

NOTICE OF PUBLIC SALES OF TAX FORFEITED LANDS

The properties listed below will be sold at public auction to the highest bidder per MN Statute 282.005. All properties will be offered at an initial auction sale for no less than estimated market value, as determined by the most recent assessment. Any properties that do not sell at auction will be offered for sale over-the-counter for no less than the initial price for a period of 30 days. A subsequent auction will occur for any properties that do not sell after the 30 days, with the price set at the minimum bid listed below.

Initial Public Auction will be held on **Wednesday, November 20, 2024 at 2:00pm** in the Pope County Courthouse Board Room.

Parcel	Legal Description	Initial Sale Minimum Price (Estimated Market Value)
12-0257-000	SECT-33 TWP-124 RANG-37 LOT-3 BLK-4 TERRACE, ORIGINAL PLAT (AKA CHIPPEWA FALLS) LOTS 3, 4, 5, 6 & 7 BLOCK 4; W1/2 VAC ALLEY	\$13,100.00
19-0213-000	SECT-18 TWP-123 RANG-37 SUBD OF GL 1 PT LOT 1: COMM NE COR, W TO NW COR, S 12 RDS, E TO LAKESHORE, NWLY ALONG LAKESHORE TO BEG DESC AS 2ND EXCEPTION ON DOC# 048705	\$5,700.00
19-0337-000	SECT-24 TWP-123 RANG-37 PT NE1/4NE1/4: COMM SE COR, N 8.95 RDS, W 8.95 RDS, S 8.95 RDS, E TO BEG AS REC ON DOC# 086569	\$600.00
28-0133-000	SECT-24 TWP-126 RANG-37 LOT-1 BLK-3 OAKES ADDITION, VILLARD LOTS 1 THRU 18 BLOCK 3	\$43,500.00

Subsequent Public Auction will be held on **Friday, December 20, 2024 at 9:00am** in the Pope County Courthouse Board Room. This auction will be held for any properties that did not sell at the initial public auction listed above, or during the 30 days following the initial auction.

Parcel	Legal Description	Subsequent Sale Minimum Price
12-0257-000	SECT-33 TWP-124 RANG-37 LOT-3 BLK-4 TERRACE, ORIGINAL PLAT (AKA CHIPPEWA FALLS) LOTS 3, 4, 5, 6 & 7 BLOCK 4; W1/2 VAC ALLEY	\$813.15
19-0213-000	SECT-18 TWP-123 RANG-37 SUBD OF GL 1 PT LOT 1: COMM NE COR, W TO NW COR, S 12 RDS, E TO LAKESHORE, NWLY ALONG LAKESHORE TO BEG DESC AS 2ND EXCEPTION ON DOC# 048705	\$324.71
19-0337-000	SECT-24 TWP-123 RANG-37 PT NE1/4NE1/4: COMM SE COR, N 8.95 RDS, W 8.95 RDS, S 8.95 RDS, E TO BEG AS REC ON DOC# 086569	\$162.94
28-0133-000	SECT-24 TWP-126 RANG-37 LOT-1 BLK-3 OAKES ADDITION, VILLARD LOTS 1 THRU 18 BLOCK 3	\$23,909.65

AUCTION REGISTRATION: Registration for the auction is any time before the auction at the Pope County Auditor/Treasurer's office during regular business hours (8:00am-4:30pm). All bidders must register by providing a Driver's License or other acceptable photo ID. All bidders must be at least 18 years old to register for and bid on available properties.

PAYMENT TERMS: Full payment at time of purchase.

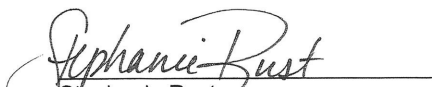
FEES: At the closing of the sale, the following fees will be also collected:

Assurance Fee:	3% of the total sales price
State Deed Recording Fee:	\$46.00
Deed Preparation Fee:	\$25.00
Deed Tax:	the greater of \$1.65 or .33% of the total sales price
Well Certificate:	\$50.00 (if applicable)

ALL SALES ARE FINAL AND NO REFUNDS OR EXCHANGES ARE PERMITTED.

PROPERTY CONDITION: All property is sold "as is" and may not conform to local building and zoning ordinances. Pope County makes no warranty that the land is "buildable".

Contact the Pope County Auditor/Treasurer's Office at 320-634-7706 for a complete list of the Pope County Tax-Forfeited Land Terms of Sale for Public Auction.


Stephanie Rust
Pope County Auditor/Treasurer

October 15, 2024
Date



These data are provided on an "AS-IS" basis, without warranty of any type, expressed or implied, including but not limited to any warranty as to their performance, merchantability, or fitness for any particular purpose.

12-0257-000	
1:4,225	Date: 3/21/2024
This map is not a substitute for accurate field surveys or for locating actual property lines and any adjacent features.	

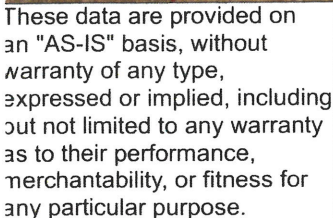




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19-0213-000	
1:2,113	Date: 3/21/2024
This map is not a substitute for accurate field surveys or for locating actual property lines and any adjacent features.	





1:8,451

Date: 3/21/2024

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POPECOUNTY
MINNESOTA



Pro-West and Associates, Inc.

These data are provided on an "AS-IS" basis, without warranty of any type, expressed or implied, including but not limited to any warranty as to their performance, merchantability, or fitness for any particular purpose.

28-0133-000

1:8,451

Date: 3/21/2024

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POPE COUNTY
MINNESOTA