

NOTICE OF PUBLIC SALE OF TAX-FORFEITED LAND

NOTICE IS HEREBY GIVEN that the parcels of land described in the List of Tax-Forfeited Land that is contained herein shall be sold to the highest bidder at public sale. The sale will be governed by the provisions of M.S. 282.005-282.007 and by the certification of the Goodhue County Finance Director authorizing such sale. The certification reads as follows:



Finance & Taxpayer Services
509 W 5th St
Red Wing, MN 55066
P: 651-385-3040 | F:651-267-4878

Auditor Certification of Tax-Forfeited Land Sale

**STATE OF MINNESOTA
COUNTY OF GOODHUE**

**Lucas Dahling
Finance Director**

The County Board of Commissioners of Goodhue County, State of Minnesota, has delegated the authority of selling tax forfeited land to the Goodhue County Finance Director under Minnesota Statutes 282.135. The Goodhue County Finance Director desires to offer for sale certain parcels of land that have forfeited to the State of Minnesota for non-payment of taxes. Authorization for a public sale of this land is granted pursuant to Minnesota Statutes. 282.005-282.007. All parcels will be listed for sale for 30 days for the initial price which is equal to the estimated market value. If no buyer is willing to pay the initial price after 30 days, the price for the property will be reduced to the minimum bid. The minimum bid is the sum of delinquent taxes, special assessments, penalties, interest, and costs assigned to the parcel. All sales shall be paid in full at time of the sale as the terms set forth on the List of Tax Forfeited Land.

The sale will be held online. The online auction site is www.publicsurplus.com. The initial sale auction will start on January 1st at 11:00 AM for not less than the estimated market value. The auction will end on January 31st at 11:00 AM. Winning bidders will receive an email from the county at the close of the auction with the total amount due and instructions on where to send the payment.

If the property does not sell on January 31st, the minimum bid auction will start on February 3rd at 11:00 AM. The auction will end on February 17th at 11:00 AM. Winning bidders will receive an email from the county at the close of the auction with the total amount due and instructions on where to send the payment.

LIST OF TAX-FORFEITED LAND FOR PUBLIC SALE

PROPERTIES – INITIAL SALE			
ABREVIATED LEGAL DESCRIPTION	PID	VALUE	ASSESSMENTS BEFORE FORFEITURE
WELCH TOWNSHIP			
Pt of the NW1/4 of NE 1/4 Sec 28-113-16	46.028.1000	Initial Sale Price: \$34,100 Minimum Bid Sale Price: \$22,003.76	\$3,800.00
RED WING CITY			
Pt of Lots 9 and 10 in Blk 7 West Extension of Sweeney's Addition	55.580.0610	Initial Sale Price: \$19,300 Minimum Bid Sale Price: \$14,687.79	\$2,817.87

RESIDENTIAL PROPERTIES

RADON WARNING STATEMENT

The Minnesota Department of Health strongly recommends that ALL homebuyers have an indoor radon test performed prior to purchase or taking occupancy and recommends having the radon levels mitigated if elevated radon concentrations are found. Elevated radon concentrations can easily be reduced by a qualified, certified, or licensed, if applicable, radon mitigator.

Every buyer of an interest in residential real property is notified that the property may present exposure to dangerous levels of indoor radon gas that may place the occupants at risk of developing radon-induced lung cancer. Radon, a Class A human carcinogen, is the leading cause of lung cancer in nonsmokers and the second leading cause overall. The seller of any interest in residential real property is required to provide the buyer with any information on radon test results of the dwelling.

(<https://www.health.state.mn.us/communities/environment/air/radon/radonre.html>)

Parcel Number: 46.028.1000

Pt of the NW1/4 of NE1/4 Sec 28-113-16

Parcel Number: 55.580.0610

Pt of Lots 9 and 10 in Blk 7 West Extension of Sweeney's Addition

Has radon testing occurred on the properties listed above? Goodhue County is not aware of any radon testing conducted on this property.

Radon records available? No.

Radon concentration levels: Unknown

Is a radon mitigation system in place on the properties listed above? No.

TERMS FOR THE SALE OF TAX-FORFEITED LAND IN GOODHUE COUNTY

Public Sales: Initial Sale Price

All parcels are offered at public auction and sold to the highest bidder. The minimum bid acceptable is the initial sale price that is shown on the list of tax-forfeited land. The initial sale price is equal to the estimated market value.

Extra Fees and Costs: In Addition to the Basic Sale Price

A 3% surcharge for the state assurance account will be collected at the time of the sale. The following extra fees will be collected when the basic sale price is paid in full: a state deed fee of \$25, a deed filing fee of \$46, and a state deed tax equal to the greater of \$1.65 or .33% of the basic sale price. A 5% buyers premium.

Payment Terms: Cash/Check/Money Order

Full payment is due at the time of sale.

Special Assessments: Levied Before and After Forfeiture

The balance of any special assessments that were levied before forfeiture and canceled at forfeiture are not included in the initial sales price and may be reassessed by the municipality. These special assessments are shown on the list of tax-forfeited land under the column entitled "Assessments Before Forfeiture."

Conditions: Restrictions on the Use of the Properties

Sales are subject to the following restrictions on the use of the properties:

1. Existing leases;
2. Easements obtained by a governmental subdivision or state agency for a public purpose;
3. Building codes and zoning laws;
4. All sales are final with no refunds or exchanges allowed; and
5. The appraised value does not represent a basis for future taxes.

Private Sales: Parcels Not Sold at Public Auction

Any parcel not sold at a public sale may be purchased after the public sale by paying the minimum bid price.

Title: Proof of Ownership

The buyer will receive a receipt at the time of the sale. The Department of Revenue will issue a state quitclaim deed after full payment is made. A state deed has the characteristics of a patent from the State of Minnesota.

Witness my hand and official seal



Lucas Dahling, Goodhue County Finance Office
Goodhue County Government Center
509 5th St W, Red Wing MN 55066
651-385-3040

December 3, 2024
Date