

Land Bank Sale

Parcel ID 3251-470-006-00

139 W. Butler St.
Bad Axe, MI 48413

Minimum Bid

Past Taxes	\$	5,318.34
	\$	5,318.34

Maintenance

(Jail Crew)	\$	-
Land Bank Admin	\$	250.00

Boundry Survey
(Copy Attached)

Total Purchase Price	\$	5,568.34
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OFFER TO PURCHASE 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]

TERMS OF OFFER: [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. 24, T16N, R12E. Lot 6 Frank W Hubbard's 1st Add City Bad Axe, Mich.
also known as: Property No. 3251-470-006-00 Address: 139 W. Butler St.

together with all improvements and appurtenances including all lighting 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.

Dated: _____, ___, 20__

IN THE PRESENCE OF:

Purchaser

The foregoing offer is accepted and the Seller agrees to sell said premises upon the terms stated.

By the execution of this instrument, Seller acknowledges the receipt of a copy of this agreement.

IN THE PRESENCE OF:

Seller

**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:

The following described premises situated in the City of Bad Axe
County of Huron and State of Michigan,

SEC 24, T16N, R12E. LOT 6 FRANK W HUBBARD'S 1ST ADD CITY BAD AXE, MICH.
Parcel Number: 3251-470-006-00

for the sum of _____
subject to easements and building restrictions of record and those enumerated special
assessments and liens set forth in MCL 211.78k(5)(c), as amended.

This transfer is exempt pursuant to MCL 207.505(h)(I) and MCL 207.526(h)(I)

Dated this ____ day of _____, 20__.

Debra McCollum,
Huron County Treasurer

State of Michigan
County of Huron

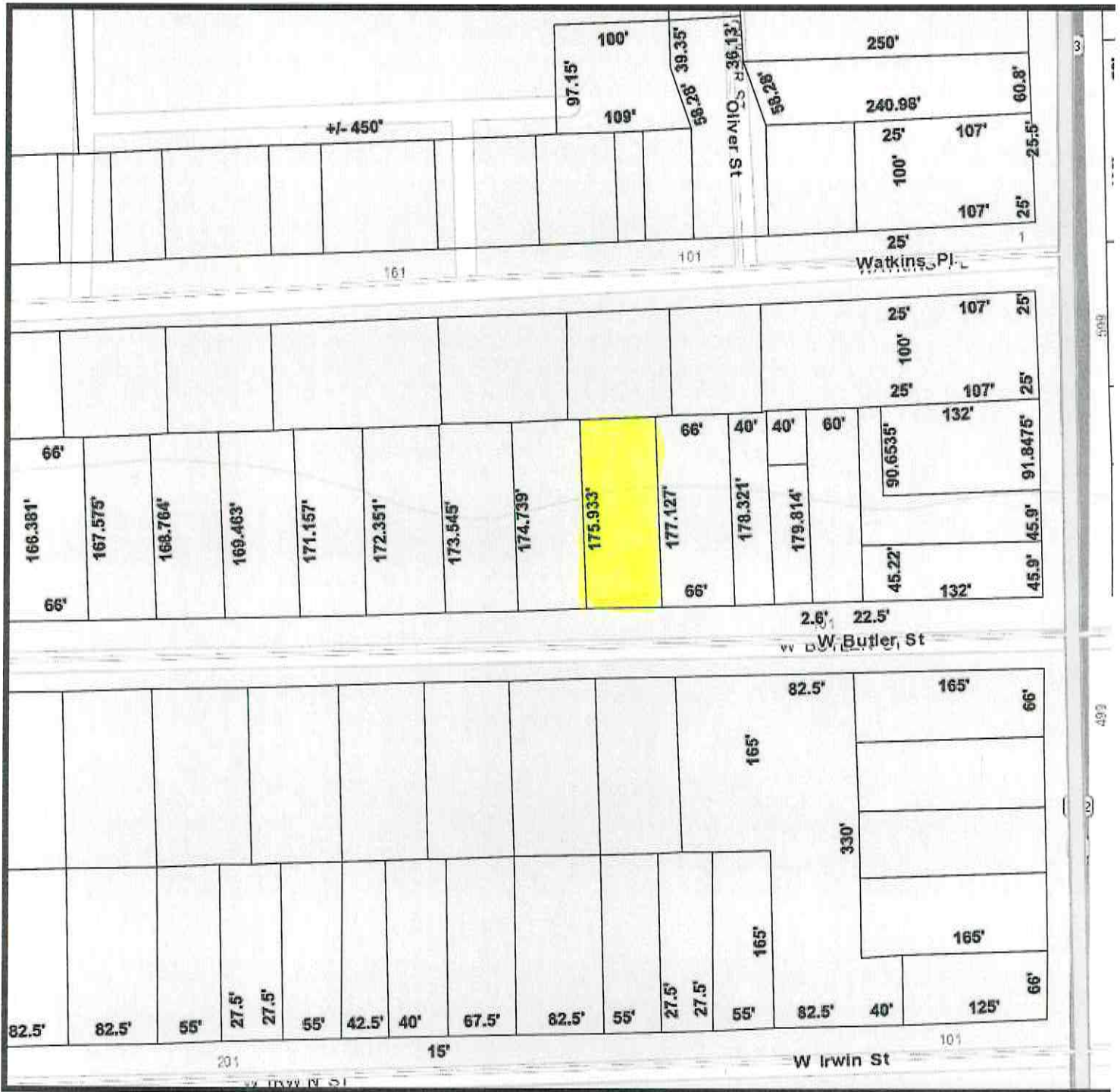
The foregoing instrument was acknowledged before me this the ____ day of _____ 20__
By Debra McCollum, Huron County Treasurer.

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: 3251-470-006-00

Jurisdiction: BAD AXE

County: HURON

Printed on

09/02/2021

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prct. Trans.	
HURON COUNTY TREASURER	HURON COUNTY LAND BANK AU	0	08/24/2021	OTH	21-NOT USED	1756:672		0.0	
COOK ANNE	HURON COUNTY TREASURER	0	06/30/2020	OTH	21-NOT USED	1707:991		0.0	
Property Address	Class: TAX EXEMPT 901	Zoneing:	Building Permit(s)	Date	Number	Status			
139 BUTLER STREET WEST	School: BAD AXE PUBLIC SCHOOLS	P.R.E. 03	DEMOLITION	03/03/2020	20600205				
Owner's Name/Address	MAP #: 20 24 248 012	2022 Est. TCV 0	DECK/PORCH	10/30/2015	15002043				
HURON COUNTY LAND BANK AUTHORITY									
250 EAST HURON AVENUE									
BAD AXE MI 48413									
Tax Description	Public	Improved	X	Vacant					
Sec 24, Town 16N, Range 12E, LOT 6	Improvements								
FRANK W HUBBARD'S 1ST ADD CITY BAD AXE, MICH.	Dirt Road								
Comments/Influences	Gravel Road								
	Paved Road								
	Storm 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								
Who	When	What	Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
			2022	EXEMPT	EXEMPT	EXEMPT			EXEMPT
			2021	EXEMPT	EXEMPT	EXEMPT			EXEMPT
			2020	8,400	0	8,400			7,368C
			2019	8,200	0	8,200			7,231C

*** Information herein deemed reliable but not guaranteed***

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