

PUBLIC NOTICE OF SALE OF REAL PROPERTY
1404 W Fifth Street

NOTICE IS HEREBY given that, pursuant to North Carolina General Statute 160A-268, the City of Greenville City Council on April 24, 2017 set the fair market value of the vacant lot known as 1404 W 5th Street (Parcel 21492) at \$19,800 and authorized the sale of said property by sealed bids. The minimum bid is said fair market value.

Disposal Parcel – 21492

Being that certain lot or parcel of land situated in the City of Greenville, Greenville Township, Pitt County, North Carolina (Currently Address: 1404 W Fifth St., Greenville, North Carolina), which is more particularly described as follows:

Beginning at the intersection of the northern property line of West Fifth Street and the eastern property line of Cadillac Street and runs in an eastern direction with the northern property line of West Fifth Street, 130.75 feet, to the southwest corner of Lot 4 in Block K; thence in a northern direction following the western property line of said Lot 4, 154.3 feet to the southern line of Lot 10 in said Block; thence in a western direction 42.5 feet following the southern property line of Lot 10 or extension thereof, to the northeastern corner of Lot 2 in said block; thence in a southern direction with the eastern property line of said Lot 2, 54 feet to a corner on the Mythis H. Evans lot described in Book N-30, at Page 139; thence in a western direction following a southern line of the said Evans Lot 87.5 feet to the eastern property line of Cadillac Street; thence in a southern direction with the eastern line of Cadillac Street, 111 feet to the Point of Beginning.

The foregoing property is the southern portion of Lot #1 and #2 and all of Lot #3, in Block K of the Riverdale Subdivision as shown by Map Book 2, at Page 251. This property is designated as Pitt county Tax Parcel 321492, all in accordance to that Deed (and its referenced Plat) recorded in Book 1405, Page 85 of the Pitt County Registry which is incorporated here for a more perfect and detailed description.

The City of Greenville Housing Division is advertising said property for sale as a vacant commercial lot zoned CDF for commercial development in accordance with the West Greenville Redevelopment Plan. Bid Packages are available for the property at the Municipal Building, 201 W 5th Street – 3rd Floor, Greenville, North Carolina.

The Housing Division will receive sealed bids until the 10th day of August, 2017 until 12:00 pm at the Municipal Building, 201 W 5th Street – 3rd Floor, Greenville, North Carolina for the purchase of the approve described property. All sealed bids must be submitted on a Form of Bid which is available at the Housing Division. All sealed bids must be accompanied by a 5% deposit in the form of a cashier check, certified check or postal money order, proof of ability to purchase and a redevelopment plan. All sealed bids will be opened on Thursday, August 10, 2017 at 3:00 pm. The City reserves the right to reject all bids.

044-03-60-72-000-000-528550 PIH 17

**CITY OF GREENVILLE
HOUSING DIVISION
1404 W 5th STREET
VACANT COMMERCIAL LOT
FORM OF BID**

**TO: City of Greenville
Community Development Department - Housing Division
Attn: Karen A. Gilkey
P.O. Box 7027
Greenville, NC 27835**

1. I, the undersigned, having read and become familiar with the bid documents and disposition documents relating to 1404 W. 5th Street, Greenville, North Carolina: Instructions to Bidders, Notice of Non-Discrimination Policy, and the Deed of Conveyance forms and all as they pertain to and affect 1404 W. 5th Street Parcel 21492 of land in particular as described below:

Disposal Parcel – 21492

Being that certain lot or parcel of land situated in the City of Greenville, Greenville Township, Pitt County, North Carolina (Currently Address: 1404 W Fifth St., Greenville, North Carolina), which is more particularly described as follows:

Beginning at the intersection of the northern property line of West Fifth Street and the eastern property line of Cadillac Street and runs in an eastern direction with the northern property line of West Fifth Street, 130.75 feet, to the southwest corner of Lot 4 in Block K; thence in a northern direction following the western property line of said Lot 4, 154.3 feet to the southern line of Lot 10 in said Block; thence in a western direction 42.5 feet following the southern property line of Lot 10 or extension thereof, to the northeastern corner of Lot 2 in said block; thence in a southern direction with the eastern property line of said Lot 2, 54 feet to a corner on the Mythis H. Evans lot described in Book N-30, at Page 139; thence in a western direction following a southern line of the said Evans Lot 87.5 feet to the eastern property line of Cadillac Street; thence in a southern direction with the eastern line of Cadillac Street, 111 feet to the Point of Beginning.

The foregoing property is the southern portion of Lot #1 and #2 and all of Lot #3, in Block K of the Riverdale Subdivision as shown by Map Book 2, at Page 251. This property is designated as Pitt county Tax Parcel 321492, all in accordance to that Deed (and its referenced Plat) recorded in Book 1405, Page 85 of the Pitt County Registry which is incorporated here for a more perfect and detailed description.

Hereby propose to purchase said tract of land and any improvements as is thereon to execute and carry out the Offer to Purchase and Contract for Sale of land and to undertake and to do and perform all matters and things as stated in said bid documents for the sum of _____

_____ Dollars (\$ _____)

2. In submitting this bid, it is understood that the right is reserved by the Community Development Department Housing Division of the City of Greenville to reject any and/or all bids. If written notice of acceptance of this bid is mailed, telegraphed or delivered the undersigned agrees to pay to the Community Development Department Housing Division of the City of Greenville _____ Dollars (\$ _____). Said amount tender to him/her of the Deed of Conveyance of said tract by the Community Development Department Housing Division of the City of Greenville.

3. A deposit in the sum of five percent (5%) of the amount of the bid _____ Dollars (\$ _____) in the form of _____ is submitted herewith in accordance with the instruction to bidders. Said Deposit will be forfeited to the City of Greenville in the event the bid is accepted and the bidders refuses to close the sale on a date not later than thirty (30) days after notice of acceptance of the bid by the City of Greenville

4. Attached hereto is an affidavit in proof that the undersigned has not entered into any collusion with any person in respect to this proposal, or submitting of proposals for the Contract for which this proposal is submitted.

5. To be included only in the event that the Bidders is being represented by a Realtor. The Bidder is being represented by _____ (Name of Realtor) of _____ (Name of Real Estate Agency). The Bidder and Realtor understands that the City of Greenville will not pay the realtors fee.

This is the _____ day of _____, 2017.

Bidders Name

Bidders Address

Bidders Address

Bidders Telephone Number

1404 W 5th Street
Vacant Lot
Form of Bid

Page 3

To be completed only in the event a Realtor is used:

Realtors Name

Real Estate Agency

Address

Realtors Telephone Number

Bid Property Address

1404 W. 5th Street (Parcel 21492)

Greenville, NC 27834

**CITY OF GREENVILLE
HOUSING DIVISION
VACANT COMMERCIAL LOT
INSTRUCTION TO BIDDERS**

TO: Commercial Development Bidders for 1404 W 5th Street

**FROM: City of Greenville
Housing Division**

SUBJECT: City of Greenville Bid Process

These instructions are being provided to you so that you may understand the bidding process and the items necessary to submit a bid. The City of Greenville will only sale commercial lots for commercial development in accordance with the West Greenville Redevelopment Plan to the bidder. The City of Greenville does not pay buyers closing cost, provide owner financing or pay Realtor fees.

All bids must be submitted in a signed and sealed envelope. All bids will be opened at 3:00 pm on Thursday, August 10, 2017 as described in the Advertisement for Bids. The City of Greenville – Housing Division reserves the right to reject any and all bids. The acceptable bid must be approved by City Council Failure to follow the direction as listed below will result in your bid being rejected.

The following must be attached submitted by the set due date and time:

1. A Cashier’s Check, Certified Check or Postal Money Order equal to five percent (5%) of the bid price. Cash will not be accepted
2. A lenders pre-approval or pre-qualification letter along with a signed Good Faith Estimate with all fees and terms disclosed. OR Proof of available cash for closing.
3. One signed Bid Form
4. One signed Instruction Form
5. Development Plan with a time table

I the undersigned have read and understand the terms and conditions under which the City of Greenville will accept by bid.

Name

Name

Date

Date

**City of Greenville
Notice of Non-Discrimination Policy**

The City of Greenville will take affirmative action to insure that all bids are reviewed without regard to race, color, religion, sex, age, national origin, or handicaps. The City of Greenville will take affirmative action to consider all eligible bids, as stated in the Instruction to Bidders, are reviewed without regard to race, color, religion, sex, age, national origin, or handicaps.

**CITY OF GREENVILLE
DEED OF CONVEYANCE FORM**

Below please print your name(s) as they are to appear on the Deed.

Print Name

Print Name

Print Name

Print Name