

AMADOR COUNTY TREASURER - TAX COLLECTOR

810 COURT STREET, JACKSON, CA 95642-2132

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2017 AMADOR COUNTY PUBLIC AUCTION
OF TAX-DEFAULTED PROPERTY

The properties shown on the enclosed listing will be offered for sale at public auction by the Amador County Tax Collector, on Wednesday, March 15, 2017, at 10:00 a.m., in the Board of Supervisors' Chambers, located in the Amador County Administration Center, 810 Court Street, Jackson, California.

The right of redemption on any parcel expires at 5:00 p.m. on Tuesday, March 14, 2017. Parcels which have been redeemed/withdrawn will be announced at the beginning of the tax sale and will not be sold.

Prospective purchasers are strongly advised to examine the title, location and desirability of sale parcels, and to make a physical inspection of the parcels, prior to the sale date. Properties to be sold may be approximately located from maps available in the County Assessor's Office. These maps are available on-line at www.amadorgov.org, under "Government", "Assessor", and then "Assessor Parcel Maps". **THE COUNTY OF AMADOR MAKES NO GUARANTEES, EXPRESS OR IMPLIED, RELATIVE TO THE TITLE, LOCATION, CONDITION, RIGHT OF LEGAL ACCESS TO, OR PERMITTED USE OF, THE PARCELS OFFERED FOR SALE. THE COUNTY MAKES NO ASSURANCES THAT THE PROPERTIES ARE IN COMPLIANCE WITH ZONING ORDINANCES OR CONFORM TO BUILDING CODES OR PERMITS. PARCELS OFFERED FOR SALE MAY CONTAIN HAZARDOUS WASTES, TOXIC SUBSTANCES, OR OTHER SUBSTANCES REGULATED BY FEDERAL, STATE, AND LOCAL AGENCIES. THE COUNTY MAKES NO ASSURANCES, IMPLIED OR OTHERWISE, THAT THE PARCELS ARE IN COMPLIANCE WITH FEDERAL, STATE OR LOCAL LAWS GOVERNING SUCH SUBSTANCES. THE COUNTY ASSUMES NO RESPONSIBILITY, IMPLIED OR OTHERWISE, FOR ANY COSTS OR LIABILITY OF ANY KIND IMPOSED UPON, OR VOLUNTARILY ASSUMED BY, THE PURCHASER, OR ANY OTHER OWNER, TO REMEDIATE, CLEAN UP, OR OTHERWISE BRING INTO COMPLIANCE ACCORDING TO FEDERAL, STATE, OR LOCAL ENVIRONMENTAL LAWS, ANY PROPERTY PURCHASED AT THIS SALE.** Some parcels may be subject to bonds, assessments and/or special district liens that are not included in the purchase price and will still be owed after the tax sale.

All parcels will be sold **AS IS**, and in the order shown on the enclosed listing. Bidding will start with the published minimum bid, and each succeeding bid must be increased by an increment of \$100.00, or by multiples thereof. Prospective bidders must bid verbally and in person. In the event that any of the tax-defaulted parcels are offered for sale, and no acceptable bids therefor are received at the stated minimum prices, the Tax Collector may, in his discretion, offer those same parcels at minimum prices that the Tax Collector deems appropriate, pursuant to Section 3698.5, Revenue and Taxation Code.

Within one hour after the conclusion of the sale, successful bidders must submit **payment in full** to the Tax Collector's Office. (If the property is not paid for in full at this time, the sale of that parcel will be declared null and void and the property will be re-offered at the next scheduled tax sale.) Full payment must be made by cash or cashier's check. **All checks must be made payable to the Amador County Tax Collector. PERSONAL CHECKS WILL NOT BE ACCEPTED.** In addition to the amount of the successful bid, a documentary transfer tax of 55 cents per \$500.00 of sales price (or fractional part thereof), will be collected from the successful bidder. Each purchaser will receive a receipt which will show the Assessment Number and legal description of the property purchased, as well as the amount of the successful bid. At this time, the purchaser must provide, in writing, how title in the tax deed will be vested and a return mailing address. **TITLE MUST BE VESTED IN THE NAME OF THE ACTUAL PURCHASER AT THE SALE.** If title is to be vested differently, a notarized letter from the party or parties acquiring title, consenting to the manner in which title is to be vested, will be required. The tax deed will be mailed to the purchaser after recording. Please be advised that most title companies will not insure title on property purchased at a tax sale for at least 1 year after the date the tax deed to the property is recorded. Legal action to challenge the validity of a tax sale must be brought within 1 year of the date of recording of the tax deed. Contact your title company for more information regarding the issuance of a policy of title insurance on property purchased at tax sale.

ALL SALES ARE FINAL – THERE ARE NO REFUNDS ON ANY PURCHASE

NOTICE: Information regarding future tax sales will be posted on the Amador County web-site at www.amadorgov.org/Tax, under "Tax Sale Information".

810 COURT STREET, JACKSON, CA



Contact Information for Amador County Departments

Assessor
810 Court Street, 2nd Floor
Jackson, CA 95642
(209)223-6351

Planning Department
810 Court Street, 1st Floor
Jackson, CA 95642
(209)223-6380

Surveying & Engineering
810 Court Street, 1st Floor
Jackson, CA 95642
(209)223-6371

Building Department
810 Court Street, 1st Floor
Jackson, CA 95642
(209)223-6422

Public Works
810 Court Street, 1st Floor
Jackson, CA 95642
(209)223-6429

Environmental Health
810 Court Street, 1st Floor
Jackson, CA 95642
(209)223-6439

Recorder
810 Court Street, 1st Floor
Jackson, CA 95642
(209)223-6468

Contact Information for Local Cities

City of Jackson
33 Broadway
Jackson, CA 95642
(209)223-1646

City of Sutter Creek
18 Main Street
Sutter Creek, CA 95685
(209)267-5647

City of Lone
1 E Main Street
PO Box 398
Lone, CA 95640
(209)274-2412

City of Plymouth
9426 Main Street
PO Box 429
Plymouth, CA 95669
(209)245-6941

City of Amador City
PO Box 200
Amador City, CA 95601
(209)267-0682

Contact Information for Local Title Companies

First American Title Company
12180 Industry Blvd, Ste 53
Jackson, CA 95642-9376
(209)223-0740

Placer Title Company
11321 Prospect Dr
Jackson, CA 95642-9311
(209)223-3592

Western Land Title Company
34 Summit Street, Ste A
Jackson, CA 95642
(209)223-0482