, activity room, game spaces, and meeting rooms; two beach houses, three beaches (one with boat rental), launching facilities on both Grand Lake and Lake Huron; a campground with full facilities, and a camper pavilion. There is a thriving community recreational and social program as well. For the summer and winter sports enthusiast, the Association has miles of hiking/snowmobile/cross country ski trails. Nearby, on State land, are many more miles of groomed and ungroomed ski and snowmobile trails. Association fees are \$260 per year, and there are quarterly water assessments which total another \$150.00 annually or less. See full information on the association at the link noted. This is a quiet resort community in a very picturesque area between Alpena and Rogers City. We have 79 lots to offer in the sale this year, and there are others available on our website in the "surplus sales" catalogs from prior years. If you assemble a group of contiguous lots (up to 4) there are discounts on the annual fees for the additional lots. See the PIHA website for full details, bylaws and other details.Â Additional Disclosures: 16 (see key for full text)</p> <p>Summer Tax Due: \$4.82</p>		\$850.00

10649	<p>Parcel ID: 122-200-000-345-00; Legal Description: NORTH BAY HEIGHTS LOT 345</p> <p>Comments: Presque Isle Harbor Association amenities include a clubhouse with indoor pool, exercise equipment, activity room, game spaces, and meeting rooms; two beach houses, three beaches (one with boat rental), launching facilities on both Grand Lake and Lake Huron; a campground with full facilities, and a camper pavilion. There is a thriving community recreational and social program as well. For the summer and winter sports enthusiast, the Association has miles of hiking/snowmobile/cross country ski trails. Nearby, on State land, are many more miles of groomed and ungroomed ski and snowmobile trails. Association fees are \$260 per year, and there are quarterly water assessments which total another \$150.00 annually or less. See full information on the association at the link noted. This is a quiet resort community in a very picturesque area between Alpena and Rogers City. We have 79 lots to offer in the sale this year, and there are others available on our website in the "surplus sales" catalogs from prior years. If you assemble a group of contiguous lots (up to 4) there are discounts on the annual fees for the additional lots. See the PIHA website for full details, bylaws and other details. Additional Disclosures: 16 (see key for full text)</p> <p>Summer Tax Due: \$4.82</p>		\$850.00
10650	<p>Parcel ID: 122-205-000-234-00; Legal Description: NORTH BAY SHORES LOT 234</p> <p>Comments: Presque Isle Harbor Association amenities include a clubhouse with indoor pool, exercise equipment, activity room, game spaces, and meeting rooms; two beach houses, three beaches (one with boat rental), launching facilities on both Grand Lake and Lake Huron; a campground with full facilities, and a camper pavilion. There is a thriving community recreational and social program as well. For the summer and winter sports enthusiast, the Association has miles of hiking/snowmobile/cross country ski trails. Nearby, on State land, are many more miles of groomed and ungroomed ski and snowmobile trails. Association fees are \$260 per year, and there are quarterly water assessments which total another \$150.00 annually or less. See full information on the association at the link noted. This is a quiet resort community in a very picturesque area between Alpena and Rogers City. We have 79 lots to offer in the sale this year, and there are others available on our website in the "surplus sales" catalogs from prior years. If you assemble a group of contiguous lots (up to 4) there are discounts on the annual fees for the additional lots. See the PIHA website for full details, bylaws and other details. Additional Disclosures: 16 (see key for full text)</p> <p>Summer Tax Due: \$7.24</p>		\$900.00
10651	<p>Parcel ID: 122-205-000-236-00; Legal Description: NORTH BAY SHORES LOT 236</p> <p>Comments: Presque Isle Harbor Association amenities include a clubhouse with indoor pool, exercise equipment, activity room, game spaces, and meeting rooms; two beach houses, three beaches (one with boat rental), launching facilities on both Grand Lake and Lake Huron; a campground with full facilities, and a camper pavilion. There is a thriving community recreational and social program as well. For the summer and winter sports enthusiast, the Association has miles of hiking/snowmobile/cross country ski trails. Nearby, on State land, are many more miles of groomed and ungroomed ski and snowmobile trails. Association fees are \$260 per year, and there are quarterly water assessments which total another \$150.00 annually or less. See full information on the association at the link noted. This is a quiet resort community in a very picturesque area between Alpena and Rogers City. We have 79 lots to offer in the sale this year, and there are others available on our website in the "surplus sales" catalogs from prior years. If you assemble a group of contiguous lots (up to 4) there are discounts on the annual fees for the additional lots. See the PIHA website for full details, bylaws and other details. Additional Disclosures: 16 (see key for full text)</p> <p>Summer Tax Due: \$7.24</p>		\$850.00
10652	<p>Parcel ID: 122-205-000-335-00; Legal Description: NORTH BAY SHORES LOT 335</p> <p>Comments: Presque Isle Harbor Association amenities include a clubhouse with indoor pool, exercise equipment, activity room, game spaces, and meeting rooms; two beach houses, three beaches (one with boat rental), launching facilities on both Grand Lake and Lake Huron; a campground with full facilities, and a camper pavilion. There is a thriving community recreational and social program as well. For the summer and winter sports enthusiast, the Association has miles of hiking/snowmobile/cross country ski trails. Nearby, on State land, are many more miles of groomed and ungroomed ski and snowmobile trails. Association fees are \$260 per year, and there are quarterly water assessments which total another \$150.00 annually or less. See full information on the association at the link noted. This is a quiet resort community in a very picturesque area between Alpena and Rogers City. We have 79 lots to offer in the sale this year, and there are others available on our website in the "surplus sales" catalogs from prior years. If you assemble a group of contiguous lots (up to 4) there are discounts on the annual fees for the additional lots. See the PIHA website for full details, bylaws and other details. Additional Disclosures: 16 (see key for full text)</p> <p>Summer Tax Due: \$7.24</p>		\$850.00

10653	<p>Parcel ID: 122-205-000-352-00;Legal Description: NORTH BAY SHORES LOT 352</p> <p>Comments: Presque Isle Harbor Association amenities include a clubhouse with indoor pool, exercise equipment, activity room, game spaces, and meeting rooms; two beach houses, three beaches (one with boat rental), launching facilities on both Grand Lake and Lake Huron; a campground with full facilities, and a camper pavilion. There is a thriving community recreational and social program as well. For the summer and winter sports enthusiast, the Association has miles of hiking/snowmobile/cross country ski trails. Nearby, on State land, are many more miles of groomed and ungroomed ski and snowmobile trails. Association fees are \$260 per year, and there are quarterly water assessments which total another \$150.00 annually or less. See full information on the association at the link noted. This is a quiet resort community in a very picturesque area between Alpena and Rogers City. We have 79 lots to offer in the sale this year, and there are others available on our website in the "surplus sales" catalogs from prior years. If you assemble a group of contiguous lots (up to 4) there are discounts on the annual fees for the additional lots. See the PIHA website for full details, bylaws and other details.Â Additional Disclosures: 16 (see key for full text)</p> <p>Summer Tax Due: \$7.24</p>		\$850.00
10654	<p>Parcel ID: 122-210-000-063-00;Legal Description: NORTHLAND HEIGHTS LOT 63</p> <p>Comments: Presque Isle Harbor Association amenities include a clubhouse with indoor pool, exercise equipment, activity room, game spaces, and meeting rooms; two beach houses, three beaches (one with boat rental), launching facilities on both Grand Lake and Lake Huron; a campground with full facilities, and a camper pavilion. There is a thriving community recreational and social program as well. For the summer and winter sports enthusiast, the Association has miles of hiking/snowmobile/cross country ski trails. Nearby, on State land, are many more miles of groomed and ungroomed ski and snowmobile trails. Association fees are \$260 per year, and there are quarterly water assessments which total another \$150.00 annually or less. See full information on the association at the link noted. This is a quiet resort community in a very picturesque area between Alpena and Rogers City. We have 79 lots to offer in the sale this year, and there are others available on our website in the "surplus sales" catalogs from prior years. If you assemble a group of contiguous lots (up to 4) there are discounts on the annual fees for the additional lots. See the PIHA website for full details, bylaws and other details.Â Additional Disclosures: 16 (see key for full text)</p> <p>Summer Tax Due: \$6.03</p>		\$850.00
10655	<p>Parcel ID: 122-210-000-099-00;Legal Description: NORTHLAND HEIGHTS LOT 99</p> <p>Comments: Presque Isle Harbor Association amenities include a clubhouse with indoor pool, exercise equipment, activity room, game spaces, and meeting rooms; two beach houses, three beaches (one with boat rental), launching facilities on both Grand Lake and Lake Huron; a campground with full facilities, and a camper pavilion. There is a thriving community recreational and social program as well. For the summer and winter sports enthusiast, the Association has miles of hiking/snowmobile/cross country ski trails. Nearby, on State land, are many more miles of groomed and ungroomed ski and snowmobile trails. Association fees are \$260 per year, and there are quarterly water assessments which total another \$150.00 annually or less. See full information on the association at the link noted. This is a quiet resort community in a very picturesque area between Alpena and Rogers City. We have 79 lots to offer in the sale this year, and there are others available on our website in the "surplus sales" catalogs from prior years. If you assemble a group of contiguous lots (up to 4) there are discounts on the annual fees for the additional lots. See the PIHA website for full details, bylaws and other details.Â Additional Disclosures: 16 (see key for full text)</p> <p>Summer Tax Due: \$6.03</p>		\$850.00
10656	<p>Parcel ID: 122-210-000-185-00;Legal Description: NORTHLAND HEIGHTS LOT 185</p> <p>Comments: Presque Isle Harbor Association amenities include a clubhouse with indoor pool, exercise equipment, activity room, game spaces, and meeting rooms; two beach houses, three beaches (one with boat rental), launching facilities on both Grand Lake and Lake Huron; a campground with full facilities, and a camper pavilion. There is a thriving community recreational and social program as well. For the summer and winter sports enthusiast, the Association has miles of hiking/snowmobile/cross country ski trails. Nearby, on State land, are many more miles of groomed and ungroomed ski and snowmobile trails. Association fees are \$260 per year, and there are quarterly water assessments which total another \$150.00 annually or less. See full information on the association at the link noted. This is a quiet resort community in a very picturesque area between Alpena and Rogers City. We have 79 lots to offer in the sale this year, and there are others available on our website in the "surplus sales" catalogs from prior years. If you assemble a group of contiguous lots (up to 4) there are discounts on the annual fees for the additional lots. See the PIHA website for full details, bylaws and other details.Â Additional Disclosures: 16 (see key for full text)</p> <p>Summer Tax Due: \$6.03</p>		\$850.00

10657	<p>Parcel ID: 122-210-000-198-00; Legal Description: NORTHLAND HEIGHTS LOT 198</p> <p>Comments: Presque Isle Harbor Association amenities include a clubhouse with indoor pool, exercise equipment, activity room, game spaces, and meeting rooms; two beach houses, three beaches (one with boat rental), launching facilities on both Grand Lake and Lake Huron; a campground with full facilities, and a camper pavilion. There is a thriving community recreational and social program as well. For the summer and winter sports enthusiast, the Association has miles of hiking/snowmobile/cross country ski trails. Nearby, on State land, are many more miles of groomed and ungroomed ski and snowmobile trails. Association fees are \$260 per year, and there are quarterly water assessments which total another \$150.00 annually or less. See full information on the association at the link noted. This is a quiet resort community in a very picturesque area between Alpena and Rogers City. We have 79 lots to offer in the sale this year, and there are others available on our website in the "surplus sales" catalogs from prior years. If you assemble a group of contiguous lots (up to 4) there are discounts on the annual fees for the additional lots. See the PIHA website for full details, bylaws and other details.Â Additional Disclosures: 16 (see key for full text)</p> <p>Summer Tax Due: \$6.03</p>		\$850.00
10658	<p>Parcel ID: 122-210-000-204-00; Legal Description: NORTHLAND HEIGHTS LOT 204</p> <p>Comments: Presque Isle Harbor Association amenities include a clubhouse with indoor pool, exercise equipment, activity room, game spaces, and meeting rooms; two beach houses, three beaches (one with boat rental), launching facilities on both Grand Lake and Lake Huron; a campground with full facilities, and a camper pavilion. There is a thriving community recreational and social program as well. For the summer and winter sports enthusiast, the Association has miles of hiking/snowmobile/cross country ski trails. Nearby, on State land, are many more miles of groomed and ungroomed ski and snowmobile trails. Association fees are \$260 per year, and there are quarterly water assessments which total another \$150.00 annually or less. See full information on the association at the link noted. This is a quiet resort community in a very picturesque area between Alpena and Rogers City. We have 79 lots to offer in the sale this year, and there are others available on our website in the "surplus sales" catalogs from prior years. If you assemble a group of contiguous lots (up to 4) there are discounts on the annual fees for the additional lots. See the PIHA website for full details, bylaws and other details.Â Additional Disclosures: 16 (see key for full text)</p> <p>Summer Tax Due: \$6.03</p>		\$850.00
10659	<p>Parcel ID: 122-210-000-205-00; Legal Description: NORTHLAND HEIGHTS LOT 205</p> <p>Comments: Presque Isle Harbor Association amenities include a clubhouse with indoor pool, exercise equipment, activity room, game spaces, and meeting rooms; two beach houses, three beaches (one with boat rental), launching facilities on both Grand Lake and Lake Huron; a campground with full facilities, and a camper pavilion. There is a thriving community recreational and social program as well. For the summer and winter sports enthusiast, the Association has miles of hiking/snowmobile/cross country ski trails. Nearby, on State land, are many more miles of groomed and ungroomed ski and snowmobile trails. Association fees are \$260 per year, and there are quarterly water assessments which total another \$150.00 annually or less. See full information on the association at the link noted. This is a quiet resort community in a very picturesque area between Alpena and Rogers City. We have 79 lots to offer in the sale this year, and there are others available on our website in the "surplus sales" catalogs from prior years. If you assemble a group of contiguous lots (up to 4) there are discounts on the annual fees for the additional lots. See the PIHA website for full details, bylaws and other details.Â Additional Disclosures: 16 (see key for full text)</p> <p>Summer Tax Due: \$6.03</p>		\$850.00
10660	<p>Parcel ID: 122-210-000-206-00; Legal Description: NORTHLAND HEIGHTS LOT 206</p> <p>Comments: Presque Isle Harbor Association amenities include a clubhouse with indoor pool, exercise equipment, activity room, game spaces, and meeting rooms; two beach houses, three beaches (one with boat rental), launching facilities on both Grand Lake and Lake Huron; a campground with full facilities, and a camper pavilion. There is a thriving community recreational and social program as well. For the summer and winter sports enthusiast, the Association has miles of hiking/snowmobile/cross country ski trails. Nearby, on State land, are many more miles of groomed and ungroomed ski and snowmobile trails. Association fees are \$260 per year, and there are quarterly water assessments which total another \$150.00 annually or less. See full information on the association at the link noted. This is a quiet resort community in a very picturesque area between Alpena and Rogers City. We have 79 lots to offer in the sale this year, and there are others available on our website in the "surplus sales" catalogs from prior years. If you assemble a group of contiguous lots (up to 4) there are discounts on the annual fees for the additional lots. See the PIHA website for full details, bylaws and other details.Â Additional Disclosures: 16 (see key for full text)</p> <p>Summer Tax Due: \$6.03</p>		\$850.00

10661	<p>Parcel ID: 122-210-000-207-00; Legal Description: NORTHLAND HEIGHTS LOT 207</p> <p>Comments: Presque Isle Harbor Association amenities include a clubhouse with indoor pool, exercise equipment, activity room, game spaces, and meeting rooms; two beach houses, three beaches (one with boat rental), launching facilities on both Grand Lake and Lake Huron; a campground with full facilities, and a camper pavilion. There is a thriving community recreational and social program as well. For the summer and winter sports enthusiast, the Association has miles of hiking/snowmobile/cross country ski trails. Nearby, on State land, are many more miles of groomed and ungroomed ski and snowmobile trails. Association fees are \$260 per year, and there are quarterly water assessments which total another \$150.00 annually or less. See full information on the association at the link noted. This is a quiet resort community in a very picturesque area between Alpena and Rogers City. We have 79 lots to offer in the sale this year, and there are others available on our website in the "surplus sales" catalogs from prior years. If you assemble a group of contiguous lots (up to 4) there are discounts on the annual fees for the additional lots. See the PIHA website for full details, bylaws and other details.Â Additional Disclosures: 16 (see key for full text)</p> <p>Summer Tax Due: \$6.03</p>		\$850.00
10662	<p>Parcel ID: 122-210-000-290-00; Legal Description: NORTHLAND HEIGHTS LOT 290</p> <p>Comments: Presque Isle Harbor Association amenities include a clubhouse with indoor pool, exercise equipment, activity room, game spaces, and meeting rooms; two beach houses, three beaches (one with boat rental), launching facilities on both Grand Lake and Lake Huron; a campground with full facilities, and a camper pavilion. There is a thriving community recreational and social program as well. For the summer and winter sports enthusiast, the Association has miles of hiking/snowmobile/cross country ski trails. Nearby, on State land, are many more miles of groomed and ungroomed ski and snowmobile trails. Association fees are \$260 per year, and there are quarterly water assessments which total another \$150.00 annually or less. See full information on the association at the link noted. This is a quiet resort community in a very picturesque area between Alpena and Rogers City. We have 79 lots to offer in the sale this year, and there are others available on our website in the "surplus sales" catalogs from prior years. If you assemble a group of contiguous lots (up to 4) there are discounts on the annual fees for the additional lots. See the PIHA website for full details, bylaws and other details.Â Additional Disclosures: 16 (see key for full text)</p> <p>Summer Tax Due: \$6.03</p>		\$850.00
10663	<p>Parcel ID: 122-210-000-310-00; Legal Description: NORTHLAND HEIGHTS LOT 310</p> <p>Comments: Presque Isle Harbor Association amenities include a clubhouse with indoor pool, exercise equipment, activity room, game spaces, and meeting rooms; two beach houses, three beaches (one with boat rental), launching facilities on both Grand Lake and Lake Huron; a campground with full facilities, and a camper pavilion. There is a thriving community recreational and social program as well. For the summer and winter sports enthusiast, the Association has miles of hiking/snowmobile/cross country ski trails. Nearby, on State land, are many more miles of groomed and ungroomed ski and snowmobile trails. Association fees are \$260 per year, and there are quarterly water assessments which total another \$150.00 annually or less. See full information on the association at the link noted. This is a quiet resort community in a very picturesque area between Alpena and Rogers City. We have 79 lots to offer in the sale this year, and there are others available on our website in the "surplus sales" catalogs from prior years. If you assemble a group of contiguous lots (up to 4) there are discounts on the annual fees for the additional lots. See the PIHA website for full details, bylaws and other details.Â Additional Disclosures: 16 (see key for full text)</p> <p>Summer Tax Due: \$6.03</p>		\$850.00
10664	<p>Parcel ID: 122-210-000-314-00; Legal Description: NORTHLAND HEIGHTS LOT 314</p> <p>Comments: Presque Isle Harbor Association amenities include a clubhouse with indoor pool, exercise equipment, activity room, game spaces, and meeting rooms; two beach houses, three beaches (one with boat rental), launching facilities on both Grand Lake and Lake Huron; a campground with full facilities, and a camper pavilion. There is a thriving community recreational and social program as well. For the summer and winter sports enthusiast, the Association has miles of hiking/snowmobile/cross country ski trails. Nearby, on State land, are many more miles of groomed and ungroomed ski and snowmobile trails. Association fees are \$260 per year, and there are quarterly water assessments which total another \$150.00 annually or less. See full information on the association at the link noted. This is a quiet resort community in a very picturesque area between Alpena and Rogers City. We have 79 lots to offer in the sale this year, and there are others available on our website in the "surplus sales" catalogs from prior years. If you assemble a group of contiguous lots (up to 4) there are discounts on the annual fees for the additional lots. See the PIHA website for full details, bylaws and other details.Â Additional Disclosures: 16 (see key for full text)</p> <p>Summer Tax Due: \$6.03</p>		\$850.00

10665	<p>Parcel ID: 122-211-000-353-00; Legal Description: NORTHLAND HEIGHTS #2 LOT 353</p> <p>Comments: Presque Isle Harbor Association amenities include a clubhouse with indoor pool, exercise equipment, activity room, game spaces, and meeting rooms; two beach houses, three beaches (one with boat rental), launching facilities on both Grand Lake and Lake Huron; a campground with full facilities, and a camper pavilion. There is a thriving community recreational and social program as well. For the summer and winter sports enthusiast, the Association has miles of hiking/snowmobile/cross country ski trails. Nearby, on State land, are many more miles of groomed and ungroomed ski and snowmobile trails. Association fees are \$260 per year, and there are quarterly water assessments which total another \$150.00 annually or less. See full information on the association at the link noted. This is a quiet resort community in a very picturesque area between Alpena and Rogers City. We have 79 lots to offer in the sale this year, and there are others available on our website in the "surplus sales" catalogs from prior years. If you assemble a group of contiguous lots (up to 4) there are discounts on the annual fees for the additional lots. See the PIHA website for full details, bylaws and other details.Â Additional Disclosures: 16 (see key for full text)</p> <p>Summer Tax Due: \$8.45</p>		\$850.00
10666	<p>Parcel ID: 122-211-000-368-00; Legal Description: NORTHLAND HEIGHTS #2 LOT 368</p> <p>Comments: Presque Isle Harbor Association amenities include a clubhouse with indoor pool, exercise equipment, activity room, game spaces, and meeting rooms; two beach houses, three beaches (one with boat rental), launching facilities on both Grand Lake and Lake Huron; a campground with full facilities, and a camper pavilion. There is a thriving community recreational and social program as well. For the summer and winter sports enthusiast, the Association has miles of hiking/snowmobile/cross country ski trails. Nearby, on State land, are many more miles of groomed and ungroomed ski and snowmobile trails. Association fees are \$260 per year, and there are quarterly water assessments which total another \$150.00 annually or less. See full information on the association at the link noted. This is a quiet resort community in a very picturesque area between Alpena and Rogers City. We have 79 lots to offer in the sale this year, and there are others available on our website in the "surplus sales" catalogs from prior years. If you assemble a group of contiguous lots (up to 4) there are discounts on the annual fees for the additional lots. See the PIHA website for full details, bylaws and other details.Â Additional Disclosures: 16 (see key for full text)</p> <p>Summer Tax Due: \$8.45</p>		\$850.00
10667	<p>Parcel ID: 122-211-000-478-00; Legal Description: NORTHLAND HEIGHTS #2 LOT 478</p> <p>Comments: Presque Isle Harbor Association amenities include a clubhouse with indoor pool, exercise equipment, activity room, game spaces, and meeting rooms; two beach houses, three beaches (one with boat rental), launching facilities on both Grand Lake and Lake Huron; a campground with full facilities, and a camper pavilion. There is a thriving community recreational and social program as well. For the summer and winter sports enthusiast, the Association has miles of hiking/snowmobile/cross country ski trails. Nearby, on State land, are many more miles of groomed and ungroomed ski and snowmobile trails. Association fees are \$260 per year, and there are quarterly water assessments which total another \$150.00 annually or less. See full information on the association at the link noted. This is a quiet resort community in a very picturesque area between Alpena and Rogers City. We have 79 lots to offer in the sale this year, and there are others available on our website in the "surplus sales" catalogs from prior years. If you assemble a group of contiguous lots (up to 4) there are discounts on the annual fees for the additional lots. See the PIHA website for full details, bylaws and other details.Â Additional Disclosures: 16 (see key for full text)</p> <p>Summer Tax Due: \$8.45</p>		\$850.00
10668	<p>Parcel ID: 122-225-000-155-00; Legal Description: PRESQUE ISLE HEIGHTS LOT 155</p> <p>Comments: Presque Isle Harbor Association amenities include a clubhouse with indoor pool, exercise equipment, activity room, game spaces, and meeting rooms; two beach houses, three beaches (one with boat rental), launching facilities on both Grand Lake and Lake Huron; a campground with full facilities, and a camper pavilion. There is a thriving community recreational and social program as well. For the summer and winter sports enthusiast, the Association has miles of hiking/snowmobile/cross country ski trails. Nearby, on State land, are many more miles of groomed and ungroomed ski and snowmobile trails. Association fees are \$260 per year, and there are quarterly water assessments which total another \$150.00 annually or less. See full information on the association at the link noted. This is a quiet resort community in a very picturesque area between Alpena and Rogers City. We have 79 lots to offer in the sale this year, and there are others available on our website in the "surplus sales" catalogs from prior years. If you assemble a group of contiguous lots (up to 4) there are discounts on the annual fees for the additional lots. See the PIHA website for full details, bylaws and other details.Â Additional Disclosures: 16 (see key for full text)</p> <p>Summer Tax Due: \$7.24</p>		\$850.00

10669	<p>Parcel ID: 122-225-000-196-00; Legal Description: PRESQUE ISLE HEIGHTS LOT 196</p> <p>Comments: Presque Isle Harbor Association amenities include a clubhouse with indoor pool, exercise equipment, activity room, game spaces, and meeting rooms; two beach houses, three beaches (one with boat rental), launching facilities on both Grand Lake and Lake Huron; a campground with full facilities, and a camper pavilion. There is a thriving community recreational and social program as well. For the summer and winter sports enthusiast, the Association has miles of hiking/snowmobile/cross country ski trails. Nearby, on State land, are many more miles of groomed and ungroomed ski and snowmobile trails. Association fees are \$260 per year, and there are quarterly water assessments which total another \$150.00 annually or less. See full information on the association at the link noted. This is a quiet resort community in a very picturesque area between Alpena and Rogers City. We have 79 lots to offer in the sale this year, and there are others available on our website in the "surplus sales" catalogs from prior years. If you assemble a group of contiguous lots (up to 4) there are discounts on the annual fees for the additional lots. See the PIHA website for full details, bylaws and other details. Additional Disclosures: 16 (see key for full text)</p> <p>Summer Tax Due: \$7.24</p>		\$850.00
10670	<p>Parcel ID: 122-225-000-207-00; Legal Description: PRESQUE ISLE HEIGHTS LOT 207</p> <p>Comments: Presque Isle Harbor Association amenities include a clubhouse with indoor pool, exercise equipment, activity room, game spaces, and meeting rooms; two beach houses, three beaches (one with boat rental), launching facilities on both Grand Lake and Lake Huron; a campground with full facilities, and a camper pavilion. There is a thriving community recreational and social program as well. For the summer and winter sports enthusiast, the Association has miles of hiking/snowmobile/cross country ski trails. Nearby, on State land, are many more miles of groomed and ungroomed ski and snowmobile trails. Association fees are \$260 per year, and there are quarterly water assessments which total another \$150.00 annually or less. See full information on the association at the link noted. This is a quiet resort community in a very picturesque area between Alpena and Rogers City. We have 79 lots to offer in the sale this year, and there are others available on our website in the "surplus sales" catalogs from prior years. If you assemble a group of contiguous lots (up to 4) there are discounts on the annual fees for the additional lots. See the PIHA website for full details, bylaws and other details. Additional Disclosures: 16 (see key for full text)</p> <p>Summer Tax Due: \$7.24</p>		\$850.00
10671	<p>Parcel ID: 122-225-000-254-00; Legal Description: PRESQUE ISLE HEIGHTS LOT 254</p> <p>Comments: Presque Isle Harbor Association amenities include a clubhouse with indoor pool, exercise equipment, activity room, game spaces, and meeting rooms; two beach houses, three beaches (one with boat rental), launching facilities on both Grand Lake and Lake Huron; a campground with full facilities, and a camper pavilion. There is a thriving community recreational and social program as well. For the summer and winter sports enthusiast, the Association has miles of hiking/snowmobile/cross country ski trails. Nearby, on State land, are many more miles of groomed and ungroomed ski and snowmobile trails. Association fees are \$260 per year, and there are quarterly water assessments which total another \$150.00 annually or less. See full information on the association at the link noted. This is a quiet resort community in a very picturesque area between Alpena and Rogers City. We have 79 lots to offer in the sale this year, and there are others available on our website in the "surplus sales" catalogs from prior years. If you assemble a group of contiguous lots (up to 4) there are discounts on the annual fees for the additional lots. See the PIHA website for full details, bylaws and other details. Additional Disclosures: 16 (see key for full text)</p> <p>Summer Tax Due: \$7.24</p>		\$850.00
10672	<p>Parcel ID: 122-225-000-255-00; Legal Description: PRESQUE ISLE HEIGHTS LOT 255</p> <p>Comments: Presque Isle Harbor Association amenities include a clubhouse with indoor pool, exercise equipment, activity room, game spaces, and meeting rooms; two beach houses, three beaches (one with boat rental), launching facilities on both Grand Lake and Lake Huron; a campground with full facilities, and a camper pavilion. There is a thriving community recreational and social program as well. For the summer and winter sports enthusiast, the Association has miles of hiking/snowmobile/cross country ski trails. Nearby, on State land, are many more miles of groomed and ungroomed ski and snowmobile trails. Association fees are \$260 per year, and there are quarterly water assessments which total another \$150.00 annually or less. See full information on the association at the link noted. This is a quiet resort community in a very picturesque area between Alpena and Rogers City. We have 79 lots to offer in the sale this year, and there are others available on our website in the "surplus sales" catalogs from prior years. If you assemble a group of contiguous lots (up to 4) there are discounts on the annual fees for the additional lots. See the PIHA website for full details, bylaws and other details. Additional Disclosures: 16 (see key for full text)</p> <p>Summer Tax Due: \$7.24</p>		\$850.00

10673	<p>Parcel ID: 122-225-000-256-00; Legal Description: PRESQUE ISLE HEIGHTS LOT 256</p> <p>Comments: Presque Isle Harbor Association amenities include a clubhouse with indoor pool, exercise equipment, activity room, game spaces, and meeting rooms; two beach houses, three beaches (one with boat rental), launching facilities on both Grand Lake and Lake Huron; a campground with full facilities, and a camper pavilion. There is a thriving community recreational and social program as well. For the summer and winter sports enthusiast, the Association has miles of hiking/snowmobile/cross country ski trails. Nearby, on State land, are many more miles of groomed and ungroomed ski and snowmobile trails. Association fees are \$260 per year, and there are quarterly water assessments which total another \$150.00 annually or less. See full information on the association at the link noted. This is a quiet resort community in a very picturesque area between Alpena and Rogers City. We have 79 lots to offer in the sale this year, and there are others available on our website in the "surplus sales" catalogs from prior years. If you assemble a group of contiguous lots (up to 4) there are discounts on the annual fees for the additional lots. See the PIHA website for full details, bylaws and other details.Â Additional Disclosures: 16 (see key for full text)</p> <p>Summer Tax Due: \$7.24</p>		\$850.00
10674	<p>Parcel ID: 122-225-000-257-00; Legal Description: PRESQUE ISLE HEIGHTS LOT 257</p> <p>Comments: Presque Isle Harbor Association amenities include a clubhouse with indoor pool, exercise equipment, activity room, game spaces, and meeting rooms; two beach houses, three beaches (one with boat rental), launching facilities on both Grand Lake and Lake Huron; a campground with full facilities, and a camper pavilion. There is a thriving community recreational and social program as well. For the summer and winter sports enthusiast, the Association has miles of hiking/snowmobile/cross country ski trails. Nearby, on State land, are many more miles of groomed and ungroomed ski and snowmobile trails. Association fees are \$260 per year, and there are quarterly water assessments which total another \$150.00 annually or less. See full information on the association at the link noted. This is a quiet resort community in a very picturesque area between Alpena and Rogers City. We have 79 lots to offer in the sale this year, and there are others available on our website in the "surplus sales" catalogs from prior years. If you assemble a group of contiguous lots (up to 4) there are discounts on the annual fees for the additional lots. See the PIHA website for full details, bylaws and other details.Â Additional Disclosures: 16 (see key for full text)</p> <p>Summer Tax Due: \$7.24</p>		\$850.00
10675	<p>Parcel ID: 122-225-000-262-00; Legal Description: PRESQUE ISLE HEIGHTS LOT 262</p> <p>Comments: Presque Isle Harbor Association amenities include a clubhouse with indoor pool, exercise equipment, activity room, game spaces, and meeting rooms; two beach houses, three beaches (one with boat rental), launching facilities on both Grand Lake and Lake Huron; a campground with full facilities, and a camper pavilion. There is a thriving community recreational and social program as well. For the summer and winter sports enthusiast, the Association has miles of hiking/snowmobile/cross country ski trails. Nearby, on State land, are many more miles of groomed and ungroomed ski and snowmobile trails. Association fees are \$260 per year, and there are quarterly water assessments which total another \$150.00 annually or less. See full information on the association at the link noted. This is a quiet resort community in a very picturesque area between Alpena and Rogers City. We have 79 lots to offer in the sale this year, and there are others available on our website in the "surplus sales" catalogs from prior years. If you assemble a group of contiguous lots (up to 4) there are discounts on the annual fees for the additional lots. See the PIHA website for full details, bylaws and other details.Â Additional Disclosures: 16 (see key for full text)</p> <p>Summer Tax Due: \$7.24</p>		\$850.00
10676	<p>Parcel ID: 122-225-000-265-00; Legal Description: PRESQUE ISLE HEIGHTS LOT 265</p> <p>Comments: Presque Isle Harbor Association amenities include a clubhouse with indoor pool, exercise equipment, activity room, game spaces, and meeting rooms; two beach houses, three beaches (one with boat rental), launching facilities on both Grand Lake and Lake Huron; a campground with full facilities, and a camper pavilion. There is a thriving community recreational and social program as well. For the summer and winter sports enthusiast, the Association has miles of hiking/snowmobile/cross country ski trails. Nearby, on State land, are many more miles of groomed and ungroomed ski and snowmobile trails. Association fees are \$260 per year, and there are quarterly water assessments which total another \$150.00 annually or less. See full information on the association at the link noted. This is a quiet resort community in a very picturesque area between Alpena and Rogers City. We have 79 lots to offer in the sale this year, and there are others available on our website in the "surplus sales" catalogs from prior years. If you assemble a group of contiguous lots (up to 4) there are discounts on the annual fees for the additional lots. See the PIHA website for full details, bylaws and other details.Â Additional Disclosures: 16 (see key for full text)</p> <p>Summer Tax Due: \$7.24</p>		\$850.00

10677	<p>Parcel ID: 122-225-000-277-00; Legal Description: PRESQUE ISLE HEIGHTS LOT 277</p> <p>Comments: Presque Isle Harbor Association amenities include a clubhouse with indoor pool, exercise equipment, activity room, game spaces, and meeting rooms; two beach houses, three beaches (one with boat rental), launching facilities on both Grand Lake and Lake Huron; a campground with full facilities, and a camper pavilion. There is a thriving community recreational and social program as well. For the summer and winter sports enthusiast, the Association has miles of hiking/snowmobile/cross country ski trails. Nearby, on State land, are many more miles of groomed and ungroomed ski and snowmobile trails. Association fees are \$260 per year, and there are quarterly water assessments which total another \$150.00 annually or less. See full information on the association at the link noted. This is a quiet resort community in a very picturesque area between Alpena and Rogers City. We have 79 lots to offer in the sale this year, and there are others available on our website in the "surplus sales" catalogs from prior years. If you assemble a group of contiguous lots (up to 4) there are discounts on the annual fees for the additional lots. See the PIHA website for full details, bylaws and other details. Additional Disclosures: 16 (see key for full text)</p> <p>Summer Tax Due: \$7.24</p>		\$850.00
10678	<p>Parcel ID: 122-225-000-290-00; Legal Description: PRESQUE ISLE HEIGHTS LOT 290</p> <p>Comments: Presque Isle Harbor Association amenities include a clubhouse with indoor pool, exercise equipment, activity room, game spaces, and meeting rooms; two beach houses, three beaches (one with boat rental), launching facilities on both Grand Lake and Lake Huron; a campground with full facilities, and a camper pavilion. There is a thriving community recreational and social program as well. For the summer and winter sports enthusiast, the Association has miles of hiking/snowmobile/cross country ski trails. Nearby, on State land, are many more miles of groomed and ungroomed ski and snowmobile trails. Association fees are \$260 per year, and there are quarterly water assessments which total another \$150.00 annually or less. See full information on the association at the link noted. This is a quiet resort community in a very picturesque area between Alpena and Rogers City. We have 79 lots to offer in the sale this year, and there are others available on our website in the "surplus sales" catalogs from prior years. If you assemble a group of contiguous lots (up to 4) there are discounts on the annual fees for the additional lots. See the PIHA website for full details, bylaws and other details. Additional Disclosures: 16 (see key for full text)</p> <p>Summer Tax Due: \$7.24</p>		\$850.00
10679	<p>Parcel ID: 122-225-000-316-00; Legal Description: PRESQUE ISLE HEIGHTS LOT 316</p> <p>Comments: Presque Isle Harbor Association amenities include a clubhouse with indoor pool, exercise equipment, activity room, game spaces, and meeting rooms; two beach houses, three beaches (one with boat rental), launching facilities on both Grand Lake and Lake Huron; a campground with full facilities, and a camper pavilion. There is a thriving community recreational and social program as well. For the summer and winter sports enthusiast, the Association has miles of hiking/snowmobile/cross country ski trails. Nearby, on State land, are many more miles of groomed and ungroomed ski and snowmobile trails. Association fees are \$260 per year, and there are quarterly water assessments which total another \$150.00 annually or less. See full information on the association at the link noted. This is a quiet resort community in a very picturesque area between Alpena and Rogers City. We have 79 lots to offer in the sale this year, and there are others available on our website in the "surplus sales" catalogs from prior years. If you assemble a group of contiguous lots (up to 4) there are discounts on the annual fees for the additional lots. See the PIHA website for full details, bylaws and other details. Additional Disclosures: 16 (see key for full text)</p> <p>Summer Tax Due: \$7.24</p>		\$850.00
10680	<p>Parcel ID: 122-225-000-334-00; Legal Description: PRESQUE ISLE HEIGHTS LOT 334</p> <p>Comments: Presque Isle Harbor Association amenities include a clubhouse with indoor pool, exercise equipment, activity room, game spaces, and meeting rooms; two beach houses, three beaches (one with boat rental), launching facilities on both Grand Lake and Lake Huron; a campground with full facilities, and a camper pavilion. There is a thriving community recreational and social program as well. For the summer and winter sports enthusiast, the Association has miles of hiking/snowmobile/cross country ski trails. Nearby, on State land, are many more miles of groomed and ungroomed ski and snowmobile trails. Association fees are \$260 per year, and there are quarterly water assessments which total another \$150.00 annually or less. See full information on the association at the link noted. This is a quiet resort community in a very picturesque area between Alpena and Rogers City. We have 79 lots to offer in the sale this year, and there are others available on our website in the "surplus sales" catalogs from prior years. If you assemble a group of contiguous lots (up to 4) there are discounts on the annual fees for the additional lots. See the PIHA website for full details, bylaws and other details. Additional Disclosures: 16 (see key for full text)</p> <p>Summer Tax Due: \$7.24</p>		\$850.00

10681	Parcel ID: 122-225-000-380-00; Legal Description: PRESQUE ISLE HEIGHTS LOT 380 Comments: Presque Isle Harbor Association amenities include a clubhouse with indoor pool, exercise equipment, activity room, game spaces, and meeting rooms; two beach houses, three beaches (one with boat rental), launching facilities on both Grand Lake and Lake Huron; a campground with full facilities, and a camper pavilion. There is a thriving community recreational and social program as well. For the summer and winter sports enthusiast, the Association has miles of hiking/snowmobile/cross country ski trails. Nearby, on State land, are many more miles of groomed and ungroomed ski and snowmobile trails. Association fees are \$260 per year, and there are quarterly water assessments which total another \$150.00 annually or less. See full information on the association at the link noted. This is a quiet resort community in a very picturesque area between Alpena and Rogers City. We have 79 lots to offer in the sale this year, and there are others available on our website in the "surplus sales" catalogs from prior years. If you assemble a group of contiguous lots (up to 4) there are discounts on the annual fees for the additional lots. See the PIHA website for full details, bylaws and other details.Â Additional Disclosures: 16 (see key for full text) Summer Tax Due: \$7.24		\$850.00
10682	Parcel ID: 122-225-000-461-00; Legal Description: PRESQUE ISLE HEIGHTS LOT 461 Comments: Presque Isle Harbor Association amenities include a clubhouse with indoor pool, exercise equipment, activity room, game spaces, and meeting rooms; two beach houses, three beaches (one with boat rental), launching facilities on both Grand Lake and Lake Huron; a campground with full facilities, and a camper pavilion. There is a thriving community recreational and social program as well. For the summer and winter sports enthusiast, the Association has miles of hiking/snowmobile/cross country ski trails. Nearby, on State land, are many more miles of groomed and ungroomed ski and snowmobile trails. Association fees are \$260 per year, and there are quarterly water assessments which total another \$150.00 annually or less. See full information on the association at the link noted. This is a quiet resort community in a very picturesque area between Alpena and Rogers City. We have 79 lots to offer in the sale this year, and there are others available on our website in the "surplus sales" catalogs from prior years. If you assemble a group of contiguous lots (up to 4) there are discounts on the annual fees for the additional lots. See the PIHA website for full details, bylaws and other details.Â Additional Disclosures: 16 (see key for full text) Summer Tax Due: \$7.24		\$900.00
10683	Parcel ID: 131-050-000-002-00; Legal Description: WOODCOCK SUBD LOT 2 Summer Tax Due: \$19.34	5955 Irene St Posen MI 49776	\$1,100.00
10684	Parcel ID: 140-019-000-038-00; Legal Description: T 36 N R 4 E SEC 19 PARC COM 750FT W & 495FT N OF SE COR OF NE 1/4 OF SW 1/4; W 80FT S 90FT W 80FT N 420FT E 80FT S 270FT E 80FT S 60FT TO POB. Additional Disclosures: 7 (see key for full text) Summer Tax Due: \$2.41		\$800.00
10686	Parcel ID: 142-150-000-022-02; Legal Description: MANITOU TRAILS LOT 39 Comments: Twins Lake lake front parcel, semi wooded, cleared area for a drive. Summer Tax Due: \$44.24		\$1,300.00
10687	Parcel ID: 160-010-000-040-00; Legal Description: ORIGINAL PLAT BLOCK 4 W 1/2 OF LOTS 1 AND 2 Comments: Was a cute charmer back in the day, older style house that is in need of a major overhaul or complete demo. Located right in downtown Onaway. Additional Disclosures: 34; 36 (see key for full text) Summer Tax Due: \$122.14	20598 State St Onaway MI 49765	\$5,000.00

Additional Disclosures Key

5: One or more buildings on this parcel has a roof which is either leaking to the interior or appears close to failure. Failing roofs often indicate substantial structural decay inside the building. You should investigate the integrity of this structure(s) prior to bidding.

6: This property is **occupied**. Please respect the privacy of current occupants and limit any inspection to what can be **safely observed from the road**. Some occupants may be upset or angry and may meet contact with aggression or violence. **Please use discretion and caution when researching this or other occupied properties**. Furthermore, although this property has been foreclosed for unpaid taxes, occupants have certain rights under Michigan law and must be formally evicted if unwilling to leave voluntarily. You may wish to consult a licensed attorney for more information.

7: This parcel does not front on a public or privately deeded improved road. Often times there are easements in the recorded chain-of-title that provide legal access to such parcels but other times there are not. You should thoroughly research this parcel's access rights prior to bidding. It can require expensive, complicated, and time consuming legal proceedings to secure legal access to landlocked parcels that do not have easements for ingress and egress.

16: This parcel is likely subject to ASSOCIATION FEES which are assessed to cover maintenance and other costs associated with the development in which the parcel is located. Interested parties should verify the existence and extent of association fees and costs prior to bidding.

17: Mobile homes (and some modular homes) can be separately titled and considered personal property. In these instances, there may be third parties that have the legal right to remove that mobile home from the parcel whether or not it has been assessed as part of the property in the past. We make no representations or warranties as to whether such mobile or modular homes are included with the real property offered for sale. It is the buyer's responsibility to conduct their own research as to the state of title. As a preliminary step, it may be useful to determine if an Affidavit of Affixture of Manufactured Home has been executed and recorded as outlined in [MCL 125.2330i](#). You may wish to consult a licensed attorney or title company to assist in this research.

21: This parcel appears to contain "personal property" that may be of value. Property tax foreclosure affects **only "real property."** In general, real property includes the land and those things physically attached to it. **This sale includes only such real property.** However, some parcels also contain personal property such as cars, furniture, clothing, and other things which aren't physically attached to the land. Such **personal property is not included as part of this sale**. It is strongly suggested that the purchaser of this parcel contact the former owner and provide them the opportunity to remove this personal property before disposing of it. Minimum reasonable steps could include sending a letter by certified and first class mail to the former owner at their last known address. However, it is the responsibility of the winning bidder to determine what personal property is present on the parcel and the appropriate measures for handling such personal property.

22: This parcel has substantial structural issues caused by poor design, insufficient maintenance, or both. Such buildings may be subject to condemnation orders which we were unable to locate during our inspection. All such buildings should be brought into compliance with local building regulations prior to use. We **strongly** recommend that you contact the local building code official and consider consulting a competent structural engineer to assess the condition of this property before to bidding.

32: This building contains evidence of **mold**. Mold is an indication of excess moisture which can come from a variety of sources including high ground water, improper sealing of foundation walls, damaged roofs, and other conditions which can be expensive to correct. Mold can pose significant health risks and, if extensive, may require a complete renovation which could exceed the value of the building. Please conduct your own research and bid accordingly.

33: The interior of this property was not viewed during our inspection. Buildings which are dangerous, occupied, boarded, condemned, or otherwise difficult to enter are inspected from the exterior/curbside only. You are NOT authorized to enter these or any other buildings offered for sale. You should limit your inspection to that which can be made safely from the building's exterior.

34: The foundation of one or more buildings located on this parcel appears to be failing. Correcting foundation issues can be very expensive and issues are often more complex than they initially appear. You should research this issue thoroughly prior to bidding on this parcel.

36: This parcel includes a structure which should be considered **DANGEROUS**. This building has suffered structural damage which creates substantial risk of harm from falling through damaged areas or collapse from above. It may also contain extensive debris which could fall or collapse, rusty nails, broken glass, and other hazards. **You are not permitted to enter this or any other structure offered at tax sale. You should limit your inspection only to what can be safely observed from the building's exterior.** Trespassers are subject to prosecution.

41: This parcel has surface water, soil, or vegetation conditions indicating that it may include wetland habitat. Such habitat may comprise all or part of the parcel's area. However, it is possible that this parcel contains buildable areas as well. There are many environmental and building regulations related to wetlands which you should consult before bidding on this parcel. The Michigan Department of Environment, Great Lakes, and Energy maintains a Wetland Map Viewer which provides easy access to wetland data and can be found [here](#). It is your responsibility to determine if this parcel is suitable for your desired use.

45: Our inspectors encountered aggressive dogs in the vicinity of this parcel. Please **exercise caution** if you choose to assess this property in person.

62: This parcel appears to include an area where a mobile home was previously located. Such mobile home pads will frequently include well/water and septic/sewer connections as well as power hookups. However, local zoning regulations

may prohibit placing a new mobile home on this site despite the fact that one was previously located here. Please check local zoning regulations carefully prior to bidding. We make no representations or warranties as to the suitability of this parcel for any purpose.

65: A visual inspection indicated that this parcel **may** contain asbestos in the form of insulation on piping, boilers, or other structural components. However, no formal testing was conducted and the presence of asbestos has not been confirmed. There are other insulation products that are similar in appearance. According to the U.S. Environmental Protection Agency, asbestos is not likely to cause significant health risk when left undisturbed. See this [EPA publication](#) for additional information. It is the responsibility of the winning bidder to take proper safety precautions and conduct testing and/or removal efforts if deemed appropriate.

66: This property is unsanitary and poses a potential health hazard because of raw food garbage, backed up sewer lines, or other similar waste. Such conditions can attract rodents, wild animals, and other vermin. You should bid accordingly and be prepared to mitigate the situation immediately upon purchase.

76:

IRS Limited Redemption Right

This property is **subject to redemption by the Internal Revenue Service through October 27, 2020** due to a lien possessed by the IRS prior to foreclosure. Pursuant to federal law, the Internal Revenue Service is granted an additional 120 days to redeem tax foreclosed property on which they possessed a lien. Normally, this extended redemption right has expired by the time tax foreclosed property is offered for sale. However, due to COVID-19, normal foreclosure timelines have been altered in 2020. As such, **the IRS retains a right to redeem this property until October 27, 2020.** As a result, the sale of this parcel remains subject to cancellation with a full refund to the buyer if the IRS chooses to exercise its right of redemption. A deed issued following the sale of this property will thus **contain the following reverter clause:**

“This conveyance is made subject to a right of redemption possessed by the Internal Revenue Service which must be exercised no later than October 27, 2020. In the event that the Internal Revenue Service exercises its right of redemption, title shall automatically revert to Grantor and Grantee shall be awarded a full refund. This possibility of reverter expires after October 27, 2020.”