

PROSPECTIVE BIDDER INFORMATIONAL PACKET

TREASURER'S SALE

COUNTY-OWNED PROPERTY

OCTOBER 5, 2020

1:00 P.M.



ROGERS COUNTY COURTHOUSE
COMMISSIONER'S MEETING ROOM, 1ST FLOOR
200 SOUTH LYNN RIGGS BLVD.
CLAREMORE, OK 74017

JASON CARINI, ROGERS COUNTY TREASURER
918-923-4797

INFORMATION

Before the sale:

Bidders or their representative must be present at the sale. This is not a sealed bid sale. It is an open, active auction where property is sold to the highest bidder.

This is a "Buyer Beware" auction. The responsibility to pay any and all property liens rests on the winning bidder.

Research the property in which you are interested: Properties are listed, published and sold by their legal description as shown on the tax rolls.

No guarantee or warranty of title is offered by Rogers County: No abstract or title insurance is provided. Properties are sold "if is, as is, and where is." If a different individual is using a tract recently purchased for their own purposes, it will be up to the winning bidder to take possession and evict said individual.

A Treasurer's Deed gives you title to the property, but not a clear and marketable title. In addition to the total amount bid, winning bidders must pay a \$10.00 deed fee to the Treasurer and a \$20.00 filing fee with the County Clerk.

Sign in as a bidder. To obtain a bidder number, you will be required to give your name, address and telephone number on the sign in sheet. This sheet will become part of the permanent sale record.

No personal checks. Payment must be CASH
the day of the sale!

Once the auction commences, bidders will not be allowed to leave to withdraw cash or certified funds.

During the Sale:

Be patient. There are some formalities that must occur at the beginning of the sale to satisfy statutory and audit requirements.

Listen carefully to any and all announcements as well as answers to questions.

Put your phone on vibrate.

Be courteous and thoughtful of others. Keep conversations with others to a minimum. It is difficult to hear when several people are speaking in a confined area.

The order of the sale will be the order in which the tracts are listed in the publication.

Minimum bid for each property is the total amount of delinquent tax, or unless otherwise noted. Property will be sold to the highest competitive bidder.

After the Sale:

PAYMENT MUST BE IN CASH

Once bidding is finished, the sale is declared closed.

Successful bidders will receive a "Treasurer's Deed" issued within a week of the sale.

Thank you for your interest in our sale!