

**BID FORM**

**(county) COUNTY TAX COLLECTOR'S OFFICE**

**SEALED BID SALE NO.: (number)**

Subject to the terms and conditions of sealed bid sale printed on the reverse side of this form, the undersigned bidder hereby bids the sum of \$\_\_\_\_\_ for the purchase of the property or interest described in the sealed bid sale referenced in this notice. Included is payment of \$\_\_\_\_\_, which is the total of the bid amount plus the amount required for the transfer taxes described in said terms and conditions of sealed bid sale.

I hereby acknowledge having read the terms and conditions as set forth on this form, and I agree to all of the terms and conditions of sealed bid sale.

The property or interest shall be conveyed by tax deed to:

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Signed,

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Signature

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Date

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Print Name

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Phone Number

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Address

**IMPORTANT:**

1. Title will be conveyed only in the names of the owners who are qualified to submit this bid under the provisions of sealed bid procedures (California Revenue and Taxation Code, sections 3692 (c,d)).
2. Pursuant to Revenue and Taxation Code section 3692(c), if you are submitting a bid as an owner of property contiguous to the property being offered for sale, you must request the county assessor and the planning director to combine the property purchased with your contiguous property.
3. Read the terms and conditions of the sealed bid sale printed on this bid form. If your bid is not properly submitted, it may be rejected.

## TERMS AND CONDITIONS OF SEALED BID SALE

Each bid to purchase shall be submitted on a form issued by the county tax collector's office. Each bid shall be presented in a sealed envelope plainly marked "Sealed Bid No. \_\_\_\_\_," with the appropriate number as indicated on the notice of sealed bid sale.

If the bidder does not sign the bid form, the bid will be rejected. If the sealed envelope is opened prior to the sale because of improper marking, the bid may be disqualified.

Do not mail currency. All signed bids shall be accompanied by either a personal check, cashier's check, certified check, or money order, payable to the county tax collector. The bid amount must be sufficient to cover the cost of the transfer taxes. Assistance in determining the amount of this tax may be obtained from the county recorder's office. If the property is located in a city, the city may also collect a transfer tax; contact the applicable city for further information.

The successful bidder will receive written notice that his or her bid has been accepted. All other bidders will have their remittances returned to them after the date of the sealed bid sale. If two or more high bids equal in amount are submitted, the sale, at the option of the tax collector, may be canceled or extended. If the sale is extended, only those bidders who submitted the high bids in equal amounts at the original sale will be provided with bid forms on which to submit revised sealed bids. The revised sealed bids will be opened on a date and at a time set by the tax collector. The minimum acceptable bid at the extended sale shall be the amount of the high bid at the original sale. California Revenue and Taxation Code section 3692 prescribes the conditions under which real property and/or oil, gas, or mineral rights may be offered under a sealed bid sale.

The tax collector further reserves the right to reject any and all bids and to cancel the sealed bid sale at any time prior to recordation of the tax deed. In the event of cancellation of sale and/or rejection of any bids, the respective remittances will be refunded to bidders without interest. Any offers shall remain in effect for 30 days or until notice is given pursuant to California Revenue and Taxation Code section 3702, whichever is later.

The right, title, and interest in the property to be sold shall not exceed that vested in the current owner that is subject to the tax collector's power to sell. This sale is subject to title exceptions and reservations, recorded and/or unrecorded. The successful bidder may obtain a policy of title insurance, at his or her expense.

If the successful bidder desires a survey of the property, this must be accomplished at the bidder's initiative and expense. No warranty is made by the county relative to the ground location or property lines. Neither the tax collector nor the county guarantees the condition of the property, nor do they assume any responsibility for the conformance to codes or permit regulations required by local governing agencies. The property will be sold "as is."

If the successful bidder is eligible to participate in the sealed bid sale because he or she is the owner of a contiguous property, he or she will be required, as a condition of sale, to request the assessor and planning director to combine the property with the successful bidder's contiguous property. This process may require additional fees, to be established by the county assessor and planning director.