

Public Land Auction

Clare, Lake, Osceola, Newaygo (DNR)

August 17th, 2021

Clare, Lake, Osceola, Newaygo (DNR), and Osceola Counties



Location:

Online
www.tax-sale.info

Time:

Auction: 10:00am to 07:00pm

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



Facebook.com/TaxSaleInfo

There are two ways to bid at our auctions this year:

ONLINE VIA OUR WEBSITE

ABSENTEE BID

(Absentee bids are for those who do not have computer access)

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

- **Photos** and detailed descriptions of properties (where available)
- **Faster check-in/out** with pre-registration online
- **GPS/GIS** location of the property
- **Maps** of the property vicinity (where available)
- **Google Earth links** to satellite images of the area, and street views of the property and neighborhood (where available)
- **Save properties** to your personalized “favorites” list

We have a short window to review several thousand parcels prior to listing them on our website. We began inspecting in May, and add data as we get to each parcel. Please be patient and **check back often as the auction date approaches** 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 [TAX-SALE.INFO](https://tax-sale.info)

Visiting and viewing property BEFORE auction:

The auction list being furnished is of property that **MAY** be offered. *Many parcels on early lists do not actually proceed to the auction for a variety of reasons.* PLEASE FOLLOW PROPERTIES YOU ARE INTERESTED IN ON THE WEBSITE. They may be removed from the list, which is updated *daily* on the website if the status is changed. If you do not use the internet, please verify current status with the Treasurer's office regularly.

You are NOT AUTHORIZED to enter any buildings, even if they are unlocked or open to access. Entering into a tax auction property to "see it" is **breaking and entering. It is a criminal offense.** Please limit your review to looking through the windows and other external inspection. We will post exterior and interior photos, and provide other commentary as available.

Entering properties (even vacant land) can be dangerous because of condition. **You assume all liability for injuries and other damage** if you go onto 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 (vehicles, furnishings, appliances etc). These items are **NOT SOLD** at our auction. We are only selling the **REAL ESTATE (land)** and whatever is **attached** to it (land, buildings and fixtures).

- **You are NOT AUTHORIZED to remove ANY "personal" property, "scrap" metal or fixtures from auction parcels. This is THEFT AND WILL BE PROSECUTED.** We often ask neighbors to watch property for theft and vandalism and report this to local police. ***You have been warned...***
- **PROPERTY IS SOLD "AS IS" IN EVERY RESPECT.** Please check zoning, building code violation records, property boundaries, condition of buildings and all local records.
- **THERE ARE NO REFUNDS AND NO SALE CANCELLATIONS AT BUYERS OPTION.**
- **INFORMATION OFFERED ON THE WEBSITE OR IN THE SALE BOOK IS DEEMED RELIABLE BUT IS NOT GUARANTEED.** We suggest reviewing the records of the local ASSESSORS 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 final until we've received both your payment and your notarized receipt/buyer's affidavit paperwork. This is 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 or FedEx to ensure timely delivery.

Bidding Authorization

- Online and absentee bidding requires a **\$1,000 pre-authorization hold** on a Visa, MasterCard, or Discover credit card or a \$1,000 certified funds deposit before any bids will be accepted. 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 e-mailing or 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).*

2021 AUCTION SCHEDULE
All Auctions are ONLINE ONLY

Benzie*, Grand Traverse, Manistee, Wexford	Eastern Upper Peninsula (Alger, Chippewa*, Luce, Delta, Mackinac DNR*, Schoolcraft)	Western Upper Peninsula (Baraga, Dickinson, Gogebic, Houghton, Iron, Keweenaw, Marquette, Menominee*, Ontonagon)
8/2/2021	8/3/2021	8/4/2021
Antrim, Charlevoix, Otsego	Crawford, Kalkaska*, Missaukee, Roscommon*	Alcona*, Alpena, Montmorency, Oscoda
8/5/2021	8/6/2021	8/12/2021
Cheboygan, Emmet, Presque Isle	Mason*, Muskegon, Oceana	Clare*, Lake*, Osceola, Newaygo DNR*
8/13/2021	8/16/2021	8/17/2021
Barry, Kalamazoo, Saint Joseph	Branch, Calhoun	Hillsdale, Jackson
8/18/2021	8/19/2021	8/20/2021
Monroe	Berrien*, Cass, Van Buren	Isabella, Mecosta*, Montcalm
8/23/2021	8/24/2021	8/25/2021
Allegan*, Ionia, Kent*, Ottawa	Bay, Gladwin, Midland DNR*	Clinton, Livingston, Shiawassee
8/26/2021	8/27/2021	8/30/2021
Lapeer, Saint Clair, Tuscola, Huron DNR*	Arenac, Iosco, Ogemaw	Saginaw*
8/31/2021	9/1/2021	9/2/2021
Genesee*	No Reserve Auction	* = Includes DNR Parcels
9/3/2021	10/15/2021	

Important Information Regarding Rules and Regulations

The Rules and Regulations immediately following this page are applicable to the following catalogs listed on this page which are included as part of this auction. These Rules and Regulations are not applicable to sales made on behalf of the Michigan Department of Natural Resources. Specific DNR rules are listed elsewhere in this document where applicable.

- Clare
- Lake
- Osceola

Rules and Regulations

1. Registration

Registration for live on-site auctions will begin 30 minutes before the stated start time unless otherwise noted. No bids will be accepted unless the bidder has registered and received a pre-numbered bid card. A Driver's license, passport, or other state issued I.D. must be presented in order to receive a bid card.

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

Generally, each sale unit will be offered separately and in the order appearing on the attached list. Sales are typically conducted both online and live on-site, simultaneously. The sale will be awarded to the individual bidding the highest amount equal to or greater than the starting bid by either method. Typically, the Auctioneer will make available a list of parcels prior-to-sale and will provide an opportunity for on-site bidders to designate "parcels of interest" prior to the start of the sale. The Auctioneer may skip over those parcels upon which no party has placed an online bid or designated as a parcel of interest prior to the start of the sale or during the process of live-bidding. The Auctioneer may offer a second request round of unsold parcels to be offered at the same opening bid after the first round of bidding has been completed. Such second request round will be available to those online and on-site bidders as may be in attendance at that time.

B. Starting Bid Price

The starting bid prices are shown 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

Floor bidders **MUST** bid in the same increments as online and absentee bidders. **We will not accept irregular bid increments** in fairness to online and absentee bidders.

D. Eligible Bidders

Any person who meets the following requirements may register as a bidder and receive a pre-numbered bid card:

- 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

Absentee bids will be accepted in increments up to the amount that you pre-approve. 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. An absentee bid form is also available on www.tax-sale.info. Additionally, absentee bids may be submitted up until one hour before the sale if submitted online.

F. Online Bidding

On-line bidding will be available on the day of the auction at www.tax-sale.info unless otherwise indicated. An auction may be conducted entirely online as determined by the FGU.

G. Bids are Binding

An oral and/or live bid accepted at public auction or placed online 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 or 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

- **Live On-Site Bidders**
 - **The full purchase price must be paid in full on the day of the sale, within half an hour of the end of the Auction.** No purchases can be made on a time-payment plan.
 - **NO CASH** will be accepted.
 - If the total purchase price is **less than \$1,000.00**, full payment may be made by certified check, personal check, money order, Visa, MasterCard, or Discover.
 - If the total purchase price is **greater than \$1,000.00**, a portion of the total purchase price must be paid by **certified funds** as follows:
 - If the total purchase price is **greater than \$1,000.00 but less than \$50,000.00**, **the first \$1,000.00 must be paid in certified funds.**
 - If the total purchase price is **\$50,000.00 or greater**, **the first \$5,000.00 must be paid in certified funds.**
 - **Any remaining balance** beyond the required certified funds may be paid by certified check, personal check, money order, Visa, MasterCard, or Discover.
- **Online & Absentee Bidders**
 - **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.
 - Online and absentee bidding require a \$1,000 pre-authorization on a Visa, MasterCard, or Discover credit card or a \$1,000 deposit before any bids will be accepted. Buyer's failure to consummate an online or absentee purchase will result in the forfeiture of this \$1,000.

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 forfeit, as liquidated damages, any purchase price paid as follows:

- A buyer whose total purchase price was less than \$1,000.00 will forfeit any portion of the total purchase price tendered and not dishonored including any credit card chargebacks which are successfully reversed by Seller.
- A buyer whose total purchase price was greater than \$1,000.00 will forfeit that portion of their total purchase price which was required to be tendered in certified funds as required by part 4A 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 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 4I of The Home Rule City Act, 1909 PA 279, as amended, MCL 117.4I, 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 **forfeit the first \$350 paid** on each parcel and any buyer's premium paid as liquidated damages for breach of contract by the buyer. If the buyer is an online or absentee purchaser and no payment has yet been tendered at the time noncompliance is discovered and the sale cancelled, the buyer will forfeit \$350 per cancelled parcel from the \$1000 authorization described in Section 4(A) above up to a maximum of \$1000 as liquidated damages for breach of contract by the buyer. 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 upon payment. 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 http://www.michigan.gov/deq/0,4561,7-135-3311_4109_4212---,00.html

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. In some cases, the Auctioneer is required to relate certain information orally on the day of sale when it is not possible to include such information in the printed sale booklets or in these Rules and Regulations ("**Oral Terms**"). In such a situation, the Auctioneer will clearly state that they are relating an additional condition of sale which either has not been previously printed or which modifies some portion of these Rules and Regulations. If the Auctioneer makes such a specific announcement, the Oral Terms shall take precedence over these Rules and Regulations where applicable. Finally, additional conditions are included on the printed 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, Oral 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: Oral Terms, 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 printable 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.

Important Information Regarding Rules and Regulations

The Rules and Regulations immediately following this page are applicable to the following catalogs which consist of parcels owned by the Michigan Department of Natural Resources and which are offered for sale in this auction as part of DNR's surplus lands disposition process:

- Clare DNR
- Lake DNR
- Newaygo DNR

Michigan DNR Land Sales

Rules and Regulations

1. Registration

Registration for live on-site auctions will begin 30 minutes before the stated start time unless otherwise noted. No bids will be accepted unless the bidder has registered and received a pre-numbered bid card. A Driver's license, passport, or other state issued I.D. must be presented in order to receive a bid card.

2. Properties Offered

A. Overview

The attached list of parcels has been approved for sale at public auction by the Michigan Department of Natural Resources (the "DNR"). Each parcel is identified by a sale unit number. The DNR reserves the right to pull parcels from the sale at any time prior to the auction.

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

These properties are subject to any state, county, or local zoning or building ordinances. The DNR does not guarantee the usability or access to any of these lands. The properties are sold based upon their LEGAL DESCRIPTION ONLY (Subdivision name and Lot number, or Metes and Bounds measured description). While effort has been made to ensure that the addresses, parcel sizes, maps, and/or photos are accurate, you are relying on your own investigation and information when purchasing this property. All parcels are sold "as is where is" and there are NO REFUNDS.

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 DNR 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 DNR. Some structures may be occupied and occupants should not be disturbed.

C. Reservations

Pursuant to state statutes, 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 DNR 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 DNR does not reserve mineral rights as described above, the DNR 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

Generally, each sale unit will be offered separately and in the order appearing on the attached list. Sales are typically conducted both online and live on-site, simultaneously. The sale will be awarded to the individual bidding the highest amount equal to or greater than the starting bid by either method. Typically, the Auctioneer will make available a list of parcels prior-to-sale and will provide an opportunity for on-site bidders to designate "parcels of interest" prior to the start of the sale. The Auctioneer may skip over those parcels upon which no party has placed an online bid or designated as a parcel of interest prior to the start of the sale or during the process of live-bidding. The Auctioneer may offer a second request round of unsold parcels to be offered at the same opening bid after the first round of bidding has been completed. Such second request round will be available to those online and on-site bidders as may be in attendance at that time.

B. Starting Bid Price

The starting bid prices are shown 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 DNR.

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

Floor bidders **MUST** bid in the same increments as online and absentee bidders. **We will not accept irregular bid increments** in fairness to online and absentee bidders.

D. Eligible Bidders

Any person who meets the following requirements may register as a bidder and receive a pre-numbered bid card:

- 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 DNR 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

Absentee bids will be accepted in increments up to the amount that you pre-approve. 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. An absentee bid form is also available on www.tax-sale.info. Additionally, absentee bids may be submitted up until one hour before the sale if submitted online.

F. Online Bidding

On-line bidding will be available on the day of the auction at www.tax-sale.info unless otherwise indicated. An auction may be conducted entirely online as determined by the DNR.

G. Bids are Binding

An oral and/or live bid accepted at public auction or placed online through www.tax-sale.info is a legal and binding contract to purchase. The DNR reserves the right to reject any or all bids.

H. Limitations on Bidding

The DNR 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 DNR 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

- **Live On-Site Bidders**
 - **The full purchase price must be paid in full on the day of the sale, within half an hour of the end of the Auction.** No purchases can be made on a time-payment plan.
 - **NO CASH** will be accepted.
 - If the total purchase price is **less than \$1,000.00**, full payment may be made by certified check, personal check, money order, Visa, MasterCard, or Discover.

- If the total purchase price is **greater than \$1,000.00**, a portion of the total purchase price must be paid by **certified funds** as follows:
 - If the total purchase price is **greater than \$1,000.00 but less than \$50,000.00, the first \$1,000.00 must be paid in certified funds.**
 - If the total purchase price is **\$50,000.00 or greater, the first \$5,000.00 must be paid in certified funds.**
- **Any remaining balance** beyond the required certified funds may be paid by certified check, personal check, money order, Visa, MasterCard, or Discover.
- **Online & Absentee Bidders**
 - **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.
 - Online and absentee bidding require a \$1,000 pre-authorization on a Visa, MasterCard, or Discover credit card or a \$1,000 deposit before any bids will be accepted. Buyer's failure to consummate an online or absentee purchase will result in the forfeiture of this \$1,000.

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 forfeit, as liquidated damages, any purchase price paid as follows:

- A buyer whose total purchase price was less than \$1,000.00 will forfeit any portion of the total purchase price tendered and not dishonored including any credit card chargebacks which are successfully reversed by Seller.
- A buyer whose total purchase price was greater than \$1,000.00 will forfeit that portion of their total purchase price which was required to be tendered in certified funds as required by part 4A above.

Furthermore, the DNR 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 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 DNR 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 DNR **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 DNR 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 **forfeit the first \$350 paid** on each parcel and any buyer's premium paid as liquidated damages for breach of contract by the buyer. If the buyer is an online or absentee purchaser and no payment has yet been tendered at the time noncompliance is discovered and the sale cancelled, the buyer will forfeit \$350 per cancelled parcel from the \$1000 authorization described in Section 4(A) above up to a maximum of \$1000 as liquidated damages for breach of contract by the buyer. Furthermore, the DNR 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. Cancellation Policy

At its sole discretion, the DNR reserves the right to cancel any sale at any time up until delivery of the deed.

F. 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 upon payment. 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 is possessed by the DNR at the time of sale**. Title insurance companies may or may not issue title insurance on properties purchased at this sale. The DNR makes no representation as to the availability of title insurance and the **unavailability of title insurance is not grounds for reconveyance to the DNR**. 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

Parcels sold are subject to property taxes that become due and payable on or after the day of auction, 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 DNR exercises its 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 http://www.michigan.gov/deq/0,4561,7-135-3311_4109_4212---,00.html

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 DNR.

9. Additional Conditions

The buyer accepts the premises in its present "as is" condition, and releases the DNR 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 DNR 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 DNR and deeds will be executed and recorded as required by law. The DNR 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.

11. Property Taxes & Other Fees

All property taxes that become due and payable on or after the day of auction will be the responsibility of the buyer. The buyer **is responsible for all other fees and liens that accrue against the property on or after the day of the auction.** These items 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 DNR, 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 DNR 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. 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. In some cases, the Auctioneer is required to relate certain information orally on the day of sale when it is not possible to include such information in the printed sale booklets or in these Rules and Regulations ("**Oral Terms**"). In such a situation, the Auctioneer will clearly state that they are relating an additional condition of sale which either has not been previously printed or which modifies some portion of these Rules and Regulations. If the Auctioneer makes such a specific announcement, the Oral Terms shall take precedence over these Rules and Regulations where applicable. Finally, additional conditions are included on the printed 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, Oral 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: Oral Terms, 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 printable sale books for sale-specific purchase terms. Failure to follow the specific rules posted for each sale could result in cancellation of sale and/or the assessment of liquidated damages as provided by these Rules and Regulations.

Clare

Lot #	Lot Information	Address	Min. Bid	Sold For
1800	Parcel ID: 003-120-105-00; Legal Description: T20N R4W SEC 26 . LOT 105 FIRST ADD BRINGMANS SUB. Comments: Vacant lot on dirt drive in Frost Twp. Telephone pole on property. Close proximity to Bluegill Lake and Long Lake. Predominantly wooded. Unbuildable Lands / Too Small; Easement Or Access Across; Summer Tax Due: \$15.31		\$969.48	
1801	Parcel ID: 004-027-100-28; Legal Description: T20N R3W SEC 27 7618 N ATHEY AVE COM AT SW COR OF SW 1/4 OF NW 1/4 TH N 470 FT TO TRUE POB TH CONT N 200 FT TH E 400 FT TH S 200 FT TH W 400 FT BACK TO POB. Comments: Rough shape on the outside. Did not go inside (due to looks of recent activity and hoarder house) Major problems all around. A once garage or "going to be a" garage is also here. 2 and 1/2 walls standing. Numerous items (including vehicles) scattered though out the yard. Dirt road and I could not locate fuel source. Mold; Sanitation Issues And Garbage; Personal Property; Dnvi; Roof Issues; Animal Damaged; Summer Tax Due: \$269.55	7618 N ATHEY AVE HARRISON;	\$4817.56	
1802	Parcel ID: 004-650-059-00; Legal Description: T20N R3W SEC 30 . LOT 59 WHITEWOOD ACRES. Comments: Wooded lot on Pineview in Whitewood Acres subdivision, Franklin Twp. Ditch running across front of property parallel with road. Summer Tax Due: \$5.86		\$644.84	
1804	Parcel ID: 005-116-004-01; Legal Description: T19N R6W SEC 21 . LOTS 4 & 9 BLK 16 PLAT OF THE VILLAGE OF CAMPBELL CITY. Roads - Platted Or Easement Known, But Unimproved; Summer Tax Due: \$7.01		\$764.39	
1806	Parcel ID: 007-125-086-00; Legal Description: T19N R4W SEC 27 1265 JAMES ST LOT 86 SECOND ADD TO ALLEN DALE SUPERVISOR'S PLAT OF. Comments: This place needs work but it could be nice. Tall trees on property and very quiet. Outhouse and shed. Did not go inside due to recent activity and lots of personal property. Personal Property; Dnvi; Summer Tax Due: \$71.88	1265 JAMES ST HARRISON;	\$2164.39	
1807	Parcel ID: 007-255-023-00; Legal Description: T19N R4W SEC 14 . LOT 23 GOD'S LITTLE ACRE SUB NO 2. Comments: Vacant Lot on a dirt road (Tobacco Rd) which is off E Townline Lake Rd. Please note, the lot lines are shifted a bit south on the aerial image attached to this lot. Summer Tax Due: \$15.31		\$876.09	
1810	Parcel ID: 007-418-042-00; Legal Description: T19N R4W SEC 3 . UNIT 42 OAK RIDGE RESORT CONDOMINIUM. Comments: Nice lot in Oak Ridge Resort campground. 1 lot from a corner. Clubhouse, bath house, pool access I'm assuming. Do your research but this looks nice! Personal Property; Mobile Home; Condo Subdivision "site Condo"; Association Fees; Summer Tax Due: \$15.32	3200 E ARNOLD LAKE RD 42 HARRISON;	\$700.33	
1811	Parcel ID: 007-495-075-60; Legal Description: T19N R4W SEC2 LOTS 75-76-77-80-81-82 WOODSHAW ESTATES Comments: Vacant wooded lot in Woodshaw Estates. Private dirt drive. Ground looks low, not a swamp, but a little low. Summer Tax Due: \$120.53		\$2275.25	
1812	This lot is a "bundle" comprised of 2 parcels (1 of 2) Parcel ID: 008-018-100-07; Legal Description: T19N R3W SEC 18 . SW 1/4 OF NW 1/4 EXC E 92 FT THEREOF. Comments: 2 large vacant lots (one provides access to the other) surrounding a rural subdivision. In total these equal approximately 64.18 Acres! There does appear to be some personal belongings on part of this property, and we are unsure if they will be removed prior to the auction. Personal Property; (2 of 2) Parcel ID: 008-018-300-13; Legal Description: T19N R3W SEC 18 . BEG AT W 1/4 SEC COR TH S89 DEG 46'16"E ALG E-W 1/4 L 806.32 FT TH S01 DEG 17' 48"E 183.60 FT TH S47 DEG 01'20"W ALG STEVELAND ACRES NO 2 521.07 FT TH S09 DEG 25'40"E 622.39 FT TH N76 DEG 46'20"E 200.44 FT TH S09 DEG 25'40"E 33.075 FT TH S76 DEG 46'20"W 749.28 FT TH N00 DEG 06"W ALG W SEC L 1314.20 FT TO POB. A 16.55 Summer Tax Due: \$287.57		\$4414.51	

1814	Parcel ID: 008-150-005-01; Legal Description: T19N R3W SEC 31 PART OF LOT 5, PRESCOTT ACRES SUPERVISOR'S PLAT OF, DESCRIBED AS BEG AT SW COR OF LOT 5 TH E 3 FT TH N'LY 156 FT TO A PT 14 FT E OF THE BOUNDARY LINE BETWEEN LOTS 4 & 5 TH W 14 FT TO SAID BOUNDARY LINE TH S 156 FT BK TO POB. Comments: This is a very small 3 ft wide strip of land along the road. Probably only of use to the adjacent owners. Summer Tax Due: \$2.82		\$610.11	
1815	Parcel ID: 009-060-011-00; Legal Description: T18N R6W SEC 24 . LOT 11 BIRCHWOOD HEIGHTS. Comments: Vacant lot, primarily wooded (smaller trees with a few scattered larger) Between 2 houses (both decent) on a dirt road. quiet neighborhood. Summer Tax Due: \$9.06		\$787.31	
1816	This lot is a "bundle" comprised of 2 parcels (1 of 2) Parcel ID: 009-780-146-00; Legal Description: T18N R6W SEC 24 . LOT 146 WOODLAND HEIGHTS. Comments: Lots 146 and 147 in Woodland Heights. Mostly wooded with medium trees. On the corner of Partridge Ct and Shadowbrook Dr. (2 of 2) Parcel ID: 009-780-147-00; Legal Description: T18N R6W SEC 24 . LOT 147 WOODLAND HEIGHTS. Summer Tax Due: \$24.95		\$1669.41	
1818	Parcel ID: 009-780-254-00; Legal Description: T18N R6W SEC 24 . LOT 254 WOODLAND HEIGHTS. Comments: Vacant lot on Sandlewood Dr. Adjacent to lot 1819. Mostly wooded with a lot of ferns. Private drive I do believe. Summer Tax Due: \$27.60		\$1022.55	
1819	Parcel ID: 009-780-255-00; Legal Description: T18N R6W SEC 24 . LOT 255 WOODLAND HEIGHTS. Comments: Vacant lot on Sandlewood Dr. Adjacent to lot 1818. Mostly wooded with a lot of ferns. Private drive I do believe. Summer Tax Due: \$22.07		\$939.96	
1821	Parcel ID: 010-160-052-00; Legal Description: T18N R5W SEC 22 1061 POCAHONTAS RD LOT 52 CANOE SUB. Comments: Once there was a house. No more. Just a slab and a garage. Property littered with lots of different types of "things". Including tires, scrap, auto parts, wood, etc. Did not go inside garage, enough work outside the walls to keep someone busy for a while! Obsolete Structure; Sanitation Issues And Garbage; Roof Issues; Personal Property; Dnvi; Summer Tax Due: \$196.14	1061 POCAHONTAS RD HARRISON;	\$2607.13	
1822	This lot is a "bundle" comprised of 2 parcels (1 of 2) Parcel ID: 010-200-049-00; Legal Description: T18N R5W SEC 7 . LOT 49 EAST OLD GRADE SUPERVISOR'S PLAT OF. Comments: 1-1/2 story cabin in Lake George. There is a squatter on the property, please beware if you want to walk the parcel. 1-1/2 story home on Hillcrest. 1 1/2 car garage detached from house. On a dead end (looks to be private) drive. Dnvi; Occupied; (2 of 2) Parcel ID: 010-200-050-00; Legal Description: T18N R5W SEC 7 1314 HILLCREST ST LOT 50 EAST OLD GRADE SUPERVISOR'S PLAT OF. Comments: 11/2 story cabin in Lake George. Occupied (occupant was in driveway) 1 1/12 story home on Hillcrest. 1 1/2 car garage detached from house. On a dead end (looks to be private) drive. Occupied; Dnvi; Summer Tax Due: \$280.18	1314 HILLCREST ST LAKE;	\$5088.80	
1824	Parcel ID: 010-540-076-00; Legal Description: T18N R5W SEC 22 . E 1/2 LOT 76 SUMMER SET. Comments: Lot is on a paved road and has large trees on property. Property sits roughly 10 ft below road level. Summer Tax Due: \$26.82		\$966.88	
1825	Parcel ID: 010-680-325-00; Legal Description: T18N R5W SEC 26-35 . LOT 325 WHITE BIRCH LAKES OF CLARE #2. Comments: Gated community with club house. Vacant lot on dirt private road. Not swamp, but low lying land. Unbuildable Lands / Too Small; Condo Subdivision "site Condo"; Association Fees; Summer Tax Due: \$18.85		\$844.07	
1826	Parcel ID: 010-700-521-00; Legal Description: T18N R5W SEC 26-35 . LOT 521 WHITE BIRCH LAKES OF CLARE #3. Comments: Gated community with clubhouse. This vacant lot has lots of trees and rolls down into what appears to be a swamp. may just be a low valley of sorts. Swamp Lot; Wetland Indicators; Terrain Challenged; Association Fees; Summer Tax Due: \$20.05		\$861.52	

1827	Parcel ID: 010-720-694-00; Legal Description: T18N R5W SEC 26-35 . LOT 694 WHITE BIRCH LAKES OF CLARE #4. Comments: Gated community with clubhouse. This lot is close to the corner and predominately wooded. Nice houses in proximity. Dirt road with a small ditch in front. Condo Subdivision "site Condo"; Association Fees; Summer Tax Due: \$20.05		\$861.52	
1828	Parcel ID: 010-740-849-00; Legal Description: T18N R5W SEC 27-34-35 . LOT 849 WHITE BIRCH LAKES OF CLARE #5. Comments: Gated community with clubhouse. Lot sits on dirt road, is heavily wooded, full of mosquitos and northern michigan air! Nice houses in proximity. Condo Subdivision "site Condo"; Association Fees; Summer Tax Due: \$18.85		\$844.07	
1829	Parcel ID: 010-745-981-00; Legal Description: T18N R5W SEC 27 . LOT 981 WHITE BIRCH LAKES OF CLARE #6. Comments: Gated community with clubhouse. Wooded lot with nice houses around. Quiet neighborhood. Condo Subdivision "site Condo"; Association Fees; Summer Tax Due: \$18.85		\$844.07	
1830	Parcel ID: 010-746-203-00; Legal Description: T18N R5W SEC 27 . LOT 1203 WHITE BIRCH LAKES OF CLARE #6. Comments: Gated community with a clubhouse. This lot is heavily wooded at the curve on a dirt road. Condo Subdivision "site Condo"; Association Fees; Summer Tax Due: \$14.83		\$785.76	
1831	Parcel ID: 010-746-217-00; Legal Description: Property exempt from Ad Valorem taxes and assessed on the Special Act Roll pursuant to PA 261 of 2003 expiring 12/31/2022. T18N R5W SEC 27 . LOT 1217 WHITE BIRCH LAKES OF CLARE #6. Comments: Gated community with a clubhouse. This property is at the end of a dead end dirt road. Primarily wooded but not too heavy. Condo Subdivision "site Condo"; Association Fees; Summer Tax Due: \$27.14		\$967.61	
1832	Parcel ID: 013-080-012-00; Legal Description: T17N R6W SEC 25 6143 W ROCK RD LOTS 12 & 13 BLUFF LAKE SUB PLAT OF. Comments: Occupied or recently. Lots of stuff and trash. Trails around house and looks to be "looked after" at least. Small neighborhood with Lake access I do believe. Personal Property; Sanitation Issues And Garbage; Occupied; Dnvi; Summer Tax Due: \$94.48	6143 W ROCK RD LAKE;	\$1578.76	
1833	Parcel ID: 013-080-053-50; Legal Description: T17N R6W SEC 25 6112 W ROCK RD BEG AT NE COR OF LOT 53 BLUFF LAKE SUB PLAT OF TH W ALG N L 60 FT TH S = TO E L OF LOT 53 100 FT TH E 60 FT TH N ALG E L OF LOT 53 100 FT TO POB. Comments: House is in very poor condition. Can't tell foundation (issues obviously) but probably slab. Lots of debris, lots of trash. Good location for snowmobiling (close to trail 30). Dnvi; Sanitation Issues And Garbage; Personal Property; Roof Issues; Animal Damaged; Dangerous Building; Summer Tax Due: \$105.11	6112 W ROCK RD LAKE;	\$2288.99	
1834	Parcel ID: 013-180-074-00; Legal Description: T17N R6W SEC 34 . LOT 74 GRAY LAKE SUB. Comments: Mostly wooded lot. 75 x 195 I would think buildable but low land so do your research. Nice neighborhood with mostly small houses and cabins. Summer Tax Due: \$12.92		\$811.20	
1835	Parcel ID: 013-380-034-00; Legal Description: T17N R6W SEC 22 530 WOODLAND DR LOT 34 PETERSONS RESORT NO TWO. Comments: Small heavily wooded lot near corner. Probably not buildable but don't quote me, Please do your research with the local unit assessor/zoning on your plan. Unbuildable Lands / Too Small; Summer Tax Due: \$28.09	530 WOODLAND DR LAKE;	\$949.38	
1836	Parcel ID: 014-300-041-00; Legal Description: T17N R5W SEC 6 6040 HICKS DR LOT 41 HILL HAVEN NO 1. Comments: House is in bad shape. Boarded and growing more moss on roof than shingles are left I think. Yard cluttered with garbage and old stuff. Did not go inside. Neighborhood Ok Dnvi; Sanitation Issues And Garbage; Roof Issues; Personal Property; Boarded; Summer Tax Due: \$111.41	6040 HICKS DR LAKE;	\$1908.62	
1837	Parcel ID: 015-200-008-00; Legal Description: T17N R4W SEC 9 . LOT 8 FIVE LAKES SUB. Comments: This lot looks pretty swampy. Not sure exactly how much is on property but definitely some. Large trees and nice subdivision with lake houses and cottages. Terrain Challenged; Swamp Lot; Wetland Indicators; Summer Tax Due: \$12.84		\$756.10	

Clare DNR

Lot #	Lot Information	Address	Min. Bid	Sold For
10007	<p>Parcel ID: 003-016-300-08; Legal Description: N1/2 OF SW1/4 AND SE1/4 OF NW1/4</p> <p>Comments: THIS PROPERTY IS LANDLOCKED. IT IS LOCATED ALONGSIDE THE 127 HIGHWAY ROW (BUT THAT IS NOT LEGAL ACCESS) AND NORTH OF HASKELL LAKE ROAD. IF YOU WANT TO GET A LEGAL EASEMENT TO THE PROPERTY YOU WILL NEED TO GET ONE FROM AN ADJACENT LANDOWNER. NORMALLY YOU CAN GET A LIST OF THESE LANDOWNERS FROM THE CLARE COUNTY EQUALIZATION DEPT. THE PROPERTY IS ABOUT 70% MARSHLAND WITH ISOLATED FORESTED UPLANDS SCATTED THROUGHOUT. AS A RESULT THE PROPERTY IS LIKELY SUITED FOR RECREATIONAL USES (I.E. HUNTING). THIS PARCEL IS LOCATED ABOUT 8 MILES NORTH OF HARRISON MI NEAR THE INTERSECTION OF N BASS LAKE AND E HASKELL LAKE ROADS. MORE SPECIFICALLY THE PROPERTY IS LOCATED ABOUT 1320 FEET NE OF THE PREVIOUSLY DESCRIBED INTERSECTION AND IS SURROUNDED BY PRIVATE OWNERSHIP. THE EASTERN PROPERTY LINE IS US-127. Dnr Aa;</p> <p>Summer Tax Due: TBA</p>		\$55700.00	
10008	<p>Parcel ID: 18-004-006-100-02; Legal Description: E1/2 OF NW1/4 Comments: THE PROPERTY RECENTLY EXPERIENCED A SELECTIVE TIMBER HARVEST IN 2014. IN ADDITION THE PROPERTY IS SURROUNDED BY PRIVATE LANDOWNERS. THERE ARE DNR TRAILS THAT LEAD TO THE PROPERTY FROM THE NORTH IN ROSCOMMON CO. THAT BEING SAID THERE ARE MILES OF TRAILS AND THE DNR IS NOT WILLING TO ISSUE AN EASEMENT TO A BUYER. IN ORDER TO LEGALLY ACCESS THE PROPERTY YOU WILL NEED TO ACQUIRE A LEGAL EASEMENT FROM ONE OF THE ADJACENT LANDOWNERS TO THE SOUTH. ZONING AND BUILDING REQUIREMENT QUESTIONS SHOULD BE DIRECTED TO FRANKLIN TOWNSHIP AT (989)246-0692. THE PROPERTY IS LOCATED ABOUT 12 MILES NE OF HARRISON AND 18 MILES S OF HOUGHTON LAKE. MORE SPECIFICALLY THE PARCEL IS NEAR THE INTERSECTION OF CORNWELL AVE. AND PIERCE ROAD. Dnr Aa; Dnr Min;</p> <p>Summer Tax Due: TBA</p>		\$33000.00	

Lake

Lot #	Lot Information	Address	Min. Bid	Sold For
3200	Parcel ID: 04-311-021-00; Legal Description: LOT 21 BLK 11 LAKELAND HEIGHTS. Summer Tax Due: \$1.21	IRONS;	\$591.00	
3201	Parcel ID: 06-016-010-00; Legal Description: PART NW 1/4 NW 1/4 BEG 240 FT S OF NW COR OF SEC, E125 FT S 50 FT W 125 FT N TO POB. SEC 16 T19N R13W. .15 A Comments: Small (6000 sft) parcel near Peacock. 50' x 125' in size. There has been a fire here that wiped out the small home, but a 1.5 car storage building remains but it needs some work. The value here is in the well, septic and other improvements, as they may be, if any. What is left is a footing and not really much of a basement of any kind. Scoop and grade and you're back to a blank slate. Summer Tax Due: \$56.16	3950 N PEACOCK TR;	\$2050.00	
3202	Parcel ID: 10-300-011-00; Legal Description: LOT 11 EASTGATE PARK. Comments: Older mobile home on a platted lot east of Idlewild, just north of US 10. The bad news is that the roof is bad and has been that way for some time. Interior is stanky and wet. The GOOD news is that the tongue is still attached, and there may be a well and septic here that could be repurposed. Mobile is overgrown and a tree has fallen on the roof. Roof Issues; Mobile Home; Summer Tax Due: \$52.25	5883 S CV BRANCH RD;	\$1501.00	
3203	Parcel ID: 10-600-036-00; Legal Description: LOTS 36, 37, & 38 EASTGATE PARK. Comments: Triple platted lot contains two mobile homes in need of work. They're well secured, so we didn't see inside. There are actually THREE mobiles grouped together inside a fenced area here ... you be glad you don't get the third one also ... she's rough. These two have some issues (most old mobiles do) but they appear to be secure. It is likely that these sdhare a common well and septic. We only saw one power service here. There are almost certainly roof and frozen plumbing issues here. Dnvi; Mobile Home; Summer Tax Due: \$139.41	5864 S CV BRANCH RD;	\$2701.00	
3204	Parcel ID: 11-250-079-01; Legal Description: LOTS 79 TO 81 INC. UND INT LOT 4 GOVERNMENT LAKE. Comments: Just off M-37 north of Baldwin. Irregular shaped lot across the street from popular Government Lake. "Camping is allowed BY PERMIT on vacant parcels in Webber Township. See the requirements on the township website: Summer Tax Due: \$43.79	Win Road @ W Sally Circle;	\$1381.00	
3205	Parcel ID: 11-322-018-00; Legal Description: LOT 18 BLK 22 LAKELAND ACRES #1. Comments: "Camping is allowed BY PERMIT on vacant parcels in Webber Township. See the requirements on the township website: Summer Tax Due: \$2.44		\$772.00	
3206	Parcel ID: 11-322-031-00; Legal Description: LOTS 31 TO 34 INC BLK 22 LAKELAND ACRES NO 1. Comments: "Camping is allowed BY PERMIT on vacant parcels in Webber Township. See the requirements on the township website: Summer Tax Due: \$9.99		\$811.00	
3207	Parcel ID: 11-329-011-00; Legal Description: LOTS 11,12 BLK 29 LAKELAND ACRES #1. Comments: "Camping is allowed BY PERMIT on vacant parcels in Webber Township. See the requirements on the township website: Summer Tax Due: \$4.98		\$805.00	
3208	Parcel ID: 11-329-013-00; Legal Description: LOTS 13 & 14 BLK 29 LAKELAND ACRES #1. Comments: "Camping is allowed BY PERMIT on vacant parcels in Webber Township. See the requirements on the township website: Summer Tax Due: \$2.02		\$766.00	
3209	Parcel ID: 11-339-001-01; Legal Description: PROPERTY EXEMPT FROM AD VALOREM TAXES AND ASSESSED ON THE SPECIAL ACT ROLL PURSUANT TO PA 261 OF 2003 EXPIRING 12/30/2021. LOTS 1 TO 5 INCLUSIVE BLOCK 39 LAKELAND ACRES #1. COMBINED ON 06/16/2016 FROM 11-339-001-00, 11-339-003-02, 11-339-004-00, 11-339-005-00; Comments: "Camping is allowed BY PERMIT on vacant parcels in Webber Township. See the requirements on the township website: Summer Tax Due: \$13.74		\$919.00	
3210	Parcel ID: 11-349-012-00; Legal Description: LOT 12,BLK 49 LAKELAND ACRES #2. Comments: "Camping is allowed BY PERMIT on vacant parcels in Webber Township. See the requirements on the township website: Summer Tax Due: \$2.44		\$772.00	

3211	Parcel ID: 11-350-012-00; Legal Description: LOT 12 BLK 50 LAKE LAND ACRES # 2 Comments: "Camping is allowed BY PERMIT on vacant parcels in Webber Township. See the requirements on the township website: Summer Tax Due: \$2.44		\$733.00	
3212	Parcel ID: 11-350-026-00; Legal Description: LOTS 26,27,28 BLK 50 LAKE LAND ACRES #2. Comments: "Camping is allowed BY PERMIT on vacant parcels in Webber Township. See the requirements on the township website: Summer Tax Due: \$7.49		\$838.00	
3213	Parcel ID: 11-396-016-00; Legal Description: LOTS 16 TO 19 INC BLK 96 LAKE LAND ACRES #3. Comments: "Camping is allowed BY PERMIT on vacant parcels in Webber Township. See the requirements on the township website: Summer Tax Due: \$9.99		\$871.00	
3214	Parcel ID: 11-397-010-00; Legal Description: LOTS 10,11 BLK 97 LAKE LAND ACRES #3. Comments: "Camping is allowed BY PERMIT on vacant parcels in Webber Township. See the requirements on the township website: Summer Tax Due: \$4.98		\$812.00	
3215	Parcel ID: 11-397-048-00; Legal Description: LOTS 48,49 & 50 BLK 97 LAKE LAND ACRES #3 Comments: "Camping is allowed BY PERMIT on vacant parcels in Webber Township. See the requirements on the township website: Summer Tax Due: \$7.49		\$838.00	
3216	Parcel ID: 11-398-001-01; Legal Description: LOTS 1 TO 5 INCLUSIVE & LOT 50, BLK 98 LAKE LAND ACRES #3. Comments: Older (60's) mobile home on 1/3rd acre just north of Baldwin and off M-37 about a block. Has a steel roof. This was occupied last fall and it appears that the power may still be on, so we did not investigate the interior. Appears to be old but intact. Could not see inside as the windows were well covered. "Camping is allowed BY PERMIT on vacant parcels in Webber Township. See the requirements on the township website: Mobile Home; Dnvi; Summer Tax Due: \$60.22	5536 S SUNSET DR BALDWIN;	\$1527.00	
3217	Parcel ID: 11-398-042-00; Legal Description: LOT 42 BLK 98 LAKE LAND ACRES #3. Comments: "Camping is allowed BY PERMIT on vacant parcels in Webber Township. See the requirements on the township website: Summer Tax Due: \$2.44		\$776.00	
3218	Parcel ID: 11-415-003-00; Legal Description: LOTS 3, 4, 39 & 40 BLK 15 LAKEWOODS ACRES. Comments: "Camping is allowed BY PERMIT on vacant parcels in Webber Township. See the requirements on the township website: Summer Tax Due: \$12.28		\$922.00	
3219	Parcel ID: 11-430-008-00; Legal Description: LOTS 8 & 9 BLK 30 LAKEWOODS ACRES #1. Comments: "Camping is allowed BY PERMIT on vacant parcels in Webber Township. See the requirements on the township website: Summer Tax Due: \$20.00		\$1033.00	
3220	Parcel ID: 11-430-015-00; Legal Description: LOTS 15 & 16 BLK 30 LAKEWOODS ACRES #1. Comments: "Camping is allowed BY PERMIT on vacant parcels in Webber Township. See the requirements on the township website: Summer Tax Due: \$20.00		\$1033.00	
3221	Parcel ID: 11-431-015-00; Legal Description: LOTS 15 TO 20 INC BLK 31 LAKEWOODS ACRES #1. Comments: "Camping is allowed BY PERMIT on vacant parcels in Webber Township. See the requirements on the township website: Summer Tax Due: \$17.18		\$995.00	
3222	Parcel ID: 11-431-038-00; Legal Description: LOTS 38 & 39 BLK 31 LAKEWOODS ACRES #1. Comments: "Camping is allowed BY PERMIT on vacant parcels in Webber Township. See the requirements on the township website: Summer Tax Due: \$6.14		\$830.00	
3223	Parcel ID: 11-443-016-00; Legal Description: LOTS 16,17,18 BLK 43 LAKEWOODS ACRES #2 Comments: "Camping is allowed BY PERMIT on vacant parcels in Webber Township. See the requirements on the township website: Summer Tax Due: \$8.58		\$535.00	
3224	Parcel ID: 11-464-001-00; Legal Description: LOTS 1,2,49,50 BLK 64 LAKEWOODS ACRES #3. Comments: "Camping is allowed BY PERMIT on vacant parcels in Webber Township. See the requirements on the township website: Summer Tax Due: \$12.28		\$795.00	

3225	Parcel ID: 11-477-023-00; Legal Description: LOTS 23 TO 25 INC BLOCK 77 LAKEWOODS ACRES #3 Comments: "Camping is allowed BY PERMIT on vacant parcels in Webber Township. See the requirements on the township website: Summer Tax Due: \$8.58		\$700.00	
3226	Parcel ID: 11-493-001-02; Legal Description: LOTS 1 TO 3 INC BLK 93 LAKEWOODS ACRES #4. Comments: "Camping is allowed BY PERMIT on vacant parcels in Webber Township. See the requirements on the township website: Summer Tax Due: \$8.58		\$867.00	
3227	Parcel ID: 11-493-004-00; Legal Description: LOT 4 BLK 93 LAKEWOODS ACRES #4. Comments: "Camping is allowed BY PERMIT on vacant parcels in Webber Township. See the requirements on the township website: Summer Tax Due: \$2.44		\$775.00	
3228	Parcel ID: 11-534-025-00; Legal Description: LOTS 25 & 26 BLK 134 LAKEWOODS ACRES #8. Comments: Raised ranch with a walkout basement on a small lot north of Baldwin just off M-37. This one has been vacant and unmaintained for some time. A vehicle in the driveway has 2015 tags on it and the power meter has been removed. There is substantial degradation to face brick, soffits, the side porch and window ledges. The interior is messy and grubby. This is one to strip and resurface. Has potential, but needs help. The address on the building here does not match local tax records. It is labeled 2467 ... tax rolls say 2637 ... however our GPS takes us to the same place for both numbers.... Summer Tax Due: \$272.91	2637 W YALE AVE BALDWIN;	\$3212.00	
3230	Parcel ID: 13-020-006-00; Legal Description: PART NW 1/4 SE 1/4 NE 1/4 NW 1/4 SE 1/4 NE 1/4 NE 1/4 SW 1/4 SEC 20 T17N R14W. .0097 A. Comments: Lot is a very small .0097 acres Unbuildable Lands / Too Small; Summer Tax Due: \$2.42		\$605.00	
3231	Parcel ID: 13-024-013-00; Legal Description: SW 1/4 NE 1/4 BEG 242' S NW COR TH E 242' S 125' W 242' N 125' TO POB SEC 24 T17N R14W. .70 A. Comments: .70 acres Summer Tax Due: \$11.78		\$711.00	
3232	Parcel ID: 13-106-001-02; Legal Description: LOTS 1 TO 4 INC & 34 BLK 6 CHAIN O LAKES. Summer Tax Due: \$13.43		\$733.00	
3233	Parcel ID: 13-182-001-00; Legal Description: LOTS 1 & 3 BLK 82 CHAIN O LAKES. Summer Tax Due: \$3.78		\$622.00	
3234	Parcel ID: 13-193-038-00; Legal Description: LOTS 38 TO 41 INC BLK 93 CHAIN O LAKES. Comments: Small cabin near the Star Lakes, west of Baldwin. Bedroom/living room, kitchen, bath and storage to the rear which could become a separate bedroom area. A porch or addition of some kind to the west side has been removed and rough covered. There has been some vandalism and there is evidence of freeze damage. Small shed/outbuilding. The road here is a little rutty. Don't bring the corvette. With a little elbow grease this could be a decent weekender. Space heated with bottle gas. Summer Tax Due: \$155.50	8417 W BOWLING GREEN BLVD BALDWIN;	\$1572.00	
3235	Parcel ID: 13-201-015-00; Legal Description: LOTS 15 TO 17 INC BLK 101 CHAIN O LAKES. Summer Tax Due: \$7.97		\$677.00	
3236	Parcel ID: 13-203-013-00; Legal Description: LOTS 13,14,15 & 16 BLK 103 CHAIN O LAKES. Summer Tax Due: \$7.74		\$419.00	
3237	Parcel ID: 13-270-015-00; Legal Description: LOT 15 BLK 170 SUP PLAT CHAIN O LAKES. Summer Tax Due: \$1.58		\$593.00	
3238	Parcel ID: 13-558-018-00; Legal Description: LOT 18 BLK 18 LAKEVIEW. Summer Tax Due: \$1.30		\$588.00	

3239	Parcel ID: 14-019-018-00; Legal Description: E 1/2 W 1/4 SE 1/4 BEG 2053' W OF E 1/4 COR., W 115', S 1319', E 115', N 2 DEG W 1320' TO POB SEC 19 T17N R13W. 3.48 A M/L Comments: Older modular/prefab home on a 3.5 acre parcel. This isn't actively occupied, but appears to have regular visitation and still has personal property including vehicles around. There are a couple of outbuildings that are worth preserving. This one will need a general cleanout and resurfacing. Not far from the popular Star Lakes area. Parcel has 115' feet on the road and runs 1/4 mile deep. Level, wooded lands. Personal Property; Dnvi; Summer Tax Due: \$232.82	5447 W 76TH ST BALDWIN;	\$4001.00	
3240	Parcel ID: 14-044-003-00; Legal Description: LOTS 3,4,5 BLOCK 124 LAKEWOODS ACRES #5. Summer Tax Due: \$6.52		\$549.00	
3241	Parcel ID: 14-055-064-01; Legal Description: LOT 64 & 65 BLK 5 MARLBOROUGH Summer Tax Due: \$5.60		\$766.00	
3242	Parcel ID: 14-150-030-00; Legal Description: LOT 30 DORSEY'S WOODS. Summer Tax Due: \$5.16		\$850.00	
3243	Parcel ID: 14-150-106-00; Legal Description: LOTS 106 & 107 DORSEY'S WOODS. Comments: One story ranch style home. Has a yard brimming with "man stuff". Appears to be in generally sound condition, however it is OCCUPIED and we did not have the opportunity to view it up close for that reason. You'll want to make your own assessment from curbside. Located on a dead end gravel street. Personal Property; Occupied; Dnvi; Summer Tax Due: \$265.10	7215 S KIDD BLVD BALDWIN;	\$3435.00	
3244	Parcel ID: 14-215-041-00; Legal Description: LOTS 41 & 42 BLK 15 IDLEWILD HEIGHTS #1. Summer Tax Due: \$4.87		\$849.00	
3245	Parcel ID: 14-218-003-01; Legal Description: PROPERTY EXEMPT FROM AD VALOREM TAXES AND ASSESSED ON THE SPECIAL ACT ROLL PURSUANT TO PA 261 OF 2003 EXPIRING 12/30/2021. LOTS 3 TO 11 INCLUSIVE BLOCK 18 IDLEWILD HEIGHTS #1. SPLIT/COMBINED ON 08/15/2016 FROM 14-218-003-00, 14-218-005-00, 14-218-006-01, 14-218-008-01, 14-218-018-00; Summer Tax Due: \$20.78		\$1078.00	
3246	Parcel ID: 14-218-016-01; Legal Description: PROPERTY EXEMPT FROM AD VALOREM TAXES AND ASSESSED ON THE SPECIAL ACT ROLL PURSUANT TO PA 261 OF 2003 EXPIRING 12/30/2021. LOTS 16 TO 18 INCLUSIVE BLOCK 18 IDLEWILD HEIGHTS #1. SPLIT/COMBINED ON 08/15/2016 FROM 14-218-003-00, 14-218-005-00, 14-218-006-01, 14-218-008-01, 14-218-018-00; Summer Tax Due: \$6.47		\$876.00	
3247	Parcel ID: 14-218-020-01; Legal Description: PROPERTY EXEMPT FROM AD VALOREM TAXES AND ASSESSED ON THE SPECIAL ACT ROLL PURSUANT TO PA 261 OF 2003 EXPIRING 12/30/2021. LOT 20 BLOCK 18 DLEWILD HEIGHTS #1. SPLIT ON 08/15/2016 FROM 14-218-003-00, 14-218-005-00, 14-218-006-01, 14-218-008-01, 14-218-018-00; Summer Tax Due: \$2.40		\$819.00	
3248	Parcel ID: 14-241-001-00; Legal Description: LOTS 1,2,3 BLOCK 1 IDLEWILD TERRACE. Comments: Small waterfront parcel on Waterway Lake, on Forman Road. Parcel is a south-facing hillside, and the lower plateau is about 7 feet below Forman Road. This parcel is irregular in shape and about 1/4 acre. It may not be large enough to build on, buit camping IS allowed on parcels here! Has frontage on both Forman Road and 68th Street! Summer Tax Due: \$28.77	S Forman Road @ 68th Street;	\$1191.00	
3249	Parcel ID: 14-293-013-00; Legal Description: LOT 13 BLOCK 53 IDLEWILD TERRACE #1. Summer Tax Due: \$1.20		\$805.00	
3250	Parcel ID: 14-300-019-00; Legal Description: LOTS 19 & 20 BLK 70 IDLEWILD TERRACE #3. Summer Tax Due: \$5.08		\$606.00	
3251	Parcel ID: 14-313-037-01; Legal Description: LOTS 37 BLOCK 83 IDLEWILD TERRACE #3. Summer Tax Due: \$1.22		\$809.00	
3252	Parcel ID: 14-313-044-00; Legal Description: LOTS 44 TO 48 INC BLK 83 IDLEWILD TERRACE #3. Summer Tax Due: \$8.69		\$917.00	

3253	Parcel ID: 14-315-033-00; Legal Description: LOTS 33 TO 36 INC BLK 85 IDLEWILD TERRACE #3. Summer Tax Due: \$6.20		\$869.00	
3254	Parcel ID: 14-316-001-03; Legal Description: Property exempt from Ad Valorem taxes and assessed on the Special Act Roll pursuant to PA 261 of 2003 expiring 12/30/2021. LOTS 1 TO 5 INCLUSIVE BLOCK 86 IDLEWILD TERRACE #3 COMBINED ON 06/09/2016 FROM 14-316-001-02, 14-316-002-00, 14-316-003-00, 14-316-004-00, 14-316-005-00; Summer Tax Due: \$8.69		\$916.00	
3255	Parcel ID: 14-316-021-00; Legal Description: LOTS 21,22,23 BLOCK 86 IDLEWILD TERRACE #3. Summer Tax Due: \$4.95		\$815.00	
3256	Parcel ID: 14-322-023-00; Legal Description: LOTS 23 & 24 BLK 92 IDLEWILD TERRACE #3. Summer Tax Due: \$3.60		\$844.00	
3257	Parcel ID: 14-323-001-00; Legal Description: LOTS 1,2,49,50 BLOCK 93 IDLEWILD TERRACE #3. Summer Tax Due: \$3.89		\$839.00	
3258	Parcel ID: 14-323-046-00; Legal Description: LOT 46 BLOCK 93 IDLEWILD TERRACE #3. Summer Tax Due: \$1.22		\$805.00	
3259	Parcel ID: 14-625-023-00; Legal Description: LOTS 23, 24 & 25 BLOCK 5 THOMPSON'S TERRACE Summer Tax Due: \$6.20		\$893.00	
3260	Parcel ID: 15-001-002-00; Legal Description: S 1/2 S 1/2 NE 1/4 EXC RR R/W SEC 1 T17N R12W. 36.75 A. Comments: This parcel runs 2640' feet east-west, and 660' feet north-south, beginning at State Road on the east. US 10 crosses this parcel diagonally from NW > SE, and the parcel has about 1500' feet of frontage on BOTH SIDES of the hiway. There is a reduction in net acreage resulting from the hiway r/o/w as well as the riding and hiking trail that was a railroad grade in the day. Parcel is rolling uplands and nicely wooded. USGS topo maps do not indicate there being any marshlands here at all. There are a million potential uses for a high visibility parcel like this. There IS a road (Del Vandall Road) that accesses the part of this property that is south of US 10 Once there, look for the pink survey tape marking the E side corner, and an orange stake further up marking the W side corner also. There is a trail half way across that leads to an abandoned camper. Just past that is another pink marker showing the approximate SOUTH line of the entire parcel. We did not find any trails into the north parcel other than a powerline that crosses the NE corner. At the top of the hill (State Road) you will notice a couple of large rocks and a red spot painted on a tree ... that's the approximate NORTH line of the entire parcel. "Camping is allowed BY PERMIT on vacant parcels in Yates Township. From the zoning ordinance on the township website: Summer Tax Due: \$194.65	US 10 / Del Vandall Road;	\$3723.00	
3261	Parcel ID: 15-088-034-00; Legal Description: LOT 34 BLK 8 GLEASONS ADDITION TO IDLEWILD. Comments: "Camping is allowed BY PERMIT on vacant parcels in Yates Township. From the zoning ordinance on the township website: 1.) Owner camping (travel trailers) permits on your own land. Permits for recreational purposes can be issued, but not as a dwelling. A permit shall be issued only after submission of proof satisfactory to the Enforcement Officer showing that a proper toilet and sanitary facilities are available for use of the occupants, no fire hazard will be created and that no overcrowding will result from the use at the proposed location. The permit shall be valid only for the location designated thereon and for a period of not to exceed 120 days in one calendar year. You may use the 120 days all at one time, or break up the placements so as not to exceed 120 days. You may not store your camper on your property. There is a Minimum lot size. IT WILL REQUIRE 4 ADJACENT LOTS. Please check this before you bid. Summer Tax Due: \$2.41		\$787.00	

3262	<p>Parcel ID: 15-110-045-00; Legal Description: LOTS 45 & 46 BLK 10 IDLEWILD.</p> <p>Comments: "Camping is allowed BY PERMIT on vacant parcels in Yates Township. From the zoning ordinance on the township website: 1.) Owner camping (travel trailers) permits on your own land. Permits for recreational purposes can be issued, but not as a dwelling. A permit shall be issued only after submission of proof satisfactory to the Enforcement Officer showing that a proper toilet and sanitary facilities are available for use of the occupants, no fire hazard will be created and that no overcrowding will result from the use at the proposed location. The permit shall be valid only for the location designated thereon and for a period of not to exceed 120 days in one calendar year. You may use the 120 days all at one time, or break up the placements so as not to exceed 120 days. You may not store your camper on your property. There is a Minimum lot size. IT WILL REQUIRE 4 ADJACENT LOTS. Please check this before you bid.</p> <p>Summer Tax Due: \$2.80</p>		\$791.00	
3263	<p>Parcel ID: 15-110-047-00; Legal Description: LOTS 47 & 48 BLK 10 IDLEWILD.</p> <p>Comments: "Camping is allowed BY PERMIT on vacant parcels in Yates Township. From the zoning ordinance on the township website: 1.) Owner camping (travel trailers) permits on your own land. Permits for recreational purposes can be issued, but not as a dwelling. A permit shall be issued only after submission of proof satisfactory to the Enforcement Officer showing that a proper toilet and sanitary facilities are available for use of the occupants, no fire hazard will be created and that no overcrowding will result from the use at the proposed location. The permit shall be valid only for the location designated thereon and for a period of not to exceed 120 days in one calendar year. You may use the 120 days all at one time, or break up the placements so as not to exceed 120 days. You may not store your camper on your property. There is a Minimum lot size. IT WILL REQUIRE 4 ADJACENT LOTS. Please check this before you bid.</p> <p>Summer Tax Due: \$3.91</p>		\$808.00	
3264	<p>Parcel ID: 15-117-005-00; Legal Description: LOTS 5 TO 8 INC BLK 17 IDLEWILD.</p> <p>Comments: This one has been leaking for a long time. It has transmitted its damage to the sill plates in a couple of areas and will require extensive work to make those solid again. The rear roof eave is in particularly bad shape. Has raccoons and other critters inhabiting the inside. Side yard contains an abandoned camper and other odds and ends. We do *not* have title to the camper and cannot sell (or give) it to you. But it DOES have a dish for SaTV. Roof Issues;</p> <p>Summer Tax Due: \$92.80</p>	1396 E HALL ST;	\$1971.00	
3265	<p>Parcel ID: 15-135-026-00; Legal Description: LOTS 26 TO 30 INC BLK 35 IDLEWILD. Comments: "Camping is allowed BY PERMIT on vacant parcels in Yates Township. From the zoning ordinance on the township website: 1.) Owner camping (travel trailers) permits on your own land. Permits for recreational purposes can be issued, but not as a dwelling. A permit shall be issued only after submission of proof satisfactory to the Enforcement Officer showing that a proper toilet and sanitary facilities are available for use of the occupants, no fire hazard will be created and that no overcrowding will result from the use at the proposed location. The permit shall be valid only for the location designated thereon and for a period of not to exceed 120 days in one calendar year. You may use the 120 days all at one time, or break up the placements so as not to exceed 120 days. You may not store your camper on your property. There is a Minimum lot size. IT WILL REQUIRE 4 ADJACENT LOTS. Please check this before you bid.</p> <p>Summer Tax Due: \$10.50</p>		\$909.00	
3266	<p>Parcel ID: 15-156-030-00; Legal Description: LOTS 30 TO 33 INC BLK 56 IDLEWILD. Comments: "Camping is allowed BY PERMIT on vacant parcels in Yates Township. From the zoning ordinance on the township website: 1.) Owner camping (travel trailers) permits on your own land. Permits for recreational purposes can be issued, but not as a dwelling. A permit shall be issued only after submission of proof satisfactory to the Enforcement Officer showing that a proper toilet and sanitary facilities are available for use of the occupants, no fire hazard will be created and that no overcrowding will result from the use at the proposed location. The permit shall be valid only for the location designated thereon and for a period of not to exceed 120 days in one calendar year. You may use the 120 days all at one time, or break up the placements so as not to exceed 120 days. You may not store your camper on your property. There is a Minimum lot size. IT WILL REQUIRE 4 ADJACENT LOTS. Please check this before you bid.</p> <p>Summer Tax Due: \$8.73</p>		\$871.00	

3267	<p>Parcel ID: 15-162-015-00; Legal Description: LOTS 15 TO 18 INC BLK 62 IDLEWILD. Comments: "Camping is allowed BY PERMIT on vacant parcels in Yates Township. From the zoning ordinance on the township website: 1.) Owner camping (travel trailers) permits on your own land. Permits for recreational purposes can be issued, but not as a dwelling. A permit shall be issued only after submission of proof satisfactory to the Enforcement Officer showing that a proper toilet and sanitary facilities are available for use of the occupants, no fire hazard will be created and that no overcrowding will result from the use at the proposed location. The permit shall be valid only for the location designated thereon and for a period of not to exceed 120 days in one calendar year. You may use the 120 days all at one time, or break up the placements so as not to exceed 120 days. You may not store your camper on your property</p> <p>Summer Tax Due: \$8.23</p>		\$862.00	
3268	<p>Parcel ID: 15-187-013-00; Legal Description: LOTS 13 & 14 BLK 87 IDLEWILD Comments: Small two bedroom concrete block house in Idlewild. This place is solidly built and has a not-too-ancient roof. There is some amateurish finish work inside, but TBH we would strip it and start over. This property has been ordered vacated by the health department, so that are likely issues with the septic or other similar things at play here that you will want to investigate. On a dead end street with no neighbors. We *thing* the well may be in a pit outside the side door. Street is known as Birchwood west of here ... Biorch Run this side of Broadway Street. Some of the ceiling drywall is down ... but it's not leaking. That usually means raccoons :) Built like a fort. Idlewild</p> <p>Summer Tax Due: \$120.50</p>	1565 E BIRCHRUN AVE;	\$1690.00	
3269	<p>Parcel ID: 15-197-009-06; Legal Description: LOTS 9 TO 14 INCLUSIVE & LOTS 41 TO 50 INCLUSIVE, BLOCK 97 IDLEWILD #1. Comments: Parcel is roughly one acre in size and has frontage on US-10 just east of Idlewild. Property runs to the rear to E Tamarack Street. This property may hold some excellent commercial potential depending on the zoning. Structure is concrete block and appears to be very sturdy and worthy of rehabilitation. Roof is not ancient, but the eaves are open to critters in places. The right front addition may have been a one car garage at one time, and there is some damage about bumper high on one side. This property is overgrown and with some clean up has potential. The power service has been dropped by the utility provider.</p> <p>Summer Tax Due: \$214.88</p>	1669 E US 10 IDLEWILD;	\$4729.00	
3270	<p>Parcel ID: 15-212-010-01; Legal Description: LOTS 10,11 & 16 TO 19 INC & 35 BLK 112 IDLEWILD #1. Comments: "Camping is allowed BY PERMIT on vacant parcels in Yates Township. From the zoning ordinance on the township website: 1.) Owner camping (travel trailers) permits on your own land. Permits for recreational purposes can be issued, but not as a dwelling. A permit shall be issued only after submission of proof satisfactory to the Enforcement Officer showing that a proper toilet and sanitary facilities are available for use of the occupants, no fire hazard will be created and that no overcrowding will result from the use at the proposed location. The permit shall be valid only for the location designated thereon and for a period of not to exceed 120 days in one calendar year. You may use the 120 days all at one time, or break up the placements so as not to exceed 120 days. You may not store your camper on your property. There is a Minimum lot size. IT WILL REQUIRE 4 ADJACENT LOTS. Please check this before you bid.</p> <p>Summer Tax Due: \$14.49</p>		\$970.00	
3271	<p>Parcel ID: 15-232-022-01; Legal Description: LOTS 22 & 30 TO 33 INCLUSIVE BLOCK 132 IDLEWILD #2. Comments: "Camping is allowed BY PERMIT on vacant parcels in Yates Township. From the zoning ordinance on the township website: 1.) Owner camping (travel trailers) permits on your own land. Permits for recreational purposes can be issued, but not as a dwelling. A permit shall be issued only after submission of proof satisfactory to the Enforcement Officer showing that a proper toilet and sanitary facilities are available for use of the occupants, no fire hazard will be created and that no overcrowding will result from the use at the proposed location. The permit shall be valid only for the location designated thereon and for a period of not to exceed 120 days in one calendar year. You may use the 120 days all at one time, or break up the placements so as not to exceed 120 days. You may not store your camper on your property. There is a Minimum lot size. IT WILL REQUIRE 4 ADJACENT LOTS. Please check this before you bid.</p> <p>Summer Tax Due: \$11.03</p>		\$904.00	

3272	<p>Parcel ID: 15-232-024-00; Legal Description: LOTS 24 BLK 132 IDLEWILD #2.</p> <p>Comments: "Camping is allowed BY PERMIT on vacant parcels in Yates Township. From the zoning ordinance on the township website: 1.) Owner camping (travel trailers) permits on your own land. Permits for recreational purposes can be issued, but not as a dwelling. A permit shall be issued only after submission of proof satisfactory to the Enforcement Officer showing that a proper toilet and sanitary facilities are available for use of the occupants, no fire hazard will be created and that no overcrowding will result from the use at the proposed location. The permit shall be valid only for the location designated thereon and for a period of not to exceed 120 days in one calendar year. You may use the 120 days all at one time, or break up the placements so as not to exceed 120 days. You may not store your camper on your property. There is a Minimum lot size. IT WILL REQUIRE 4 ADJACENT LOTS. Please check this before you bid.</p> <p>Summer Tax Due: \$2.41</p>		\$783.00	
3273	<p>Parcel ID: 15-255-018-01; Legal Description: LOT 18 BLK 155 IDLEWILD #2.</p> <p>Comments: "Camping is allowed BY PERMIT on vacant parcels in Yates Township. From the zoning ordinance on the township website: 1.) Owner camping (travel trailers) permits on your own land. Permits for recreational purposes can be issued, but not as a dwelling. A permit shall be issued only after submission of proof satisfactory to the Enforcement Officer showing that a proper toilet and sanitary facilities are available for use of the occupants, no fire hazard will be created and that no overcrowding will result from the use at the proposed location. The permit shall be valid only for the location designated thereon and for a period of not to exceed 120 days in one calendar year. You may use the 120 days all at one time, or break up the placements so as not to exceed 120 days. You may not store your camper on your property. There is a Minimum lot size. IT WILL REQUIRE 4 ADJACENT LOTS. Please check this before you bid.</p> <p>Summer Tax Due: \$2.41</p>		\$783.00	
3274	<p>Parcel ID: 15-296-016-00; Legal Description: LOTS 16 TO 19 INC BLK 196 IDLEWILD #3. Comments: "Camping is allowed BY PERMIT on vacant parcels in Yates Township. From the zoning ordinance on the township website: 1.) Owner camping (travel trailers) permits on your own land. Permits for recreational purposes can be issued, but not as a dwelling. A permit shall be issued only after submission of proof satisfactory to the Enforcement Officer showing that a proper toilet and sanitary facilities are available for use of the occupants, no fire hazard will be created and that no overcrowding will result from the use at the proposed location. The permit shall be valid only for the location designated thereon and for a period of not to exceed 120 days in one calendar year. You may use the 120 days all at one time, or break up the placements so as not to exceed 120 days. You may not store your camper on your property. There is a Minimum lot size. IT WILL REQUIRE 4 ADJACENT LOTS. Please check this before you bid.</p> <p>Summer Tax Due: \$5.65</p>		\$512.00	
3275	<p>Parcel ID: 15-315-042-00; Legal Description: LOT 42 BLK 215 IDLEWILD #3.</p> <p>Comments: "Camping is allowed BY PERMIT on vacant parcels in Yates Township. From the zoning ordinance on the township website: 1.) Owner camping (travel trailers) permits on your own land. Permits for recreational purposes can be issued, but not as a dwelling. A permit shall be issued only after submission of proof satisfactory to the Enforcement Officer showing that a proper toilet and sanitary facilities are available for use of the occupants, no fire hazard will be created and that no overcrowding will result from the use at the proposed location. The permit shall be valid only for the location designated thereon and for a period of not to exceed 120 days in one calendar year. You may use the 120 days all at one time, or break up the placements so as not to exceed 120 days. You may not store your camper on your property. There is a Minimum lot size. IT WILL REQUIRE 4 ADJACENT LOTS. Please check this before you bid.</p> <p>Summer Tax Due: \$2.41</p>		\$787.00	

3276	<p>Parcel ID: 15-336-002-00; Legal Description: LOT 2 BLK 236 IDLEWILD #3.</p> <p>Comments: "Camping is allowed BY PERMIT on vacant parcels in Yates Township. From the zoning ordinance on the township website: 1.) Owner camping (travel trailers) permits on your own land. Permits for recreational purposes can be issued, but not as a dwelling. A permit shall be issued only after submission of proof satisfactory to the Enforcement Officer showing that a proper toilet and sanitary facilities are available for use of the occupants, no fire hazard will be created and that no overcrowding will result from the use at the proposed location. The permit shall be valid only for the location designated thereon and for a period of not to exceed 120 days in one calendar year. You may use the 120 days all at one time, or break up the placements so as not to exceed 120 days. You may not store your camper on your property. There is a Minimum lot size. IT WILL REQUIRE 4 ADJACENT LOTS. Please check this before you bid.</p> <p>Summer Tax Due: \$1.35</p>		\$769.00	
3277	<p>Parcel ID: 15-384-026-00; Legal Description: LOTS 26 TO 32 INC BLK 284 IDLEWILD #4. Comments: "Camping is allowed BY PERMIT on vacant parcels in Yates Township. From the zoning ordinance on the township website: 1.) Owner camping (travel trailers) permits on your own land. Permits for recreational purposes can be issued, but not as a dwelling. A permit shall be issued only after submission of proof satisfactory to the Enforcement Officer showing that a proper toilet and sanitary facilities are available for use of the occupants, no fire hazard will be created and that no overcrowding will result from the use at the proposed location. The permit shall be valid only for the location designated thereon and for a period of not to exceed 120 days in one calendar year. You may use the 120 days all at one time, or break up the placements so as not to exceed 120 days. You may not store your camper on your property. There is a Minimum lot size. IT WILL REQUIRE 4 ADJACENT LOTS. Please check this before you bid.</p> <p>Summer Tax Due: \$15.00</p>		\$954.00	
3278	<p>Parcel ID: 15-384-035-00; Legal Description: LOTS 35 TO 46 INC BLK 284 IDLEWILD #4. Comments: "Camping is allowed BY PERMIT on vacant parcels in Yates Township. From the zoning ordinance on the township website: 1.) Owner camping (travel trailers) permits on your own land. Permits for recreational purposes can be issued, but not as a dwelling. A permit shall be issued only after submission of proof satisfactory to the Enforcement Officer showing that a proper toilet and sanitary facilities are available for use of the occupants, no fire hazard will be created and that no overcrowding will result from the use at the proposed location. The permit shall be valid only for the location designated thereon and for a period of not to exceed 120 days in one calendar year. You may use the 120 days all at one time, or break up the placements so as not to exceed 120 days. You may not store your camper on your property</p> <p>Summer Tax Due: \$26.26</p>		\$1112.00	
3279	<p>Parcel ID: 15-388-017-00; Legal Description: LOTS 17 TO 21 INC BLK 288 IDLEWILD #4. Comments: "Camping is allowed BY PERMIT on vacant parcels in Yates Township. From the zoning ordinance on the township website: 1.) Owner camping (travel trailers) permits on your own land. Permits for recreational purposes can be issued, but not as a dwelling. A permit shall be issued only after submission of proof satisfactory to the Enforcement Officer showing that a proper toilet and sanitary facilities are available for use of the occupants, no fire hazard will be created and that no overcrowding will result from the use at the proposed location. The permit shall be valid only for the location designated thereon and for a period of not to exceed 120 days in one calendar year. You may use the 120 days all at one time, or break up the placements so as not to exceed 120 days. You may not store your camper on your property. There is a Minimum lot size. IT WILL REQUIRE 4 ADJACENT LOTS. Please check this before you bid.</p> <p>Summer Tax Due: \$11.03</p>		\$915.00	
3280	<p>Parcel ID: 15-410-001-01; Legal Description: LOTS 1 TO 7 INC 42 TO 50 INC BLK 310 IDLEWILD #4. Comments: "Camping is allowed BY PERMIT on vacant parcels in Yates Township. From the zoning ordinance on the township website: 1.) Owner camping (travel trailers) permits on your own land. Permits for recreational purposes can be issued, but not as a dwelling. A permit shall be issued only after submission of proof satisfactory to the Enforcement Officer showing that a proper toilet and sanitary facilities are available for use of the occupants, no fire hazard will be created and that no overcrowding will result from the use at the proposed location. The permit shall be valid only for the location designated thereon and for a period of not to exceed 120 days in one calendar year. You may use the 120 days all at one time, or break up the placements so as not to exceed 120 days. You may not store your camper on your property. There is a Minimum lot size. IT WILL REQUIRE 4 ADJACENT LOTS. Please check this before you bid.</p> <p>Summer Tax Due: \$19.38</p>	639 E RICHMOND;	\$1055.00	

3281	<p>Parcel ID: 15-428-021-00; Legal Description: LOTS 21 TO 24 INC BLK 328 IDLEWILD #4. Comments: "Camping is allowed BY PERMIT on vacant parcels in Yates Township. From the zoning ordinance on the township website: 1.) Owner camping (travel trailers) permits on your own land. Permits for recreational purposes can be issued, but not as a dwelling. A permit shall be issued only after submission of proof satisfactory to the Enforcement Officer showing that a proper toilet and sanitary facilities are available for use of the occupants, no fire hazard will be created and that no overcrowding will result from the use at the proposed location. The permit shall be valid only for the location designated thereon and for a period of not to exceed 120 days in one calendar year. You may use the 120 days all at one time, or break up the placements so as not to exceed 120 days. You may not store your camper on your property. There is a Minimum lot size. IT WILL REQUIRE 4 ADJACENT LOTS. Please check this before you bid.</p> <p>Summer Tax Due: \$7.11</p>		\$857.00	
3282	<p>Parcel ID: 15-429-026-00; Legal Description: LOTS 26 TO 30 INC BLK 329 IDLEWILD #4. Comments: "Camping is allowed BY PERMIT on vacant parcels in Yates Township. From the zoning ordinance on the township website: 1.) Owner camping (travel trailers) permits on your own land. Permits for recreational purposes can be issued, but not as a dwelling. A permit shall be issued only after submission of proof satisfactory to the Enforcement Officer showing that a proper toilet and sanitary facilities are available for use of the occupants, no fire hazard will be created and that no overcrowding will result from the use at the proposed location. The permit shall be valid only for the location designated thereon and for a period of not to exceed 120 days in one calendar year. You may use the 120 days all at one time, or break up the placements so as not to exceed 120 days. You may not store your camper on your property. There is a Minimum lot size. IT WILL REQUIRE 4 ADJACENT LOTS. Please check this before you bid.</p> <p>Summer Tax Due: \$7.11</p>		\$847.00	
3283	<p>Parcel ID: 15-442-032-02; Legal Description: LOTS 32 TO 36 BLK 342 IDLEWILD #5. Comments: "Camping is allowed BY PERMIT on vacant parcels in Yates Township. From the zoning ordinance on the township website: 1.) Owner camping (travel trailers) permits on your own land. Permits for recreational purposes can be issued, but not as a dwelling. A permit shall be issued only after submission of proof satisfactory to the Enforcement Officer showing that a proper toilet and sanitary facilities are available for use of the occupants, no fire hazard will be created and that no overcrowding will result from the use at the proposed location. The permit shall be valid only for the location designated thereon and for a period of not to exceed 120 days in one calendar year. You may use the 120 days all at one time, or break up the placements so as not to exceed 120 days. You may not store your camper on your property. There is a Minimum lot size. IT WILL REQUIRE 4 ADJACENT LOTS. Please check this before you bid.</p> <p>Summer Tax Due: \$11.43</p>		\$568.00	
3284	<p>Parcel ID: 15-466-033-00; Legal Description: LOT 33 BLK 366 IDLEWILD #6. Comments: "Camping is allowed BY PERMIT on vacant parcels in Yates Township. From the zoning ordinance on the township website: 1.) Owner camping (travel trailers) permits on your own land. Permits for recreational purposes can be issued, but not as a dwelling. A permit shall be issued only after submission of proof satisfactory to the Enforcement Officer showing that a proper toilet and sanitary facilities are available for use of the occupants, no fire hazard will be created and that no overcrowding will result from the use at the proposed location. The permit shall be valid only for the location designated thereon and for a period of not to exceed 120 days in one calendar year. You may use the 120 days all at one time, or break up the placements so as not to exceed 120 days. You may not store your camper on your property. There is a Minimum lot size. IT WILL REQUIRE 4 ADJACENT LOTS. Please check this before you bid.</p> <p>Summer Tax Due: \$1.35</p>		\$769.00	

3285	<p>Parcel ID: 15-474-012-00; Legal Description: LOT 12 BLK 374 IDLEWILD #6</p> <p>Comments: "Camping is allowed BY PERMIT on vacant parcels in Yates Township. From the zoning ordinance on the township website: 1.) Owner camping (travel trailers) permits on your own land. Permits for recreational purposes can be issued, but not as a dwelling. A permit shall be issued only after submission of proof satisfactory to the Enforcement Officer showing that a proper toilet and sanitary facilities are available for use of the occupants, no fire hazard will be created and that no overcrowding will result from the use at the proposed location. The permit shall be valid only for the location designated thereon and for a period of not to exceed 120 days in one calendar year. You may use the 120 days all at one time, or break up the placements so as not to exceed 120 days. You may not store your camper on your property. There is a Minimum lot size. IT WILL REQUIRE 4 ADJACENT LOTS. Please check this before you bid.</p> <p>Summer Tax Due: \$1.35</p>		\$767.00	
3286	<p>Parcel ID: 15-493-022-00; Legal Description: LOTS 22 TO 29 INC BLK 393 IDLEWILD #7. Comments: "Camping is allowed BY PERMIT on vacant parcels in Yates Township. From the zoning ordinance on the township website: 1.) Owner camping (travel trailers) permits on your own land. Permits for recreational purposes can be issued, but not as a dwelling. A permit shall be issued only after submission of proof satisfactory to the Enforcement Officer showing that a proper toilet and sanitary facilities are available for use of the occupants, no fire hazard will be created and that no overcrowding will result from the use at the proposed location. The permit shall be valid only for the location designated thereon and for a period of not to exceed 120 days in one calendar year. You may use the 120 days all at one time, or break up the placements so as not to exceed 120 days. You may not store your camper on your property. There is a Minimum lot size. IT WILL REQUIRE 4 ADJACENT LOTS. Please check this before you bid.</p> <p>Summer Tax Due: \$11.43</p>		\$923.00	
3287	<p>Parcel ID: 15-493-030-00; Legal Description: LOTS 30 TO 33 INC BLK 393 IDLEWILD #7. Comments: "Camping is allowed BY PERMIT on vacant parcels in Yates Township. From the zoning ordinance on the township website: 1.) Owner camping (travel trailers) permits on your own land. Permits for recreational purposes can be issued, but not as a dwelling. A permit shall be issued only after submission of proof satisfactory to the Enforcement Officer showing that a proper toilet and sanitary facilities are available for use of the occupants, no fire hazard will be created and that no overcrowding will result from the use at the proposed location. The permit shall be valid only for the location designated thereon and for a period of not to exceed 120 days in one calendar year. You may use the 120 days all at one time, or break up the placements so as not to exceed 120 days. You may not store your camper on your property. There is a Minimum lot size. IT WILL REQUIRE 4 ADJACENT LOTS. Please check this before you bid.</p> <p>Summer Tax Due: \$8.55</p>		\$879.00	
3288	<p>Parcel ID: 15-496-018-00; Legal Description: LOTS 18, 19, 20 & 21 BLK 396 IDLEWILD #7. Comments: "Camping is allowed BY PERMIT on vacant parcels in Yates Township. From the zoning ordinance on the township website: 1.) Owner camping (travel trailers) permits on your own land. Permits for recreational purposes can be issued, but not as a dwelling. A permit shall be issued only after submission of proof satisfactory to the Enforcement Officer showing that a proper toilet and sanitary facilities are available for use of the occupants, no fire hazard will be created and that no overcrowding will result from the use at the proposed location. The permit shall be valid only for the location designated thereon and for a period of not to exceed 120 days in one calendar year. You may use the 120 days all at one time, or break up the placements so as not to exceed 120 days. You may not store your camper on your property. There is a Minimum lot size. IT WILL REQUIRE 4 ADJACENT LOTS. Please check this before you bid.</p> <p>Summer Tax Due: \$8.73</p>		\$885.00	

3289	<p>Parcel ID: 15-498-001-00; Legal Description: LOTS 1 & 2 BLK 398 IDLEWILD #7.</p> <p>Comments: "Camping is allowed BY PERMIT on vacant parcels in Yates Township. From the zoning ordinance on the township website: 1.) Owner camping (travel trailers) permits on your own land. Permits for recreational purposes can be issued, but not as a dwelling. A permit shall be issued only after submission of proof satisfactory to the Enforcement Officer showing that a proper toilet and sanitary facilities are available for use of the occupants, no fire hazard will be created and that no overcrowding will result from the use at the proposed location. The permit shall be valid only for the location designated thereon and for a period of not to exceed 120 days in one calendar year. You may use the 120 days all at one time, or break up the placements so as not to exceed 120 days. You may not store your camper on your property. There is a Minimum lot size. IT WILL REQUIRE 4 ADJACENT LOTS. Please check this before you bid.</p> <p>Summer Tax Due: \$2.80</p>		\$787.00	
3290	<p>Parcel ID: 15-504-030-00; Legal Description: LOTS 30, 31 & 32 BLK 404 IDLEWILD #8. Comments: "Camping is allowed BY PERMIT on vacant parcels in Yates Township. From the zoning ordinance on the township website: 1.) Owner camping (travel trailers) permits on your own land. Permits for recreational purposes can be issued, but not as a dwelling. A permit shall be issued only after submission of proof satisfactory to the Enforcement Officer showing that a proper toilet and sanitary facilities are available for use of the occupants, no fire hazard will be created and that no overcrowding will result from the use at the proposed location. The permit shall be valid only for the location designated thereon and for a period of not to exceed 120 days in one calendar year. You may use the 120 days all at one time, or break up the placements so as not to exceed 120 days. You may not store your camper on your property. There is a Minimum lot size. IT WILL REQUIRE 4 ADJACENT LOTS. Please check this before you bid.</p> <p>Summer Tax Due: \$6.56</p>	200 E LOS ANGELES;	\$849.00	
3291	<p>Parcel ID: 15-512-024-00; Legal Description: LOTS 24 & 25 BLK 412 IDLEWILD #8. Comments: "Camping is allowed BY PERMIT on vacant parcels in Yates Township. From the zoning ordinance on the township website: 1.) Owner camping (travel trailers) permits on your own land. Permits for recreational purposes can be issued, but not as a dwelling. A permit shall be issued only after submission of proof satisfactory to the Enforcement Officer showing that a proper toilet and sanitary facilities are available for use of the occupants, no fire hazard will be created and that no overcrowding will result from the use at the proposed location. The permit shall be valid only for the location designated thereon and for a period of not to exceed 120 days in one calendar year. You may use the 120 days all at one time, or break up the placements so as not to exceed 120 days. You may not store your camper on your property. There is a Minimum lot size. IT WILL REQUIRE 4 ADJACENT LOTS. Please check this before you bid.</p> <p>Summer Tax Due: \$7.11</p>		\$857.00	
3292	<p>Parcel ID: 15-525-005-00; Legal Description: LOT 5 BLK 5 IDLEWILD HEIGHTS. Comments: "Camping is allowed BY PERMIT on vacant parcels in Yates Township. From the zoning ordinance on the township website: 1.) Owner camping (travel trailers) permits on your own land. Permits for recreational purposes can be issued, but not as a dwelling. A permit shall be issued only after submission of proof satisfactory to the Enforcement Officer showing that a proper toilet and sanitary facilities are available for use of the occupants, no fire hazard will be created and that no overcrowding will result from the use at the proposed location. The permit shall be valid only for the location designated thereon and for a period of not to exceed 120 days in one calendar year. You may use the 120 days all at one time, or break up the placements so as not to exceed 120 days. You may not store your camper on your property. There is a Minimum lot size. IT WILL REQUIRE 4 ADJACENT LOTS. Please check this before you bid.</p> <p>Summer Tax Due: \$1.35</p>		\$769.00	

3293	<p>Parcel ID: 15-525-020-00; Legal Description: LOTS 20 & 21 BLK 5 IDLEWILD HEIGHTS. Comments: "Camping is allowed BY PERMIT on vacant parcels in Yates Township. From the zoning ordinance on the township website: 1.) Owner camping (travel trailers) permits on your own land. Permits for recreational purposes can be issued, but not as a dwelling. A permit shall be issued only after submission of proof satisfactory to the Enforcement Officer showing that a proper toilet and sanitary facilities are available for use of the occupants, no fire hazard will be created and that no overcrowding will result from the use at the proposed location. The permit shall be valid only for the location designated thereon and for a period of not to exceed 120 days in one calendar year. You may use the 120 days all at one time, or break up the placements so as not to exceed 120 days. You may not store your camper on your property. There is a Minimum lot size. IT WILL REQUIRE 4 ADJACENT LOTS. Please check this before you bid.</p> <p>Summer Tax Due: \$3.91</p>		\$481.00	
3294	<p>Parcel ID: 15-541-005-00; Legal Description: LOTS 5 TO 9 INC BLK 41 IDLEWILD HEIGHTS #3. Comments: "Camping is allowed BY PERMIT on vacant parcels in Yates Township. From the zoning ordinance on the township website: 1.) Owner camping (travel trailers) permits on your own land. Permits for recreational purposes can be issued, but not as a dwelling. A permit shall be issued only after submission of proof satisfactory to the Enforcement Officer showing that a proper toilet and sanitary facilities are available for use of the occupants, no fire hazard will be created and that no overcrowding will result from the use at the proposed location. The permit shall be valid only for the location designated thereon and for a period of not to exceed 120 days in one calendar year. You may use the 120 days all at one time, or break up the placements so as not to exceed 120 days. You may not store your camper on your property. There is a Minimum lot size. IT WILL REQUIRE 4 ADJACENT LOTS. Please check this before you bid.</p> <p>Summer Tax Due: \$8.73</p>		\$547.00	
3295	<p>Parcel ID: 15-564-022-00; Legal Description: LOT 22 BLK 54 IDLEWILD TERRACE #2. Comments: "Camping is allowed BY PERMIT on vacant parcels in Yates Township. From the zoning ordinance on the township website: 1.) Owner camping (travel trailers) permits on your own land. Permits for recreational purposes can be issued, but not as a dwelling. A permit shall be issued only after submission of proof satisfactory to the Enforcement Officer showing that a proper toilet and sanitary facilities are available for use of the occupants, no fire hazard will be created and that no overcrowding will result from the use at the proposed location. The permit shall be valid only for the location designated thereon and for a period of not to exceed 120 days in one calendar year. You may use the 120 days all at one time, or break up the placements so as not to exceed 120 days. You may not store your camper on your property. There is a Minimum lot size. IT WILL REQUIRE 4 ADJACENT LOTS. Please check this before you bid.</p> <p>Summer Tax Due: \$1.71</p>		\$772.00	
3296	<p>Parcel ID: 15-569-024-00; Legal Description: LOT 24 BLK 59 IDLEWILD TERRACE #2. Comments: "Camping is allowed BY PERMIT on vacant parcels in Yates Township. From the zoning ordinance on the township website: 1.) Owner camping (travel trailers) permits on your own land. Permits for recreational purposes can be issued, but not as a dwelling. A permit shall be issued only after submission of proof satisfactory to the Enforcement Officer showing that a proper toilet and sanitary facilities are available for use of the occupants, no fire hazard will be created and that no overcrowding will result from the use at the proposed location. The permit shall be valid only for the location designated thereon and for a period of not to exceed 120 days in one calendar year. You may use the 120 days all at one time, or break up the placements so as not to exceed 120 days. You may not store your camper on your property. There is a Minimum lot size. IT WILL REQUIRE 4 ADJACENT LOTS. Please check this before you bid.</p> <p>Summer Tax Due: \$2.35</p>		\$781.00	

3297	<p>Parcel ID: 15-686-025-00; Legal Description: LOTS 25 TO 32 INC BLK 6 STEWARTS SUBDIVISION TO IDLEWILD. Comments: "Camping is allowed BY PERMIT on vacant parcels in Yates Township. From the zoning ordinance on the township website: 1.) Owner camping (travel trailers) permits on your own land. Permits for recreational purposes can be issued, but not as a dwelling. A permit shall be issued only after submission of proof satisfactory to the Enforcement Officer showing that a proper toilet and sanitary facilities are available for use of the occupants, no fire hazard will be created and that no overcrowding will result from the use at the proposed location. The permit shall be valid only for the location designated thereon and for a period of not to exceed 120 days in one calendar year. You may use the 120 days all at one time, or break up the placements so as not to exceed 120 days. You may not store your camper on your property. There is a Minimum lot size. IT WILL REQUIRE 4 ADJACENT LOTS. Please check this before you bid.</p> <p>Summer Tax Due: \$16.57</p>		\$956.00	
3298	<p>Parcel ID: 15-695-215-00; Legal Description: LOT 15 BLK 2 THOMPSONS MANOR. Comments: "Camping is allowed BY PERMIT on vacant parcels in Yates Township. From the zoning ordinance on the township website: 1.) Owner camping (travel trailers) permits on your own land. Permits for recreational purposes can be issued, but not as a dwelling. A permit shall be issued only after submission of proof satisfactory to the Enforcement Officer showing that a proper toilet and sanitary facilities are available for use of the occupants, no fire hazard will be created and that no overcrowding will result from the use at the proposed location. The permit shall be valid only for the location designated thereon and for a period of not to exceed 120 days in one calendar year. You may use the 120 days all at one time, or break up the placements so as not to exceed 120 days. You may not store your camper on your property. There is a Minimum lot size. IT WILL REQUIRE 4 ADJACENT LOTS. Please check this before you bid.</p> <p>Summer Tax Due: \$1.71</p>		\$772.00	
3299	<p>Parcel ID: 15-700-314-01; Legal Description: LOT 14 BLK 3 THOMPSONS PARK. Comments: "Camping is allowed BY PERMIT on vacant parcels in Yates Township. From the zoning ordinance on the township website: 1.) Owner camping (travel trailers) permits on your own land. Permits for recreational purposes can be issued, but not as a dwelling. A permit shall be issued only after submission of proof satisfactory to the Enforcement Officer showing that a proper toilet and sanitary facilities are available for use of the occupants, no fire hazard will be created and that no overcrowding will result from the use at the proposed location. The permit shall be valid only for the location designated thereon and for a period of not to exceed 120 days in one calendar year. You may use the 120 days all at one time, or break up the placements so as not to exceed 120 days. You may not store your camper on your property. There is a Minimum lot size. IT WILL REQUIRE 4 ADJACENT LOTS. Please check this before you bid.</p> <p>Summer Tax Due: \$2.41</p>		\$787.00	
3300	<p>Parcel ID: 15-716-029-00; Legal Description: LOTS 29, 30, 31 & 32 BLK 6 WILSONS PARADISE GARDEN. Comments: A classic 4 room cabin court building, in merchantable condition. Located south of Idlewild Lake. Appears to have a decent roof for now. These are rather spartan quarters, and are essentially 4 sleepings rooms with limited plumbing. These are not efficiency units with kitchens they're sleeping rooms with sinks. This would make a great place to set your camper and have extra rooms for family and friends, or you could add a hallway across the rear and convert one into a kitchen/living area. Lots of possible options here! At the intersection of Tacoma and Decatur. Note: There is some speculation that this may have been used as 2 living units.</p> <p>Summer Tax Due: \$93.56</p>	6701 S TACOMA IDLEWILD;	\$2043.00	
3301	<p>Parcel ID: 15-725-007-00; Legal Description: LOTS 7 TO 10 INC BLK 15 WILSONS PARADISE GARDEN. Comments: "Camping is allowed BY PERMIT on vacant parcels in Yates Township. From the zoning ordinance on the township website: 1.) Owner camping (travel trailers) permits on your own land. Permits for recreational purposes can be issued, but not as a dwelling. A permit shall be issued only after submission of proof satisfactory to the Enforcement Officer showing that a proper toilet and sanitary facilities are available for use of the occupants, no fire hazard will be created and that no overcrowding will result from the use at the proposed location. The permit shall be valid only for the location designated thereon and for a period of not to exceed 120 days in one calendar year. You may use the 120 days all at one time, or break up the placements so as not to exceed 120 days. You may not store your camper on your property. There is a Minimum lot size. IT WILL REQUIRE 4 ADJACENT LOTS. Please check this before you bid.</p> <p>Summer Tax Due: \$9.01</p>		\$886.00	

3302	<p>Parcel ID: 15-726-039-01; Legal Description: LOTS 39,40 BLK 16 WILSONS PARADISE GARDEN Comments: "Camping is allowed BY PERMIT on vacant parcels in Yates Township. From the zoning ordinance on the township website: 1.) Owner camping (travel trailers) permits on your own land. Permits for recreational purposes can be issued, but not as a dwelling. A permit shall be issued only after submission of proof satisfactory to the Enforcement Officer showing that a proper toilet and sanitary facilities are available for use of the occupants, no fire hazard will be created and that no overcrowding will result from the use at the proposed location. The permit shall be valid only for the location designated thereon and for a period of not to exceed 120 days in one calendar year. You may use the 120 days all at one time, or break up the placements so as not to exceed 120 days. You may not store your camper on your property. There is a Minimum lot size. IT WILL REQUIRE 4 ADJACENT LOTS. Please check this before you bid.</p> <p>Summer Tax Due: \$2.80</p>		\$788.00	
3303	<p>Parcel ID: 15-737-014-00; Legal Description: LOTS 14, 15, 16 & 17 BLK 27 WILSONS PARADISE GARDEN #1. Comments: "Camping is allowed BY PERMIT on vacant parcels in Yates Township. From the zoning ordinance on the township website: 1.) Owner camping (travel trailers) permits on your own land. Permits for recreational purposes can be issued, but not as a dwelling. A permit shall be issued only after submission of proof satisfactory to the Enforcement Officer showing that a proper toilet and sanitary facilities are available for use of the occupants, no fire hazard will be created and that no overcrowding will result from the use at the proposed location. The permit shall be valid only for the location designated thereon and for a period of not to exceed 120 days in one calendar year. You may use the 120 days all at one time, or break up the placements so as not to exceed 120 days. You may not store your camper on your property. There is a Minimum lot size. IT WILL REQUIRE 4 ADJACENT LOTS. Please check this before you bid.</p> <p>Summer Tax Due: \$8.73</p>		\$884.00	
3304	<p>Parcel ID: 15-739-022-00; Legal Description: LOTS 22 & 23 BLK 29 WILSONS PARADISE GARDEN #1. Comments: "Camping is allowed BY PERMIT on vacant parcels in Yates Township. From the zoning ordinance on the township website: 1.) Owner camping (travel trailers) permits on your own land. Permits for recreational purposes can be issued, but not as a dwelling. A permit shall be issued only after submission of proof satisfactory to the Enforcement Officer showing that a proper toilet and sanitary facilities are available for use of the occupants, no fire hazard will be created and that no overcrowding will result from the use at the proposed location. The permit shall be valid only for the location designated thereon and for a period of not to exceed 120 days in one calendar year. You may use the 120 days all at one time, or break up the placements so as not to exceed 120 days. You may not store your camper on your property. There is a Minimum lot size. IT WILL REQUIRE 4 ADJACENT LOTS. Please check this before you bid.</p> <p>Summer Tax Due: \$2.80</p>		\$791.00	
3305	<p>Parcel ID: 15-758-015-00; Legal Description: LOTS 15 & 16 BLK 48 WILSONS PARADISE GARDEN #1. Comments: "Camping is allowed BY PERMIT on vacant parcels in Yates Township. From the zoning ordinance on the township website: 1.) Owner camping (travel trailers) permits on your own land. Permits for recreational purposes can be issued, but not as a dwelling. A permit shall be issued only after submission of proof satisfactory to the Enforcement Officer showing that a proper toilet and sanitary facilities are available for use of the occupants, no fire hazard will be created and that no overcrowding will result from the use at the proposed location. The permit shall be valid only for the location designated thereon and for a period of not to exceed 120 days in one calendar year. You may use the 120 days all at one time, or break up the placements so as not to exceed 120 days. You may not store your camper on your property. There is a Minimum lot size. IT WILL REQUIRE 4 ADJACENT LOTS. Please check this before you bid.</p> <p>Summer Tax Due: \$2.80</p>		\$791.00	

3306	Parcel ID: 15-758-046-00; Legal Description: LOT 46 BLK 48 WILSONS PARADISE GARDEN #1. Comments: "Camping is allowed BY PERMIT on vacant parcels in Yates Township. From the zoning ordinance on the township website: 1.) Owner camping (travel trailers) permits on your own land. Permits for recreational purposes can be issued, but not as a dwelling. A permit shall be issued only after submission of proof satisfactory to the Enforcement Officer showing that a proper toilet and sanitary facilities are available for use of the occupants, no fire hazard will be created and that no overcrowding will result from the use at the proposed location. The permit shall be valid only for the location designated thereon and for a period of not to exceed 120 days in one calendar year. You may use the 120 days all at one time, or break up the placements so as not to exceed 120 days. You may not store your camper on your property. There is a Minimum lot size. IT WILL REQUIRE 4 ADJACENT LOTS. Please check this before you bid. Summer Tax Due: \$1.35		\$769.00	
3307	Parcel ID: 16-015-006-00; Legal Description: SW 1/4 NW 1/4 SEC 15 T17N R11W. 40 A. Comments: This is a nicely wooded square 40 acre parcel, 1320' x 1320. We found an overgrown trail near the north boundary off Saddler Road, but there are no signs of past improvements in the parcel. This is a rolling, hilly uplands parcel with some nice hardwoods in spots. Mostly younger growth, but some large ones as well mixed in. We marked the two approximate roadfront corners with pink survey tape. Summer Tax Due: \$343.30	S Saddler Road;	\$4993.00	
3308	Parcel ID: 16-024-001-16; Legal Description: PART OF PAR B S 396' OF S 1/2 E 330' N 1/2 NE 1/4 SEC 24 T17N R11W. 3 A. Comments: Mid century mobile home that has been vinyl sided. Damage to siding from heat (?). Appears to be in merchantable condition. We're pretty sure this is occupied at the present time (July 1) as it is still being maintained and has power service. Parcel is 3 acres on a quiet country road. Personal Property; Occupied; Dnvi; Summer Tax Due: \$204.60	9179 S LAKOLA RD REED CITY;	\$2479.00	
3309	Parcel ID: 16-602-018-00; Legal Description: LOT 18 PERE MARQUETTE RIVER ESTATES #2. Comments: Nicely wooded uplands parcel on State Road, which is essentially a powerline easement trail. This sections isn't too torn up by the dirtbikers (yet), but it is clearly not what you'd call a maintained road at all. The terrain here is rolling. The parcel is roughly 100 feet wide (north-south) x about 900 feet (east-west). The highest portion of the parcel is toward the center and it is fully wooded. Maps indicate that there is a 2 track along the other side (east) of the parcel, but we did not investigate that. The parcel is a couple hundred feet from the Pere Marquette River. Even though there is a powerline here, there is no electric service at the parcel level right here. Summer Tax Due: \$23.44	State Road - Chase;	\$906.00	
3310	Parcel ID: 41-531-012-01; Legal Description: LOTS 12 & 13 BLK 131 LAKEWOODS ACRES #7. Comments: Small, one bedroom concrete block house just east of the main 4 in Baldwin. There is a discarded boat in the yard, and the neighbors on both sides have a little bit of overflow into the yard. Has been unoccupied for a bit and is overgrown. Power meter is gone. Fronts on US 10. Summer Tax Due: \$24.97	1291 WASHINGTON AVE-VOB;	\$7167.00	
3311	Parcel ID: 42-312-003-00; Legal Description: LOTS 3, 4 BLK 12 LAKELAND ACRES. Summer Tax Due: \$16.11		\$690.00	
3312	Parcel ID: 42-313-019-00; Legal Description: LOT 19 BLK 13 LAKELAND ACRES. Summer Tax Due: \$8.05		\$643.00	
3313	Parcel ID: 42-382-025-00; Legal Description: LOTS 25,26 BLK 82 LAKELAND ACRES #3. Comments: Older one story bungalow in Baldwin. Has been vacant a couple of years. Has pretty advanced rot along the eaves and the siding is rough. This is likely qualified for condemnation if not already on the list. Appears to maybe have a bank involved in its recent past ownership.. Numerous boarded and broken windows. The power meter is gone which will require inspections before reinstatement. The cars parked adjacent are *not* on the parcel, and belong to the neighbor across the street. Bank Repo; Summer Tax Due: \$303.25	1450 GUTHRIE ST - VOB;	\$3778.00	

Lake DNR

Lot #	Lot Information	Address	Min. Bid	Sold For
10018	Parcel ID: 43-06-035-010-00 43-06-035-011-00; Legal Description: PART NE1/4 OF NW1/4 BEGINNING AT NW CORNER THENCE EAST 150 FT THENCE SOUTH 350 FT THENCE WEST 150 FT THENCE NORTH 350 FT TO POB Comments: Parcel fronts 150' along the south side of One Mile Road, just of M-37 near Wolf Lake and runs 350' deep. Power and phone at the road. Parcel is cleared toward the road and there may have been a home, cottage or camp here long ago. Dnr Aa; Summer Tax Due: TBA	One Mile Road - Peacock;	\$2565.00	
10019	Parcel ID: 14-082-007-00; Legal Description: BALDWIN AVENUE HOMESITES SUBDIVISION BLOCK 2 LOTS 7 8 Comments: FRONTAGE ON BALDWIN ROAD AND JENKINS STREET (LOCATED AT SW CORNER OF THE INTERSECTION); FORESTED; L-SHAPED PARCEL THAT IS 295' (EAST-WEST IN THE SOUTH PART) X 310' (NORTH-SOUTH IN THE EAST PART ALONG JENKINS ST.) Dnr Aa; Summer Tax Due: TBA	Jenkins Street;	\$3180.00	
10020	Parcel ID: 14-084-006-00; Legal Description: BALDWIN AVENUE HOMESITES SUBDIVISION BLOCK 4 LOT 6 Comments: FRONTAGE ON THE EAST SIDE OF S MCKINLEY STREET (SOUTH OF THE BALDWIN ROAD INTERESTION); FORESTED; PROPERTY DIMENSIONS ARE 155' (NORTH-SOUTH) X ~297' (EAST-WEST) Dnr Aa; Summer Tax Due: TBA	Chez Gordon Street;	\$2780.00	
10021	Parcel ID: 14-081-012-00; Legal Description: BALDWIN AVENUE HOMESITES SUBDIVISION BLOCK 1 LOT 12 Comments: FRONTAGE ON BALDWIN ROAD (LOCATED EAST OF THE JENKINS STREET INTERSECTION); FORESTED; PROPERTY DIMENSIONS ARE 80' (EAST-WEST) X 155' (NORTH-SOUTH) Dnr Aa; Summer Tax Due: TBA	W Baldwin Road;	\$745.00	
10022	Parcel ID: 43-11-028-008-00; Legal Description: E1/2 OF SE1/4 OF NE1/4 OF NW1/4 Comments: Property is located SW of the Astor Road / 32nd Street intersection. Has no public or private road access. 5.96 acres. Dnr Aa; Summer Tax Due: TBA	(Off) Astor Road at 32nd Street;	\$4690.00	
10023	Parcel ID: 15-126-001-00; Legal Description: IDLEWILD SUBDIVISION BLOCK 26 LOTS 1 TO 6 Comments: FRONTAGE ON THE SE CORNER OF CHESTWOOD AND BROADWAY STREET; FORESTED Dnr Aa; Summer Tax Due: TBA	Chestwood @ Broadway;	\$1665.00	
10024	Parcel ID: 15-127-007-00; Legal Description: IDLEWILD SUBDIVISION BLOCK 27 LOTS 7 8 9 10 Comments: FRONTAGE ON THE SOUTH SIDE OF CHESTWOOD; FORESTED Dnr Aa; Summer Tax Due: TBA	No improved street;	\$1110.00	
10025	Parcel ID: Part of 15-190-021-00; Legal Description: IDLEWILD SUBDIVISION BLOCK 90 LOT 21 Comments: LEGAL ROAD FRONTAGE ON PLATTED SUBDIVISION ROAD(S) BUT THE ROAD(S) HAVE NOT BEEN CONSTRUCTED; FORESTED Dnr Aa; Summer Tax Due: TBA	No improved street;	\$300.00	
10026	Parcel ID: Part of 15-190-021-00; Legal Description: IDLEWILD SUBDIVISION BLOCK 90 LOTS 30 31 32 33 Comments: FRONTAGE ON THE NORTH SIDE OF 56TH AVE.; FORESTED Dnr Aa; Summer Tax Due: TBA	E 56th Street;	\$1110.00	
10027	Parcel ID: 15-195-021-00; Legal Description: IDLEWILD SUBDIVISION BLOCK 95 LOTS 21 AND 46 Comments: FRONTAGE ON THE SOUTH SIDE OF FOREST; FORESTED Dnr Aa; Summer Tax Due: TBA	Forest Street;	\$600.00	
10029	Parcel ID: 15-232-001-00; Legal Description: IDLEWILD SUBDIVISION #2 BLOCK 132 LOTS 1 TO 6 45 TO 50 Comments: LOCATED ON THE SE CORNER OF LAKE DRIVE AND JEFFERSON (FRONTAGE ON BOTH) LOCATED ACROSS THE STREET FROM IDLEWILD LAKE AND THE DNR PUBLIC ACCESS. FORESTED. Dnr Aa; Summer Tax Due: TBA	Lake Drive;	\$3300.00	
10030	Parcel ID: 15-268-041-00; Legal Description: IDLEWILD SUBDIVISION #3 BLOCK 168 LOTS 41 TO 50 Comments: FRONTAGE ON THE EAST SIDE OF IDLEWILD BLVD. (VIRGINIA AVE.) FORESTED. Dnr Aa; Summer Tax Due: TBA	Idlewild Blvd.;	\$2775.00	

10031	Parcel ID: 15-271-017-00; Legal Description: IDLEWILD SUBDIVISION #3 BLOCK 171: LOTS 17 TO 20 Comments: FRONTAGE ON THE CORNER OF LAKE DRIVE / MICHIGAN; FORESTED Dnr Aa; Summer Tax Due: TBA	Lake Drive;	\$1110.00	
10032	Parcel ID: 15-271-003-00; Legal Description: IDLEWILD SUBDIVISION #3 BLOCK 171: LOTS 3 AND 4 Comments: LEGAL ROAD FRONTAGE ON PLATTED SUBDIVISION ROAD(S) BUT THE ROAD(S) HAVE NOT BEEN CONSTRUCTED; FORESTED. May be surrounded by federal lands. Dnr Aa; Summer Tax Due: TBA	Unimproved street;	\$400.00	
10033	Parcel ID: 15-286-017-00; 15-286-034-00; Legal Description: IDLEWILD SUBDIVISION #3 BLOCK 186: LOTS 17 TO 22 34 TO 37 Comments: FRONTAGE ON THE NORTH SIDE OF BIRMINGHAM; FORESTED Dnr Aa; Summer Tax Due: TBA	Birmingham Drive;	\$2775.00	
10034	Parcel ID: Part of 15-286-017-00; Legal Description: IDLEWILD SUBDIVISION #3 BLOCK 186: LOTS 43 TO 46 Comments: FRONTAGE ON THE NORTH SIDE OF BIRMINGHAM; FORESTED Dnr Aa; Summer Tax Due: TBA	Birmingham Drive;	\$1110.00	
10035	Parcel ID: 15-294-022-00; Legal Description: IDLEWILD SUBDIVISION #3 BLOCK 194: LOT 33 Comments: LEGAL ROAD FRONTAGE ON PLATTED SUBDIVISION ROAD(S) BUT THE ROAD(S) HAVE NOT BEEN CONSTRUCTED; FORESTED. May be surrounded by federal lands. Dnr Aa; Summer Tax Due: TBA	Unimproved street;	\$300.00	
10036	Parcel ID: 15-294-022-00; Legal Description: IDLEWILD SUBDIVISION #3 BLOCK 194: LOTS 22 TO 25 Comments: FRONTAGE ON THE WEST SIDE OF VIRGINIA AVE.; FORESTED Dnr Aa; Summer Tax Due: TBA	Virginia Avenue;	\$1110.00	
10037	Parcel ID: 15-296-020-00; Legal Description: IDLEWILD SUBDIVISION #3 BLOCK 196: LOTS 20 21 24 25 Comments: LEGAL ROAD FRONTAGE ON PLATTED SUBDIVISION ROAD(S) BUT THE ROAD(S) HAVE NOT BEEN CONSTRUCTED; FORESTED; NOTE: THE PROPERTY IS COMPOSED OF NON-ADJACENT LOTS. May be surrounded by federal lands. Dnr Aa; Summer Tax Due: TBA	Unimproved street;	\$1110.00	
10038	Parcel ID: 15-298-005-00; Legal Description: IDLEWILD SUBDIVISION #3 BLOCK 198: LOTS 5 TO 7 Comments: FRONTAGE ON SPRINGFIELD; FORESTED Dnr Aa; Summer Tax Due: TBA	Springfield Avenue;	\$900.00	
10039	Parcel ID: 15-299-024-00; Legal Description: IDLEWILD SUBDIVISION #3 BLOCK 199: LOTS 24 AND 25 Comments: FRONTAGE ON THE SW CORNER OF LOUISVILLE AND VIRGINIA AVE.; FORESTED Dnr Aa; Summer Tax Due: TBA	Idlewild Avenue @ E Louisville;	\$600.00	
10040	Parcel ID: 15-300-029-00; Legal Description: IDLEWILD SUBDIVISION #3 BLOCK 200: LOTS 29 AND 30 Comments: FRONTAGE ON SPRINGFIELD; FORESTED Dnr Aa; Summer Tax Due: TBA	Springfield Avenue;	\$600.00	
10041	Parcel ID: 15-300-042-00; Legal Description: IDLEWILD SUBDIVISION #3 BLOCK 200: LOTS 42 AND 43 Comments: FRONTAGE ON SPRINGFIELD; FORESTED Dnr Aa; Summer Tax Due: TBA	Springfield Avenue;	\$600.00	
10042	Parcel ID: 15-301-036-00 15-301-047-00 15-301-001-01; Legal Description: IDLEWILD SUBDIVISION #3 BLOCK 201: LOTS 1 TO 8 13 TO 23 28 TO 31 36 TO 39 41 TO 50 Comments: FRONTAGE ON LOUISVILLE INDIANAPOLIS AND TACOMA STREET; FORESTED; NOTE: LOTS 28 TO 31 ARE NON-ADJACENT LOTS Dnr Aa; Summer Tax Due: TBA	E Louisville Ave;	\$10270.00	
10043	Parcel ID: 15-305-001-00; Legal Description: IDLEWILD SUBDIVISION #3 BLOCK 205 LOTS 1 2 3 4 9 10 12 13 28 29 32 33 47 48 49 50 51 52 53 54 Comments: THE MAIN CLUSTER OF LOTS HAVE FRONTAGE ON THE EAST SIDE OF TACOMA STREET (AT THE INTERSECTION WITH FORT WAYNE - A GRAVEL DRIVE) SEVERAL NON-ADJOINING LOTS FORESTED Dnr Aa; Summer Tax Due: TBA	Tacoma Street;	\$5550.00	
10044	Parcel ID: 15-307-001-01; Legal Description: IDLEWILD SUBDIVISION #3 BLOCK 207 LOTS 1 TO 5 10 TO 13 Comments: FRONTAGE ON CHICAGO TWO NON-ADJOINING GROUPS OF LOTS FORESTED Dnr Aa; Summer Tax Due: TBA	Chicago Avenue;	\$2500.00	

10045	Parcel ID: 15-331-043-00 15-331-005-00; Legal Description: IDLEWILD SUBDIVISION #3 BLOCK 231: LOTS 5 TO 8 43 TO 46 Comments: LEGAL ROAD FRONTAGE ON PLATTED SUBDIVISION ROAD(S) BUT THE ROAD(S) HAVE NOT BEEN CONSTRUCTED; FORESTED. May be surrounded by federal lands Dnr Aa; Summer Tax Due: TBA	Unimproved street;	\$1480.00	
10046	Parcel ID: 15-332-022-00; Legal Description: IDLEWILD SUBDIVISION #3 BLOCK 232 LOTS 22 TO 25 Comments: FRONTAGE ON THE WEST SIDE OF TACOMA STREET FORESTED Dnr Aa; Summer Tax Due: TBA	Tacoma Street;	\$1110.00	
10047	Parcel ID: 15-335-011-00; Legal Description: IDLEWILD SUBDIVISION #3 BLOCK 235: LOTS 20 TO 23 Comments: FRONTAGE ON BIRMINGHAM; FORESTED Dnr Aa; Summer Tax Due: TBA	Birmingham Avenue;	\$1110.00	
10048	Parcel ID: 15-336-001-00; Legal Description: IDLEWILD SUBDIVISION #3 BLOCK 236: LOT 1 Comments: FRONTAGE ON BIRMINGHAM; FORESTED Dnr Aa; Summer Tax Due: TBA	Birmingham Avenue;	\$300.00	
10049	Parcel ID: Part of 15-344-009-00; Legal Description: IDLEWILD SUBDIVISION #3 BLOCK 244: LOT 50 Comments: LEGAL ROAD FRONTAGE ON PLATTED SUBDIVISION ROAD(S) BUT THE ROAD(S) HAVE NOT BEEN CONSTRUCTED; FORESTED. May be surrounded by federal lands Dnr Aa; Summer Tax Due: TBA		\$300.00	
10050	Parcel ID: 15-351-020-00; Legal Description: IDLEWILD SUBDIVISION #3 BLOCK 251: LOTS 20 AND 21 Comments: LEGAL ROAD FRONTAGE ON PLATTED SUBDIVISION ROAD(S) BUT THE ROAD(S) HAVE NOT BEEN CONSTRUCTED; FORESTED. May be surrounded by federal lands Dnr Aa; Summer Tax Due: TBA		\$400.00	
10051	Parcel ID: 15-355-047-00; Legal Description: IDLEWILD SUBDIVISION #3 BLOCK 255: LOTS 47 TO 48 Comments: LEGAL ROAD FRONTAGE ON PLATTED SUBDIVISION ROAD(S) BUT THE ROAD(S) HAVE NOT BEEN CONSTRUCTED; FORESTED. May be surrounded by federal lands Dnr Aa; Summer Tax Due: TBA		\$400.00	
10052	Parcel ID: Part of 15-359-001-00; Legal Description: IDLEWILD SUBDIVISION #3 BLOCK 259: LOT 16 Comments: LEGAL ROAD FRONTAGE ON PLATTED SUBDIVISION ROAD(S) BUT THE ROAD(S) HAVE NOT BEEN CONSTRUCTED; FORESTED Dnr Aa; Summer Tax Due: TBA		\$300.00	
10053	Parcel ID: 15-361-030-00; Legal Description: IDLEWILD SUBDIVISION #3 BLOCK 261: LOTS 30 AND 31 Comments: ROAD FRONTAGE ON THE WEST SIDE OF S LAKEVIEW AVE. FORESTED Dnr Aa; Summer Tax Due: TBA	S Lakeview Avenue;	\$600.00	
10055	Parcel ID: 15-008-002-00; Legal Description: N1/2 OF N1/2 OF NE1/4 OF NE1/4 OF NE1/4 Comments: FRONTAGE ON THE SW CORNER OF 56TH STREET AND NELSON ROAD; FORESTED. Parcel is approximately 2.5 acres. Nicely wooded uplands parcel. Dnr Aa; Summer Tax Due: TBA	56th Street @ Nelson Road;	\$6450.00	
10056	Parcel ID: 15-008-004-00; Legal Description: N1/2 OF S1/2 OF NE1/4 OF NE1/4 OF NE1/4 Comments: FRONTAGE ON THE WEST SIDE OF NELSON ROAD; FORESTED. 2.49 acres roughly here on a county maintained gravel road. Summer Tax Due: TBA	S Nelson Road;	\$6450.00	
10057	Parcel ID: 15-008-057-00 15-008-056-00 15-008-058-00 15-008-055-00 15-008-054-00 15-008-053-00 15-008-051-00 15-008-025-00 15-008-001-00; Legal Description: S1/2 OF S1/2 OF SE1/4 OF NE1/4 AND N3/4 OF NE1/4 OF SE1/4 EXCLUDING W1/4 OF E4/5 OF N1/2 OF NW1/4 OF NE1/4 OF SE1/4 ALSO EXCLUDING W1/3 OF E3/5 OF N1/2 OF NW1/4 OF NE1/4 OF SE1/4 Comments: This is essentially a square 40 acre parcel, less two one-acre pieces in the center. One is privately owned. The other is assessed to the State, but they can't be certain of title condition. There are no trails into this parcel from Nelson Road. We have placed pink survey tape at the two roadfront corners. The upshot here is that there are TEN tax parcels here, so you could theoretically "split" them without having to go through any regulation. A developers dream. Power at the roadside. Nice uplands here. 1/4 mile (1320' feet) on the road x 1320' deep. The NORTH line is next to the neighbors driveway (7423 Nelson Road) and the SOUTH line is where the woodlot changes from random growth to old school CCC pines all lined up in a row. The "halfway" point is where Camp Road meets Nelson Road. Nice property. Don't miss out! Dnr Aa; Summer Tax Due: TBA	S Nelson Road;	\$43300.00	

10058	Parcel ID: 15-013-053-00; Legal Description: E1/2 OF E1/2 OF W1/2 OF NE1/4 OF SE1/4 Comments: FRONTAGE ON THE SOUTH SIDE OF 68TH STREET (WEST OF THE STATE ROAD INTERSECTION) FORESTED HILLSIDE 4.83 acres Dnr Aa; Summer Tax Due: TBA	E 68th Street;	\$10300.00	
10059	Parcel ID: 15-013-009-00; Legal Description: W1/2 OF E1/2 OF W1/2 OF SE1/4 OF NE1/4 Comments: FRONTAGE ON THE NORTH SIDE OF 68TH STREET (WEST OF THE STATE ROAD INTERSECTION) FORESTED. 5.16 acres Dnr Aa; Summer Tax Due: TBA	E 68th Street;	\$10300.00	
10060	Parcel ID: 15-013-007-00; Legal Description: E 3/4 OF E1/2 OF SW1/4 OF NE1/4 Comments: FRONTAGE ON THE NORTH SIDE OF 68TH STREET (WEST OF THE STATE ROAD INTERSECTION) FORESTED Dnr Aa; Summer Tax Due: TBA	E 68th Street;	\$30900.00	
10061	Parcel ID: 15-013-005-00; Legal Description: E1/2 OF E1/2 OF W1/2 OF SW1/4 OF NE1/4 Comments: FRONTAGE ON THE NORTH SIDE OF 68TH STREET (WEST OF THE STATE ROAD INTERSECTION) FORESTED HILLSIDE. 5.09 acres Dnr Aa; Summer Tax Due: TBA	E 68th Street;	\$10300.00	
10062	Parcel ID: 15-013-017-00; Legal Description: E1/2 OF E1/2 OF E1/2 OF NE1/4 OF NW1/4 Comments: FRONTAGE ON THE SOUTH SIDE OF 64TH STREET (WEST OF THE STATE ROAD INTERSECTION) FORESTED. 4.92 acres. Rolling uplands, younger growth. Dnr Aa; Summer Tax Due: TBA	E 64th Street;	\$10300.00	
10063	Parcel ID: 15-013-016-00 15-013-028-00; Legal Description: E1/2 OF W1/2 OF E1/2 OF E1/2 OF NW1/4 Comments: FRONTAGE ON BOTH THE SOUTH SIDE OF 64TH STREET AND NORTH SIDE OF 68TH STREET (WEST OF THE STATE ROAD INTERSECTIONS) FORESTED. 2 parcels - 4.82 acres + 5.03 acres Dnr Aa; Summer Tax Due: TBA	E 64th Street, E 68th Street;	\$20600.00	
10064	Parcel ID: 15-013-014-00; Legal Description: E1/2 OF W1/2 OF NE1/4 OF NW1/4 Comments: FRONTAGE ON THE SOUTH SIDE OF 64TH STREET (WEST OF THE STATE ROAD INTERSECTION) FORESTED. Dnr Aa; Summer Tax Due: TBA	E 64th Street;	\$20600.00	
10065	Parcel ID: 15-013-040-00; Legal Description: S1/2 OF S1/2 OF N1/2 OF NW1/4 OF SW1/4 EXCLUDING N 40 FT OF W 125 FT Comments: FRONTAGE ON THE EAST SIDE OF QUEENS HIGHWAY (SOUTH OF THE 68TH STREET INTERSECTION) FORESTED. 4.85 acres +/- Dnr Aa; Summer Tax Due: TBA	S Queens Highway;	\$10055.00	
10066	Parcel ID: 15-17-007-00 15-17-008-00 Part of 15-17-006-00; Legal Description: W1/2 OF S1/2 OF S1/2 OF N1/2 OF SE1/4 OF NE1/4 EXCEPT S 108 FT. AND E1/2 OF S1/2 OF S1/2 OF N1/2 OF SE1/4 OF NE1/4 Comments: FRONTAGE ON THE WEST SIDE OF NELSON ROAD 165' OF FRONTAGE ON NELSON ROAD WITH A DEPTH OF 660' TO THE WEST (THERE IS ALSO A 57' STRIP OF LAND EXTENDING 1320' TO THE WEST OFF NELSON ROAD) FORESTED. Younger, brushy growth. Power at the roadside. Dnr Aa; Summer Tax Due: TBA	S Nelson Road;	\$6860.00	
10067	Parcel ID: 15-028-010-01; Legal Description: W1/2 OF E1/2 OF E1/2 OF SW1/4 OF SW1/4 Comments: FRONTAGE ON THE NORTH SIDE OF 88TH STREET EAST OF THE BROADWAY ROAD INTERSECTION; FORESTED. Parcel is roughly 165' x 1320' and 4.97 acres. Nice uplands parcel forested in younger growth. Dnr Aa; No Power In Area; Summer Tax Due: TBA	88th Street;	\$11325.00	
10068	Parcel ID: Part of 15-070-004-00 A; Legal Description: CONNAMARA WOODSITES SUBDIVISION LOTS 4 5 Comments: LEGAL ACCESS TO EASTMAN ROAD VIA PLATTED SUBDIVISION ROAD; PROPERTY DIMENSIONS ARE 300' (EAST-WEST) X 200' (NORTH-SOUTH); FORESTED. This property just bareeeely touches the improved public road, but there is an unimproved platted street there that you could make into legal, improved access. The north line of this property is marked with red spray paint on trees and/or red stakes. Dnr Aa; No Power In Area; Summer Tax Due: TBA	(Off) 92nd Street - extended;	\$6970.00	
10069	Parcel ID: Part of 15-070-004-00 B; Legal Description: CONNAMARA WOODSITES SUBDIVISION LOT 7 Comments: FRONTAGE ON THE EAST SIDE OF NELSON DRIVE (NORTH OF SHANE DRIVE INTERSECTION); FORESTED. Parcel is adjacent to thousands of acres of federal lands. Lot is staked at the two roadfront corners. Dnr Aa; Summer Tax Due: TBA	S Nelson Road;	\$6620.00	

10070	Parcel ID: Part of 15-070-004-00 C; Legal Description: CONNAMARA WOODSITES SUBDIVISION LOTS 9 TO 14 Comments: FRONTAGE ON THE EAST SIDE OF NELSON DRIVE (NORTH OF SHANE DRIVE INTERSECTION); FORESTED; SMALL POND/MARSH ON THE PROPERTY. Parcel is adjacent to thousands of acres of federal lands. Dnr Aa; Summer Tax Due: TBA	S Nelson Road;	\$29500.00	
10071	Parcel ID: Part of 15-070-004-00 D; Legal Description: CONNAMARA WOODSITES SUBDIVISION LOT 17 Comments: FRONTAGE ON THE EAST SIDE OF NELSON DRIVE (NORTH OF SHANE DRIVE INTERSECTION); FORESTED. Parcel is adjacent to thousands of acres of federal lands. Dnr Aa; Summer Tax Due: TBA	S Nelson Road;	\$2800.00	
10072	Parcel ID: Part of 15-070-004-00 E; Legal Description: CONNAMARA WOODSITES SUBDIVISION LOTS 20 21 Comments: FRONTAGE ON THE EAST SIDE OF NELSON DRIVE (ACROSS THE STREET FROM THE SHANE DRIVE INTERSECTION); FORESTED. Parcel is adjacent to thousands of acres of federal lands. Roughly one acre here. There has been some firewood cutting on this parcel, and there is an cleared area toward the center of the lot. Dnr Aa; Summer Tax Due: TBA	S Nelson Road;	\$4580.00	

Newaygo DNR

Lot #	Lot Information	Address	Min. Bid	Sold For
10089	Parcel ID: 62-10-14-434-001 62-10-14-434-003 62-10-14-434-004 62-10-14-434-006; Legal Description: ADDITION A TO DIAMOND PARK SUBDIVISION: BLOCK 04: LOTS 1 TO 32 Comments: 1.9 ACRES THIS PROPERTY IS TRIANGULAR-SHAPED AND DOES NOT HAVE CONSTRUCTED ROAD FRONTAGE (DOES HAVE LEGAL ACCESS VIA PLATTED SUBDIVISION ROAD). IF A BUYER CONSTRUCTED ~100 FOOT OF THE PLATTED ROAD FROM GORDON AVE. THE PROPERTY COULD BE ACCESSABLE VIA THE SE CORNER. THE PROPERTY IS LOCATED ABOUT 6 MILES NW OF WHITE CLOUD. MORE SPECIFICALLY THE PARCEL IS LOCATED BETWEEN GRAND BLVD. AND GORDON AVE. NORTH OF THE PARKWAY DRIVE INTERSECTION WITH GORDON AVE. Dnr Aa; Summer Tax Due: TBA		\$3565.00	
10090	Parcel ID: 62-06-11-400-002; Legal Description: N 1/2 OF NE 1/4 OF NW 1/4 OF SW 1/4 ALSO N 1/2 OF NW 1/4 OF NE 1/4 OF SW 1/4 ALSO NW 1/4 OF NE 1/4 OF NE 1/4 OF SW 1/4 ALL IN NW 1/4 OF NW 1/4 OF NE 1/4 OF SE 1/4 Comments: 0.048 ACRES PROPERTY IS LANDLOCKED. LOCATED 165' SOUTH OF GRANT STREET (SW OF THE M37 INTERSECTION). Dnr Aa; Unbuildable Lands / Too Small; No Power In Area; Summer Tax Due: TBA		\$480.00	
10091	Parcel ID: Part of 62-06-11-400-022; Legal Description: SW 1/4 OF NW 1/4 OF NE 1/4 OF SE 1/4 EXCEPT N 1/2 OF NE 1/4 OF NE 1/4 OF NW 1/4 OF SW 1/4 OF NW 1/4 OF NE 1/4 OF SE 1/4 ALSO EXCEPT N 1/2 OF N 1/2 OF NE 1/4 OF SW 1/4 OF NW 1/4 OF NE 1/4 OF SE 1/4 Comments: 2.32 ACRE PROPERTY IS LANDLOCKED. LOCATED 330' SOUTH OF GRANT STREET (SW OF THE M37 INTERSECTION) Dnr Aa; No Power In Area; Summer Tax Due: TBA		\$2420.00	
10092	Parcel ID: Part of 62-06-11-400-022; Legal Description: SW1/4 OF SW1/4 OF NE1/4 OF SE1/4 ALSO NW1/4 OF SW1/4 OF NW1/4 OF SE1/4 OF SW1/4 OF NE1/4 OF SE1/4 ALSO SW1/4 OF SE1/4 OF SW1/4 OF SE1/4 OF NW1/4 OF SW1/4 OF NE1/4 OF SE1/4 ALSO NE1/4 OF SW1/4 OF NE1/4 OF SW1/4 OF NW1/4 OF NW1/4 OF NE1/4 OF SE1/4 Comments: 2.55 ACRE PROPERTY IS LANDLOCKED. LOCATED 990' SOUTH OF GRANT STREET (SW OF THE M37 INTERSECTION). Dnr Aa; No Power In Area; Summer Tax Due: TBA		\$2660.00	
10093	Parcel ID: Part of 62-06-11-400-022; Legal Description: SE1/4 OF SW1/4 OF SE1/4 OF SE1/4 OF NE1/4 OF SE1/4 EXCLUDING THE E1/2 OF SE1/4 OF SE1/4 OF SW1/4 OF SE1/4 OF SE1/4 OF NE1/4 OF SE1/4 ALSO EXCLUDING SE1/4 OF NE1/4 OF SE1/4 OF SW1/4 OF SE1/4 OF SE1/4 OF NE1/4 OF SE1/4 ALSO EXCLUDING N1/2 OF N1/2 OF SE1/4 OF SW1/4 OF SE1/4 OF NE1/4 OF SE1/4 Comments: 0.08 ACRE PROPERTY IS LANDLOCKED. LOCATED ~1258' SOUTH OF GRANT STREET (SW OF THE M37 INTERSECTION). Dnr Aa; Unbuildable Lands / Too Small; No Power In Area; Summer Tax Due: TBA		\$800.00	
10094	Parcel ID: 62-06-11-326-009; Legal Description: WOODLAND PARK ESTATES SUBDIVISION BLOCK 2 LOT 1 Comments: Single platted lot in the Woodland park plat. There is no improved road to this parcel. Dnr Aa; Summer Tax Due: TBA		\$1700.00	
10095	Parcel ID: 62-01-16-100-005; Legal Description: E 33 FT OF W 693 FT OF SW1/4 OF NW1/4 Comments: PROPERTY HAS FRONTAGE ON THE SOUTH BRANCH OF THE PERE MARQUETTE RIVER. FRONTAGE ON COMSTOCK AVE. (AFTER THE EASTWARD TURN THE ROAD IS PRIVATE ACCORDING TO THE NEWAYGO COUNTY ROAD COMMISSION) PROPERTY DIMENSIONS ARE 33' (EAST-WEST) X 1320' (NORTH-SOUTH) THE PROPERTY CAN LEGALLY BE ACCESSED VIA FLOATING THE STREAM Dnr Aa; Summer Tax Due: TBA		\$850.00	

Osceola

Lot #	Lot Information	Address	Min. Bid	Sold For
4900	Parcel ID: 02 552 267 00; Legal Description: LOT 267 SWISS ALPINE #2 Comments: Vacant build site in the Swiss Alpine HOA near Reed City. Please familiarize yourself with the HOA rules and fees prior to bidding. Association Fees; Summer Tax Due: \$13.73	LUCERNE DR REED CITY;	\$824.49	
4901	Parcel ID: 02 553 458 00; Legal Description: LOT 458 SWISS ALPINE #3 Comments: Vacant build site in the Swiss Alpine HOA near Reed City. Please familiarize yourself with the HOA rules and fees prior to bidding. Association Fees; Summer Tax Due: \$8.31	TICINO DR REED CITY;	\$742.30	
4902	Parcel ID: 03 372 080 00; Legal Description: LOTS 80 & 81 LAKE LURE #2 Comments: Large double lot on the southern side of popular Lake Lure! The parcel has a high water table, and you'll want to investigate what can be done here. We do notice that the lot to the west has recently been cleared and an effort is being made to develop there. The inner portion of the lot is dense and brushy. It appears to be dry enough to walk through, but likely has some ponding under brush. This is located on a private road, so there may be association fees and restrictions. Summer Tax Due: \$8.53	Enid Drive;	\$2558.07	
4903	Parcel ID: 03 381 010 00; Legal Description: LOT 10 LAKE MIRAMICHI SUBD Comments: Vacant building site in the Lake Miramichi development, between Reed City and Big Rapids of US 131. There are HOA rules and fees here for maintaining the network of private roads. Please see the HOA website for more details on membership and costs. Association Fees; Summer Tax Due: \$5.14	Miramichi Drive;	\$691.55	
4904	Parcel ID: 03 381 023 00; Legal Description: LOT 23 LAKE MIRAMICHI SUBD Comments: Vacant building site in the Lake Miramichi development, between Reed City and Big Rapids of US 131. There are HOA rules and fees here for maintaining the network of private roads. Please see the HOA website for more details on membership and costs. Association Fees; Summer Tax Due: \$6.43	Miramichi Drive;	\$710.72	
4905	Parcel ID: 03 381 024 00; Legal Description: LOT 24 LAKE MIRAMICHI SUBD Comments: Vacant building site in the Lake Miramichi development, between Reed City and Big Rapids of US 131. There are HOA rules and fees here for maintaining the network of private roads. Please see the HOA website for more details on membership and costs. Association Fees; Summer Tax Due: \$6.43	Miramichi Drive;	\$715.04	
4906	Parcel ID: 03 381 086 00; Legal Description: LOT 86 LAKE MIRAMICHI SUBD Comments: Vacant building site in the Lake Miramichi development, between Reed City and Big Rapids of US 131. There are HOA rules and fees here for maintaining the network of private roads. Please see the HOA website for more details on membership and costs. Association Fees; Summer Tax Due: \$71.99	Pontiac Trail;	\$1449.08	
4907	Parcel ID: 03 384 561 00; Legal Description: LOTS 561 & 562 LAKE MIRAMICHI SUBD #4 Comments: This is a vacant parcel in the Lake Miramichi POA between Reed City and Big Rapids, off US 131. This parcel lies in an area of the development that does not have maintained roads, and in many of these areas the utility service has not been extended, which will require a property owner to pay for extension of electrical service ... which could be prohibitive. There are also wetlands indications in much of this area. Please research your purchase in this part of the development by making a personal visit to ascertain the conditions on the ground. Association Fees; Summer Tax Due: \$11.60	Pawnee Trail;	\$788.03	
4908	Parcel ID: 03 384 593 00; Legal Description: LOTS 593 & 594 LAKE MIRAMICHI SUBD #4 Comments: This is a vacant parcel in the Lake Miramichi POA between Reed City and Big Rapids, off US 131. This parcel lies in an area of the development that does not have maintained roads, and in many of these areas the utility service has not been extended, which will require a property owner to pay for extension of electrical service ... which could be prohibitive. There are also wetlands indications in much of this area. Please research your purchase in this part of the development by making a personal visit to ascertain the conditions on the ground. Association Fees; Summer Tax Due: \$20.63	Pawnee Trail;	\$874.70	

4909	Parcel ID: 03 384 684 00; Legal Description: LOT 684 LAKE MIRAMICHI SUBD #4 Comments: This is a vacant parcel in the Lake Miramichi POA between Reed City and Big Rapids, off US 131. This parcel lies in an area of the development that does not have maintained roads, and in many of these areas the utility service has not been extended, which will require a property owner to pay for extension of electrical service ... which could be prohibitive. There are also wetlands indications in much of this area. Please research your purchase in this part of the development by making a personal visit to ascertain the conditions on the ground. Association Fees; Summer Tax Due: \$3.84	Cayuga Trail;	\$690.51	
4910	Parcel ID: 03 384 685 00; Legal Description: LOT 685 LAKE MIRAMICHI SUBD #4 Comments: This is a vacant parcel in the Lake Miramichi POA between Reed City and Big Rapids, off US 131. This parcel lies in an area of the development that does not have maintained roads, and in many of these areas the utility service has not been extended, which will require a property owner to pay for extension of electrical service ... which could be prohibitive. There are also wetlands indications in much of this area. Please research your purchase in this part of the development by making a personal visit to ascertain the conditions on the ground. Association Fees; Summer Tax Due: \$3.84	Cayuga Trail;	\$690.51	
4911	Parcel ID: 03 384 711 00; Legal Description: LOT 711 LAKE MIRAMICHI SUBD #4 Comments: This is a vacant parcel in the Lake Miramichi POA between Reed City and Big Rapids, off US 131. This parcel lies in an area of the development that does not have maintained roads, and in many of these areas the utility service has not been extended, which will require a property owner to pay for extension of electrical service ... which could be prohibitive. There are also wetlands indications in much of this area. Please research your purchase in this part of the development by making a personal visit to ascertain the conditions on the ground. Association Fees; Summer Tax Due: \$12.89	Shoshone Trail;	\$785.13	
4912	Parcel ID: 03 385 833 00; Legal Description: LOT 833 LAKE MIRAMICHI SUBD #5 Comments: Vacant building site in the Lake Miramichi development, between Reed City and Big Rapids of US 131. There are HOA rules and fees here for maintaining the network of private roads. Please see the HOA website for more details on membership and costs. Association Fees; Summer Tax Due: \$11.60	Miramichi Drive;	\$796.95	
4913	Parcel ID: 03 385 834 00; Legal Description: LOT 834 LAKE MIRAMICHI SUBD #5 Comments: Vacant building site in the Lake Miramichi development, between Reed City and Big Rapids of US 131. There are HOA rules and fees here for maintaining the network of private roads. Please see the HOA website for more details on membership and costs. Association Fees; Summer Tax Due: \$6.43	Miramichi Drive;	\$750.80	
4914	Parcel ID: 03 385 887 00; Legal Description: LOT 887 LAKE MIRAMICHI SUBD #5 Comments: Vacant building site in the Lake Miramichi development, between Reed City and Big Rapids of US 131. There are HOA rules and fees here for maintaining the network of private roads. Please see the HOA website for more details on membership and costs. Association Fees; Summer Tax Due: \$12.89	Miramichi Drive;	\$814.74	
4915	Parcel ID: 03 385 895 00; Legal Description: LOT 895 LAKE MIRAMICHI SUBD #5 Comments: Vacant building site in the Lake Miramichi development, between Reed City and Big Rapids of US 131. There are HOA rules and fees here for maintaining the network of private roads. Please see the HOA website for more details on membership and costs. Association Fees; Summer Tax Due: \$9.01	Miramichi Drive;	\$764.15	
4916	Parcel ID: 03 385 900 00; Legal Description: LOT 900 LAKE MIRAMICHI SUBD #5 Comments: Vacant building site in the Lake Miramichi development, between Reed City and Big Rapids of US 131. There are HOA rules and fees here for maintaining the network of private roads. Please see the HOA website for more details on membership and costs. Association Fees; Summer Tax Due: \$9.01	Kutenal Trail;	\$806.77	
4917	Parcel ID: 03 385 944 00; Legal Description: LOT 944 LAKE MIRAMICHI SUBD #5 Comments: Vacant building site in the Lake Miramichi development, between Reed City and Big Rapids of US 131. There are HOA rules and fees here for maintaining the network of private roads. Please see the HOA website for more details on membership and costs. This parcel fronts on both Sequoia Cove (unimproved, but cleared) as well as 90th Avenue Association Fees; Summer Tax Due: \$5.35	Sequoia Cove / 90th Avenue;	\$689.26	

4918	Parcel ID: 03 385 945 00; Legal Description: LOT 945 LAKE MIRAMICHI SUBD #5 Comments: Vacant building site in the Lake Miramichi development, between Reed City and Big Rapids of US 131. There are HOA rules and fees here for maintaining the network of private roads. Please see the HOA website for more details on membership and costs. This parcel fronts on both Sequoia Cove (unimproved, but cleared) as well as 90th Avenue Association Fees; Summer Tax Due: \$5.35	Sequoia Cove;	\$689.26	
4919	Parcel ID: 03 385 951 00; Legal Description: LOT 951 LAKE MIRAMICHI SUBD #5 Comments: Vacant building site in the Lake Miramichi development, between Reed City and Big Rapids of US 131. There are HOA rules and fees here for maintaining the network of private roads. Please see the HOA website for more details on membership and costs. Association Fees; Summer Tax Due: \$6.43	Miramichi Drive;	\$711.45	
4920	Parcel ID: 03 385 952 00; Legal Description: LOTS 952 & 953 LAKE MIRAMICHI SUBD #5 Comments: Vacant building site in the Lake Miramichi development, between Reed City and Big Rapids of US 131. There are HOA rules and fees here for maintaining the network of private roads. Please see the HOA website for more details on membership and costs. Association Fees; Summer Tax Due: \$11.60	Miramichi Drive;	\$810.65	
4921	Parcel ID: 03 385 954 00; Legal Description: LOT 954 LAKE MIRAMICHI SUBD #5 Comments: Vacant building site in the Lake Miramichi development, between Reed City and Big Rapids of US 131. There are HOA rules and fees here for maintaining the network of private roads. Please see the HOA website for more details on membership and costs. Association Fees; Summer Tax Due: \$5.14	Miramichi Drive;	\$713.92	
4922	Parcel ID: 03 660 013 00; Legal Description: LOT 13 BLK 9 WHISPERING PINE Comments: Parcel sits off Meadow Street, on a cleared, but unimproved platted street. The soils here are mooshy, and it is adjacent to marshlands. Sablebag Lake area. Summer Tax Due: \$2.49	(Off) Meadow Street;	\$700.64	
4923	Parcel ID: 04 005 006 01; Legal Description: SEC 5 T19N R8W PT OF N 1/2 OF S 1/2 OF NW FRL 1/4 COM N01DEG23'29"E 666.52 FT FR W 1/4 COR, TH N01DEG23'29"E 435 FT, TH S87DEG57'53"E 250 FT, TH S01DEG23'29"W 435 FT, TH N87DEG57'53"W 250 FT TO POB 2.5A M/L Comments: One story, ranch style wood frame home mid century construction. Attached 1.5 car garage. This property is presently occupied by renters that do not have a valid lease. It's hard to be certain of the condition because of the occupancy, but we did notice that the TUB/SHOWER is in the front yard, so you can be the judge of that. Has a fairly modern roof but seems to be in an ongoing construction phase. Parcel has 435' feet on 110th Avenue and runs 250' feet deep = 2.5 acres Personal Property; Occupied; Dnvi; Summer Tax Due: \$267.90	17670 110TH AVE EVART;	\$3776.01	
4924	Parcel ID: 05 650 062 00; Legal Description: LOT 62 ROARING BROOK Comments: Parcel fronts about 700 feet along Maple Lane (60th Avenue), and also has about 135' feet of frontage on Roaring Brook Drive. Wide open, level, sandy/well drained soils. A perfect build spot. Summer Tax Due: \$7.41	60th Avenue (Maple Lane);	\$728.77	
4925	Parcel ID: 06 300 006 00; Legal Description: LOT 6 HIGHLAND HEIGHTS Comments: We are offering 12 different parcels in the Highland Heights subdivision, located just off M-115 southwest of Marion. The parcels are wooded and served by private gravel roads that are not county maintained. We do not know if the HOA here is active, but one was created and registered by recording (see images). So there could be present or future HOA fees here. Association Fees; Summer Tax Due: \$17.90	M-115 / Royena Drive;	\$871.44	
4926	Parcel ID: 06 300 009 00; Legal Description: LOT 9 HIGHLAND HEIGHTS Comments: We are offering 12 different parcels in the Highland Heights subdivision, located just off M-115 southwest of Marion. The parcels are wooded and served by private gravel roads that are not county maintained. We do not know if the HOA here is active, but one was created and registered by recording (see images). So there could be present or future HOA fees here. Association Fees; Summer Tax Due: \$19.99	M-115 / Royena Drive;	\$899.84	

4927	Parcel ID: 06 300 010 00; Legal Description: LOT 10 HIGHLAND HEIGHTS Comments: We are offering 12 different parcels in the Highland Heights subdivision, located just off M-115 southwest of Marion. The parcels are wooded and served by private gravel roads that are not county maintained. We do not know if the HOA here is active, but one was created and registered by recording (see images). So there could be present or future HOA fees here. Association Fees; Summer Tax Due: \$19.99	M-115 / Royena Drive;	\$899.84	
4928	Parcel ID: 06 300 019 00; Legal Description: LOT 19 HIGHLAND HEIGHTS Comments: We are offering 12 different parcels in the Highland Heights subdivision, located just off M-115 southwest of Marion. The parcels are wooded and served by private gravel roads that are not county maintained. We do not know if the HOA here is active, but one was created and registered by recording (see images). So there could be present or future HOA fees here. Association Fees; Summer Tax Due: \$19.99	Royena Drive;	\$899.84	
4929	Parcel ID: 06 300 022 00; Legal Description: LOT 22 HIGHLAND HEIGHTS Comments: We are offering 12 different parcels in the Highland Heights subdivision, located just off M-115 southwest of Marion. The parcels are wooded and served by private gravel roads that are not county maintained. We do not know if the HOA here is active, but one was created and registered by recording (see images). So there could be present or future HOA fees here. Association Fees; Summer Tax Due: \$19.99	Royena Drive;	\$899.84	
4930	Parcel ID: 06 300 025 00; Legal Description: LOT 25 HIGHLAND HEIGHTS Comments: We are offering 12 different parcels in the Highland Heights subdivision, located just off M-115 southwest of Marion. The parcels are wooded and served by private gravel roads that are not county maintained. We do not know if the HOA here is active, but one was created and registered by recording (see images). So there could be present or future HOA fees here. PLEASE NOTE: This parcel is located in a section of the subdivision that is not fully developed. The road here is more similar to a 2 track than a street, and the electric service lines have not been fully extended into this area. Bid accordingly. Association Fees; Summer Tax Due: \$19.99	Highland Drive;	\$899.84	
4931	Parcel ID: 06 300 026 00; Legal Description: LOT 26 HIGHLAND HEIGHTS Comments: We are offering 12 different parcels in the Highland Heights subdivision, located just off M-115 southwest of Marion. The parcels are wooded and served by private gravel roads that are not county maintained. We do not know if the HOA here is active, but one was created and registered by recording (see images). So there could be present or future HOA fees here. PLEASE NOTE: This parcel is located in a section of the subdivision that is not fully developed. The road here is more similar to a 2 track than a street, and the electric service lines have not been fully extended into this area. Bid accordingly. Association Fees; Summer Tax Due: \$19.99	Highland Drive;	\$899.84	
4932	Parcel ID: 06 300 027 00; Legal Description: LOT 27 HIGHLAND HEIGHTS Comments: We are offering 12 different parcels in the Highland Heights subdivision, located just off M-115 southwest of Marion. The parcels are wooded and served by private gravel roads that are not county maintained. We do not know if the HOA here is active, but one was created and registered by recording (see images). So there could be present or future HOA fees here. PLEASE NOTE: This parcel is located in a section of the subdivision that is not fully developed. The road here is more similar to a 2 track than a street, and the electric service lines have not been fully extended into this area. Bid accordingly. Association Fees; Summer Tax Due: \$19.99	Kerry Drive;	\$899.84	
4933	Parcel ID: 06 300 028 00; Legal Description: LOT 28 HIGHLAND HEIGHTS Comments: We are offering 12 different parcels in the Highland Heights subdivision, located just off M-115 southwest of Marion. The parcels are wooded and served by private gravel roads that are not county maintained. We do not know if the HOA here is active, but one was created and registered by recording (see images). So there could be present or future HOA fees here. PLEASE NOTE: This parcel is located in a section of the subdivision that is not fully developed. The road here is more similar to a 2 track than a street, and the electric service lines have not been fully extended into this area. Bid accordingly. Association Fees; Summer Tax Due: \$19.99	Kerry Drive;	\$899.84	

4934	Parcel ID: 06 300 029 00; Legal Description: LOT 29 HIGHLAND HEIGHTS Comments: We are offering 12 different parcels in the Highland Heights subdivision, located just off M-115 southwest of Marion. The parcels are wooded and served by private gravel roads that are not county maintained. We do not know if the HOA here is active, but one was created and registered by recording (see images). So there could be present or future HOA fees here. PLEASE NOTE: This parcel is located in a section of the subdivision that is not fully developed. The road here is more similar to a 2 track than a street, and the electric service lines have not been fully extended into this area. Bid accordingly. Association Fees; Summer Tax Due: \$19.98	Highland Drive;	\$899.84	
4935	Parcel ID: 06 300 030 00; Legal Description: LOT 30 HIGHLAND HEIGHTS Comments: We are offering 12 different parcels in the Highland Heights subdivision, located just off M-115 southwest of Marion. The parcels are wooded and served by private gravel roads that are not county maintained. We do not know if the HOA here is active, but one was created and registered by recording (see images). So there could be present or future HOA fees here. PLEASE NOTE: This parcel is located in a section of the subdivision that is not fully developed. The road here is more similar to a 2 track than a street, and the electric service lines have not been fully extended into this area. Bid accordingly. Association Fees; Summer Tax Due: \$19.99	Highland Drive;	\$899.84	
4936	Parcel ID: 06 300 031 00; Legal Description: LOT 31 HIGHLAND HEIGHTS Comments: We are offering 12 different parcels in the Highland Heights subdivision, located just off M-115 southwest of Marion. The parcels are wooded and served by private gravel roads that are not county maintained. We do not know if the HOA here is active, but one was created and registered by recording (see images). So there could be present or future HOA fees here. PLEASE NOTE: This parcel is located in a section of the subdivision that is not fully developed. The road here is more similar to a 2 track than a street, and the electric service lines have not been fully extended into this area. Bid accordingly. Association Fees; Summer Tax Due: \$16.24	Highland Drive;	\$895.25	
4937	Parcel ID: 12 700 079 00; Legal Description: LOT 79 WATER-WOODS & WILDLIFE SUBD Comments: Parcel is NE of Evart in the Flowing Well area, not far from the Muskegon River. Level, open lands here. Irregular in shape, roughly one acre in size, fronts on two roads. Summer Tax Due: \$18.55	E Deerpath Rd @ 65th Avenue;	\$872.15	
4938	Parcel ID: 13 006 011 00; Legal Description: SEC 6 T17N R10W PT OF SW 1/4 OF SW 1/4 COM 414.5 FT N OF SW COR, TH E 208.7 FT, TH N 208.7 FT, TH W 208.7 FT, TH S 208.7 FT TO POB 1A M/L Comments: This is an older wood frame, 2 bedroom home that has had a garage added and then vinyl sided. Mid-life roof. The windows are older wood sash units showing some decay in places. We saw evidence of a roof leak developing in the bathroom and kitchen. The home is slab-on-grade, so there isn't a crawlspace. We *think* the heating unit is in the attic (?) but can't be certain of that. There was no visible heat plant here. The electric service panel (breaker box) has been pirated away and it's now just a big gob of wires. The floor in the entry by the garage has a very weak floor, indicating frozen plumbing most likely. 2 small bedrooms. Garage has front and rear doors. Could be functional without a ton of work. Just west of US 131 and just north of US 10. Harvesting; Summer Tax Due: \$207.42	5076 LAKOLA RD REED CITY;	\$3285.50	
4939	Parcel ID: 14 740 048 00; Legal Description: LOTS 48 & 57 WILDWOOD ACRES Comments: This one has been unattended for some time. It is quite grown up and the driveway will take some clearing to make it passable. There are a couple of trees on the roof, but they do not appear to have caused too much damage inside. The soffits and eaves need attention, and there is rot in some window sills and near the foundation in spots. We peeked through the windows and it did not appear that the roof issues had transmitted inside in a horrific way, and we saw no serious roof leaks. This one could very likely be returned to productive use with some attention to deforestation and adding a nice new roof. 1/2 acre lot across the street from popular Rose Lake. If you're looking for a handyman project that can become a second or retirement home, there is a lot of potential here. This is likely in a HOA and there are probably fees and deed restrictions that you may want to check before bidding. Private roads. Dnvi; Summer Tax Due: \$160.99	15411 MAIN ST LEROY;	\$2860.76	

4940	<p>Parcel ID: 16 007 016 10; Legal Description: SEC 7 T18N R7W PT OF NE 1/4 OF SE 1/4 COM AT NW COR THEREOF, TH E 10 RDS, TH S 16 RDS, TH W 10 RDS, TH N 16 RDS TO POB 1A M/L Comments: 1/2 acre parcel just west of Sylvan Center. This may have been a decent place a year or two ago ... it's hard to tell now. It has been harvested, vandalized, stripped, rode hard and put away wet. The mobile has been pretty well beaten up. The toilet and panelboard are gone, and the windows, walls, doors and rest of the interior soundly beaten. Outside, they began stripping the aluminum off the back to perhaps sell as scrap. THEN they decided to disassemble the steel barn and take that with 'em too. Much to their chagrin, the Sheiffs Department stopped by, and now they gots a problem. Well they made a mess, and if you're the lucky bidder, this can all belong to you. There is some value here in the land, well and septic. Unfortunately the trailer no longer has a tongue to make it easy to haul off, but there is enough of the barn structure standing to put it back together with some of those \$10 2x4s from down at the lumber store. Vandalism; Harvesting;</p> <p>Summer Tax Due: \$173.57</p>	5217 SYLVAN RD EVART;	\$1785.77	
4941	<p>Parcel ID: 16 027 007 50; Legal Description: SEC 27 T18N R7W E 60 FT OF S 210 FT OF W 1/2 OF W 1/2 OF SE 1/4 OF SW 1/4 .28A M/L Comments: Parcel fronts 60' on the north side of 7 Mile Road and runs 210' deep. Level, open dry lands.</p> <p>Summer Tax Due: \$6.24</p>	2694 7 MILE RD SEARS;	\$710.71	

Property Transfer Affidavit

This form is issued under authority of P.A. 415 of 1994. Filing is mandatory.

This form must be filed whenever real estate or some types of personal property are transferred (even if you are not recording a deed). **The completed Affidavit must be filed by the new owner with the assessor for the city or township where the property is located within 45 days of the transfer.** The information on this form is NOT CONFIDENTIAL.

1. Street Address of Property		2. County	3. Date of Transfer (or land contract signed)
4. Location of Real Estate (Check appropriate field and enter name in the space below.) <input type="checkbox"/> City <input type="checkbox"/> Township <input type="checkbox"/> Village		5. Purchase Price of Real Estate	
		6. Seller's (Transferor) Name	
7. Property Identification Number (PIN). If you don't have a PIN, attach legal description. PIN. This number ranges from 10 to 25 digits. It usually includes hyphens and sometimes includes letters. It is on the property tax bill and on the assessment notice.		8. Buyer's (Transferee) Name and Mailing Address	
		9. Buyer's (Transferee) Telephone Number	
Items 10 - 15 are optional. However, by completing them you may avoid further correspondence.			
10. Type of Transfer. Transfers include, but are not limited to, deeds, land contracts, transfers involving trusts or wills, certain long-term leases and business interest. See page 2 for list. <input type="checkbox"/> Land Contract <input type="checkbox"/> Lease <input type="checkbox"/> Deed <input type="checkbox"/> Other (specify) _____			
11. Was property purchased from a financial institution? <input type="checkbox"/> Yes <input type="checkbox"/> No		12. Is the transfer between related persons? <input type="checkbox"/> Yes <input type="checkbox"/> No	
13. Amount of Down Payment			
14. If you financed the purchase, did you pay market rate of interest? <input type="checkbox"/> Yes <input type="checkbox"/> No		15. Amount Financed (Borrowed)	

EXEMPTIONS

Certain types of transfers are exempt from uncapping. If you believe this transfer is exempt, indicate below the type of exemption you are claiming. If you claim an exemption, your assessor may request more information to support your claim.

- ☐ Transfer from one spouse to the other spouse
- ☐ Change in ownership solely to exclude or include a spouse
- ☐ Transfer between certain family members *(see page 2)
- ☐ Transfer of that portion of a property subject to a life lease or life estate (until the life lease or life estate expires)
- ☐ Transfer between certain family members of that portion of a property after the expiration or termination of a life estate or life lease retained by transferor ** (see page 2)
- ☐ Transfer to effect the foreclosure or forfeiture of real property
- ☐ Transfer by redemption from a tax sale
- ☐ Transfer into a trust where the settlor or the settlor's spouse conveys property to the trust and is also the sole beneficiary of the trust
- ☐ Transfer resulting from a court order unless the order specifies a monetary payment
- ☐ Transfer creating or ending a joint tenancy if at least one person is an original owner of the property (or his/her spouse)
- ☐ Transfer to establish or release a security interest (collateral)
- ☐ Transfer of real estate through normal public trading of stock
- ☐ Transfer between entities under common control or among members of an affiliated group
- ☐ Transfer resulting from transactions that qualify as a tax-free reorganization under Section 368 of the Internal Revenue Code.
- ☐ Transfer of qualified agricultural property when the property remains qualified agricultural property and affidavit has been filed.
- ☐ Transfer of qualified forest property when the property remains qualified forest property and affidavit has been filed.
- ☐ Transfer of land with qualified conservation easement (land only - not improvements)
- ☐ Other, specify: _____

CERTIFICATION

I certify that the information above is true and complete to the best of my knowledge.

Printed Name

Signature

Date

Name and title, if signer is other than the owner

Daytime Phone Number

E-mail Address

Instructions:

This form must be filed when there is a transfer of real property or one of the following types of personal property:

- Buildings on leased land.
- Leasehold improvements, as defined in MCL Section 211.8(h).
- Leasehold estates, as defined in MCL Section 211.8(i) and (j).

Transfer of ownership means the conveyance of title to or a present interest in property, including the beneficial use of the property. For complete descriptions of qualifying transfers, please refer to MCL Section 211.27a(6)(a-j).

Excerpts from Michigan Compiled Laws (MCL), Chapter 211

****Section 211.27a(7)(d):** Beginning December 31, 2014, a transfer of that portion of residential real property that had been subject to a life estate or life lease retained by the transferor resulting from expiration or termination of that life estate or life lease, if the transferee is the transferor's or transferor's spouse's mother, father, brother, sister, son, daughter, adopted son, adopted daughter, grandson, or granddaughter and the residential real property is not used for any commercial purpose following the transfer. Upon request by the department of treasury or the assessor, the transferee shall furnish proof within 30 days that the transferee meets the requirements of this subdivision. If a transferee fails to comply with a request by the department of treasury or assessor under this subdivision, that transferee is subject to a fine of \$200.00.

***Section 211.27a(7)(u):** Beginning December 31, 2014, a transfer of residential real property if the transferee is the transferor's or the transferor's spouse's mother, father, brother, sister, son, daughter, adopted son, adopted daughter, grandson, or granddaughter and the residential real property is not used for any commercial purpose following the conveyance. Upon request by the department of treasury or the assessor, the transferee shall furnish proof within 30 days that the transferee meets the requirements of this subparagraph. If a transferee fails to comply with a request by the department of treasury or assessor under this subparagraph, that transferee is subject to a fine of \$200.00.

Section 211.27a(10): "... the buyer, grantee, or other transferee of the property shall notify the appropriate assessing office in the local unit of government in which the property is located of the transfer of ownership of the property within 45 days of the transfer of ownership, on a form prescribed by the state tax commission that states the parties to the transfer, the date of the transfer, the actual consideration for the transfer, and the property's parcel identification number or legal description."

Section 211.27(5): "Except as otherwise provided in subsection (6), the purchase price paid in a transfer of property is not the presumptive true cash value of the property transferred. In determining the true cash value of transferred property, an assessing officer shall assess that property using the same valuation method used to value all other property of that same classification in the assessing jurisdiction."

Penalties:

Section 211.27b(1): "If the buyer, grantee, or other transferee in the immediately preceding transfer of ownership of property does not notify the appropriate assessing office as required by section 27a(10), the property's taxable value shall be adjusted under section 27a(3) and all of the following shall be levied:

- (a) Any additional taxes that would have been levied if the transfer of ownership had been recorded as required under this act from the date of transfer.
- (b) Interest and penalty from the date the tax would have been originally levied.
- (c) For property classified under section 34c as either industrial real property or commercial real property, a penalty in the following amount:
 - (i) Except as otherwise provided in subparagraph (ii), if the sale price of the property transferred is \$100,000,000.00 or less, \$20.00 per day for each separate failure beginning after the 45 days have elapsed, up to a maximum of \$1,000.00.
 - (ii) If the sale price of the property transferred is more than \$100,000,000.00, \$20,000.00 after the 45 days have elapsed.
- (d) For real property other than real property classified under section 34c as industrial real property or commercial real property, a penalty of \$5.00 per day for each separate failure beginning after the 45 days have elapsed, up to a maximum of \$200.00.