

VACANT LAND OFFER FORM

THIS IS YOUR HIGHEST AND BEST OFFER *(Please complete both sides of this form)*

THE LAND BANK RESERVES THE RIGHT TO REFUSE ANY AND ALL OFFERS TO PURCHASE.

Address_____ **Parcel Number** _____

Offer Amount_____

The accepted amount will be due in full at the time of closing in the form of cashier's check or money order. A \$100 earnest money deposit is due within 7 days of an offer being accepted. There is also an additional \$55 closing fee due at the time of closing.

ADDITIONAL INFORMATION REQUIRED WHEN SUBMITTING AN OFFER:

- *Valid Photo ID (state-issued ID or driver's license, military ID, passport, etc. No student IDs or non-picture IDs can be accepted.)*
- Proof of available funds for offer being submitted
- Development Budget
- Documentation of funding source for development

If Land Bank requests a Highest and Best offer, there is only one opportunity for each party to offer. All Highest and Best offers are final. **All closings must occur within 21 days of offer being accepted.** Having the highest offer does not necessarily mean that offer will be the successful applicant if proof of adequate income has not been provided.

Name of Person/Entity Purchasing:_____

Contact Name (if different):_____

Mailing Address:_____ **City,** _____ **State, Zip** _____

Phone:_____ **E-mail address:**_____

Please be sure to fill out the back side of this form

The purchaser must obtain all permits and inspections required by the local city or township, to carry out the necessary improvements.

REDEVELOPMENT PLANS (Please attach separate sheet(s) if necessary)

Description of intended use of property: _____

Description of planned improvements/development: _____

Development Team description (*List names of developer, contractors, lead construction lender, architects, project managers, consultants, marketing agent, etc.*):

Timeline for improvements/development: _____

PROJECT FINANCING

Cost of improvements/development: _____

Description of how acquisition and improvements/development will be financed: _____

Note: The Genesee County Land Bank Authority may place a lien on the property or enter into a development agreement with the purchaser to guarantee that the proposed renovations/improvements are completed to GCLBA standards.

The property will be transferred with a QUIT CLAIM DEED once purchase is paid in full. The GCLBA will not be providing title insurance. If title insurance is desired it will be the responsibility of the Purchaser. All property is sold AS IS. Quiet Title is available prior to closing if requested by purchaser and at purchaser's expense.

To the best of my knowledge, the information provided in this application is true and in compliance with GCLBA Policies and Procedures (see www.thelandbank.org/policies.asp). I understand that the GCLBA staff will review this request and confirm that it is in compliance with these Policies and Procedures, as well as existing GCLBA and neighborhood plans. I also understand that this form is a statement of interest only. Receiving it does not commit the GCLBA to transfer property.

APPLICANT'S SIGNATURE: _____ DATE: _____