



VACANT LAND OFFER FORM

THIS IS YOUR HIGHEST AND BEST OFFER

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

Address _____ Parcel Number _____

Offer Amount _____

Name of Person(s)/Entity Purchasing _____

Contact Name (if different) _____

Mailing Address _____ City _____ State, Zip _____

Phone _____ E-mail address _____

Required documents 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
- Development Budget
- Documentation of funding source for development

Offers: Submit offers in person to our drop box, 452 S. Saginaw St, Flint, MI 48502, via email to offers@thelandbank.org or by fax, 810-257-3090. Please make sure to include all required documentation; incomplete offers will not be accepted or reviewed. If submitting by fax, please call to confirm receipt. The Land Bank reserves the right to refuse any and all offers to purchase. If you have delinquent property taxes or went through property tax foreclosure in the last five years, you do not qualify for purchase and your offer will not be reviewed.

Title Insurance: The GCLBA does not provide title insurance. Title insurance fees (if desired) is the responsibility of the Purchaser. If title insurance and/or quiet title is desired, it is available prior to closing if requested by purchaser and at purchaser’s expense.

Earnest Money Deposit: The GCLBA may ask the purchaser to enter into a Purchase Agreement and pay an Earnest Money Deposit prior to closing. Earnest Money Deposit forms part of the purchase price and closing fees.

Closings: The accepted amount will be due in full at the time of closing in the form of cashier’s check or a money order. There is an additional \$75 closing fee due at closing. All closings must occur within 21 days of the offer being accepted. The property will be transferred with a Quit Claim Deed. All property is sold AS IS. 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.

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



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 _____

Permits - The purchaser must obtain all permits and inspections required by the City of Flint, or local unit of government, to carry out the necessary improvements to bring the property up to code.

Tax Capture - Any request to waive the Land Bank 5/50 tax capture must be done prior to the Land Bank accepting an offer; otherwise, the request will not be considered.

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: _____