## Land Bank Sale

Parcel ID

3251-433-001-00

E. Hopson St.

Bad Axe, MI 48413

Minimum Bid

Past Taxes

699.32

Maintentance

\$

Demo, Cleanup

\$0

Land Bank Admin Fee

\$250

**Boundry Survey** 

\$750

(Copy Attached)

Total Purchase Price

\$ 1,699.32



## OFFER TO PUCHASE REAL ESTATE BY AUTHORITY OF PUBLIC ACT 258 OF 2003

The Huron County Land Bank Authority is the title owner of certain parcels of real estate, which are being offered for sale pursuant to MCL 124.757 (1).

PROPOSED PURCHASER: {Enter name and address of person(s) or entity making offer}

<u>TERMS OF OFFER</u>: {Enter the terms, price, etc. of the proposed offer}

The undersigned hereinafter designated as the purchaser hereby offers and agrees to purchase land and premises situated in the City of Bad Axe in Huron County, Michigan described as follows:

Legal Description: Sec 19, Town 16N, Range 13E. BLOCK 33 ALL OF BLOCK 33 NOT SUBDIVIDED ROBERT PHILIPS FIRST ADD TO VIL, NOW CITY OF BAD AXE. Also known as: Property No. 3251-433-001-00 Address: E. Hopson St.

Together with all improvements and appurtenances including all light fixtures, shades, venetian blinds, curtain rods, drapery hardware, storm windows and doors, screens, awnings and antenna, if any, if they are located on the premises: subject to existing restrictions of record, easements for public utilities and driveways and zoning ordinances, and to pay the sum of:

The seller, the Huron County Treasurer acting as the chairperson for the Huron County Land Bank Authority makes no warranties expressed or implied regarding the condition of the land or the premises. The property is sold as-is with no warranties. These premises have not been inspected by the County of Huron or any other public agency. The seller is not aware of the condition of these premises.

Purchaser shall receive a Deed for the subject property pursuant to Public Act 258 of 2003. Purchaser shall not receive a Seller's Disclosure statement pursuant to Act 92 of 1993 because the disclosure requirements do not apply as set forth in MCL 565.953 (3)(c), as amended.

If purchaser is desirous of obtaining title insurance, he or she shall do so at his or her own expense. Purchaser shall pay all recording fees.

N THE PRESENCE OF:		
	The second secon	Purchaser
The foregoing offer is accep By the execution of thi	oted and the Seller agrees s instrument, Seller acknowledge	s to sell said premises upon the terms stated. owledges the receipt of a copy of this agreement.
The foregoing offer is accept By the execution of thing THE PRESENCE OF:	oted and the Seller agrees s instrument, Seller ackno	s to sell said premises upon the terms stated. owledges the receipt of a copy of this agreement.

## DEED PURSUANT TO ACT 258 OF 2003 (Huron County Land Bank Deed)

The grantor Debra McCollum, Huron County Treasurer, acting as the chairperson for the Huron County Land Bank Authority, whose address is 250 E. Huron Ave., Huron County Building, Room 204, PO Box 69, Bad Axe, MI 48413, pursuant to MCL 124.757 (1), conveys in fee simple interest to:

whose address is:

1									
The following described premises situated in the City of Bad Axe County of Huron and State of Michigan,									
SEC 19 T16N R13E BLOCK 33 ALL OF BL PHILIPS FIRST ADD TO VIL, NOW CITY C Parcel Number: 3251-433-001-00									
for the sum ofsubject to easements and building restriction assessments and liens set forth in MCL 211  This transfer is exempt pursuant to MCL									
Dated this day of, 20									
State of Michigan County of Huron	Debra McCollum, Huron County Treasurer								
The foregoing instrument was acknowledge By Debra McCollum, Huron (	ed before me this the day of : County Treasurer.	20_							
Instrument drafted by:	Notary Public Huron County, Michigan My Commission expires:								

Instrument drafted by: Huron County Treasurer 250 E. Huron Ave. PO Box 69 Bad Axe, MI 48413

When recorded return to: Grantee

Send subsequent tax bills to: Grantee

Parcel Number: 3251-433-001-00 Jurisdiction: BAD AXE County: HURON Printed on 07/23/2024

CHURCH OF TODAY UNITY WAR   HURON COUNTY TREASURER   0 02/10/2023 OTH   10-PORECLOSURE   1812:587   DEED   0.0	Grantor			Sale Price	1	Inst Type		Terms of Sale 21-NOT USED/OTHER		Liber & Page		Verified By		Prcnt. Trans.
Class: RESIDENTIAL-VACAN   Zoning:   Building Fermit(s)   Date   Number   Status	HURON COUNTY TREASURER			0	11/17/20	23 ОТН				1832:738 г		EED		0.0
School: BAD AXE PUBLIC SCHOOLS	CHURCH OF TODAY UNITY WAR			0	02/10/20	/10/2023 OTH		10-FORECLOSURE		1812:587 D		EED		0.0
School: BAD AXE PUBLIC SCHOOLS											·			
Owner's Name/Address	Property Address   Class:		Class: RE	SIDENTIAL-VAC	AN Zoning:	 :	Buil	ding Permit(s)		Date	Number	St	tatus	
MAP #: 21 19 261 001   Map	E HOPSON ST		School: E	AD AXE PUBLIC	SCHOOLS									
MRC   1			P.R.E.	0%										
The Equalizer. Copyright (c) 1999 - 2009   Licensed To County of Huron, Michigan   Mic	Owner's Name/Address		MAP #: 21	19 261 001			<del>                                     </del>							
Improved   X   Vacant   Land Value Estimates for Land Table   Public   Improvements   Description   Prontage   Depth   Front   Depth   Rate %Adj. Reason   Value   Description   Now City of Bab   Now Now City of Bab   Now Now City of Bab   Now Code   Pond   Now City of Bab   Now City of Bab   Now City of Bab   Now When   What   2025   500   0   500   400   400   400   10   10   10   10	HURON COUNTY LAND BANK		2025 E	st TCV 1,000(	Value Over	ridden)	<u> </u>							
Public	250 E HURON AVE		Improv	ed X Vacant	Land	Value Es	stima	tes for Land Tab	ole .		l			
Dirt Road   Dirt	DAD IME HE 10113		Public											
Tax Description   Sec 19, Town 16N, Range 13E. BLOCK 33     ALL OF BLOCK 33 NOT SUBDIVIDED ROBERT PHILIPS FIRST ADD TO VIL, NOW CITY OF BAD AXE.   Comments/Influences   Courb Steed Lights			Improv	ements	Descr	iption	From					on	V	
Sec 19, Town 16N, Range 13E. BLOCK 33 ALL OF BLOCK 33 NOT SUBDIVIDED ROBERT PAULINES FIRST ADD TO VII, NOW CITY OF BAD AXE.   Sewer Sidewalk Water Sewer Electric Gas Curb Street Lights Standard Utilities Underground Utils.   Topography of Site   Level Rolling Low High Landscaped Swamp Wooded Pond Waterfront Ravine Wetland Flood Plain   Year Land Value Value Review Tother Value Who When What 2025 500 0 500 1 4200 1 2023 400 0 400 1 400 1 4005   100 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1	Tax Description		1 1									Value -		
ALL OF BLOCK 33 NOT SÜBDIVIDED ROBERT PHILIPS FIRST ADD TO VIL, NOW CITY OF BAD AXE.  Comments/Influences  Liber/Page(s): 454:0142  Liber/Page(s):	_	BE. BLOCK 33						0.04 100	ar Acres	TOCAL	ESC. Danu	varue -		
Sidewalk	ALL OF BLOCK 33 NOT SUBDIV	/IDED ROBERT												
Comments/Influences   Sewer   Electric   Gas   Curb   Street Lights   Street		NOW CITY OF BAD	1 1											
Liber/Page(s): 454:0142    Electric   Gas   Curb   Street Lights   Standard Utilities   Underground Utils.     Topography of Site   Level   Rolling   Low   High   Landscaped   Swamp   Wooded   Pond   Waterfront   Ravine   Wetland   Flod Plain   Year   Land   Value   Value   Value   Review   Other   Value   Value   Value   Value   Review   Other   Value   Value   Value   Value   Value   Review   Other   Value														
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Pond   Waterfront   Ravine   Wetland   Flood Plain   Year   Land   Building   Assessed   Board of   Tribunal   Taxable   Value   Value   Value   Review   Other   Value   Value   Other   Value   Va				apeu										
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<sup>\*\*\*</sup> Information herein deemed reliable but not guaranteed\*\*\*