

Thank you for your interest in participating in the 2021 Kootenai County Tax Deed Sale on October 5<sup>th</sup>, 2021.

Please email [asweet@kcgov.us](mailto:asweet@kcgov.us) "I agree" and list the name and address you would like to use to register. Your response will confirm your agreement with the auction "Terms and Conditions" listed below:

I agree that I have read and understand the following:

- 1) Kootenai County does not offer a financing program.
- 2) Immediately following my winning bid, I agree to pay by **certified funds only** (cash or cashier's check payable to "Kootenai County Treasurer") a **NON-REFUNDABLE** deposit in the amount of the minimum bid.
- 3) I agree to pay **the entire balance of the winning bid in cash or cashiers' check no later than 3:30 PM today.**
- 4) The document issued is a County Deed; Idaho does not have tax lien certificates. Any sale of property acquired through tax deed by the Board of County Commissioners shall vest absolute title in the purchaser to the land described therein, free from all encumbrances except mortgages of record to the holders of ***which notice has not been sent***, any lien for property taxes, and any lien for special assessments (**Idaho Code § 63-1009** and **Idaho Code § 63-1005**).
- 5) **Parcels are sold "WHERE IS AND AS IS."**
- 6) **There is no guarantee as to access, building or septic permits.**
- 7) **The Kootenai County Board of Commissioners does not make any guarantee or warranty of the condition of the property or its fitness for any purpose.**