

FORSYTH COUNTY

BOARD OF COMMISSIONERS

MEETING DATE: JUNE 13, 2016 AGENDA ITEM NUMBER: 13

**SUBJECT: RESOLUTION ACCEPTING THE HIGHEST BID TO PURCHASE COUNTY OWNED
REAL PROPERTY THROUGH NEGOTIATED OFFER, ADVERTISEMENT,
AND UPSET BIDS PROCEDURE
(2421 CLEVELAND AVENUE)**

COUNTY MANAGER'S RECOMMENDATION OR COMMENTS: Recommend Approval

SUMMARY OF INFORMATION:

See attached

ATTACHMENTS: YES NO

SIGNATURE: *J. Dudley Watts, Jr.* DATE: June 7, 2016
COUNTY MANAGER

**RESOLUTION ACCEPTING THE HIGHEST BID TO
PURCHASE COUNTY OWNED REAL PROPERTY
THROUGH NEGOTIATED OFFER, ADVERTISEMENT,
AND UPSET BIDS PROCEDURE
(2421 CLEVELAND AVENUE)**

WHEREAS, Forsyth County received an offer in the total amount of One Thousand Nine Hundred and 00/100 Dollars (\$1,900.00) from Angel Lozada Evans to purchase County owned real property acquired through a property tax foreclosure, located at 2421 Cleveland Avenue in Winston-Salem, N.C. and more particularly described as Tax Block 0332, Lot 109, and PIN 6836-65-6490.00 on the records of the Forsyth County Tax Registry; and

WHEREAS, by Resolution Authorizing Publication Of An Offer To Purchase County Owned Real Property By Negotiated Offer, Advertisement, And Upset Bids Procedure and Rejecting All Other Offers (2421 Cleveland Avenue) adopted by the Forsyth County Board of Commissioners at its April 25, 2016 meeting, a Notice Of Offer To Purchase Real Property Owned By Forsyth County And Request For Increased/Upset Bids was published as required by N.C.G.S. 160A-269 relating to the said offer in the amount of \$1,900.00 from Angel Lozada Evans; and

WHEREAS, after due advertisement of the above Notice of Offer, no increased/upset bids have been received within the time allowed by law and County staff recommends acceptance of the current offer and the sale of the above-described property to the highest bidder in a manner consistent with the terms outlined in the said Notice of Offer;

NOW THEREFORE BE IT RESOLVED that the Forsyth County Board of Commissioners hereby accepts the offer of the highest bidder, Angel Lozada Evans, in the amount of One Thousand Nine Hundred and 00/100 Dollars (\$1,900.00) to purchase the County owned real property located at 2421 Cleveland Avenue in Winston-Salem, N.C. and more particularly described as Tax Block 0332, Lot 109, and PIN 6836-65-6490.00 on the records of the Forsyth County Tax Registry.

BE IT FURTHER RESOLVED that the Chairman or County Manager and Clerk to the Board are hereby authorized to execute the necessary documents to complete the sale of the above described property consistent with the terms outlined in the Notice of Offer, subject to a pre-audit certificate thereon by the County Chief Financial Officer, if applicable, and approval as to form and legality by the County Attorney.

Adopted this the 13th day of June 2016.

**NOTICE OF OFFER
TO PURCHASE REAL PROPERTY
OWNED BY FORSYTH COUNTY
AND REQUEST FOR INCREASED/UPSET BIDS**

As authorized by Resolution adopted by the Forsyth County Board of Commissioners on April 25, 2016, Forsyth County hereby publishes notice, pursuant to the provisions of N.C.G.S. 160A-269, of an offer summarized below, to purchase real property owned by Forsyth County. The offeror has already paid the full amount of the offer to the Clerk to the Board.

<u>Offer Received From:</u>	<u>Offer Amount:</u>	<u>Property Address:</u>	<u>Tax Block/Lot/PIN:</u>
Angel Lozada Evans	\$1,900.00	2421 Cleveland Avenue	0332/109/6836-65-6490.00

The terms of the said offer to purchase are cash payment at closing in the full amount of the offer. Notice is hereby given that within ten (10) days of the date of publication of this notice, any person may raise the bid by not less than ten percent (10%) of the first one thousand dollars (\$1,000) and five percent (5%) of the remainder. Any qualifying increased/upset bidder will be required to deposit with the Clerk to the Board five percent (5%) of the total increased bid and the Clerk shall re-advertise the offer at the increased bid amount. This procedure will be repeated until no further qualifying upset bids are received, at which time the Forsyth County Board of Commissioners may accept the final offer and sell the above-described property to the highest bidder.

The Forsyth County Board of Commissioners may at any time reject any and all offers.

This 25th day of April 2016.

FORSYTH COUNTY

By: _____
Carla D. Holt
Clerk to the Board