

**NOTICE OF PROPOSED SALE & NUISANCE REMOVAL
OF REAL ESTATE BY THE CITY OF AUBURN, NE**

Notice is hereby given that pursuant to the Resolution No. 27-20 for the sale of City owned real estate, Passed and Approved by the City of Auburn on 9th day of November, 2020, the City of Auburn may sell the below legally described real estate in accordance with the terms stated herein:

REAL ESTATE TO BE SOLD:


South half (S1/2) Lot Two (2), Block Five (5),
Calvert First Addition to the City of Auburn,
Nemaha County, Nebraska.
Street address: 2020 "M" Street, Auburn, NE.

TERMS AND CONDITIONS:

1. That the BUYER of said real estate shall accept said property under agreement with the City that the BUYER will pay fifty percent (50%) of purchase price paid on the day after acceptance of bid by the City Council with the remainder due within thirty (30) days of confirmation of the sale by passing of ordinance;
2. The real estate shall be purchased with or after complete removal of the structure(s) upon the real estate, the property shall be cleared of its nuisance condition, and the property shall be maintained to avoid any further potential nuisance in the future, in accordance with the City Code;
3. That the Purchaser may seek a title insurance commitment at the time of sale. The cost of the title Insurance policy shall be the sole obligation of the Purchaser, and shall be paid at or before closing;
4. That real estate taxes on said property are paid through tax year 2020 and Purchaser shall be responsible for real estate taxes for tax year 2021 and all subsequent years;
5. That the Mayor is authorized to sign any necessary agreements or contracts on behalf of the City of Auburn, NE, in carrying out the provisions herein;
6. That the City reserves the right to reject any and all bids;
7. That the Mayor and City Clerk will provide a Quitclaim Deed to the Purchaser upon payment of the full purchase price and complete removal of the nuisance condition upon the property. All payments shall be made by cash or certified funds. Possession will be given to the purchaser upon making full payment at closing;
8. The Buyer purchases and accepts said real estate "AS IS", on buyer's personal inspection, without condition or warranty by the City. The City of Auburn, NE, may negotiate purchase, possession, and removal of nuisance structures to transfer the real estate in a manner most beneficial to the community.

The sale shall be by sealed bid. Bids may be delivered or mailed to Auburn City Hall 1101 "J" Street, Auburn, NE 68305. All bids must be submitted by **Wednesday, February 3, 2021, at 4:00 p.m.** All bids may be considered by the Mayor and City Council at regular public Council Session on Monday, February 8, 2021, at 7:00 p.m., or shortly thereafter as may be considered on the Council Agenda. The City reserves the right to reject any and all bids.

Dated this 20th day of November, 2020.


Sherry Heskett, Municipal Clerk
of the City of Auburn, Nebraska