

## **NOTICE AND INVITATION FOR BIDS**

Notice is hereby given that the City of Frankfort, Indiana, is proposing to sell to the highest bidder the following described Clinton County, Indiana, real estate:

A part of the Southwest quarter of the Northeast quarter of Section 10 in Township 21 North, of Range 1 West, described as follows, to-wit:

Beginning at the Southeast corner of Lot Number 28 in the Original Plat of the Town (now city) of Frankfort, Indiana, and running thence West 110 feet and 3 inches; thence South 5 feet; thence West 21 feet and 9 inches to the East line of an alley; thence South 11 feet and 6 inches to the Northwest corner of lot number 29 in said Addition; thence East on the North line of said last named lot 132 feet to the Northeast corner of said lot; thence North 16 feet and 6 inches to the place of beginning subject to easements for party walls.

Also, sixteen and one half (16½) feet of uniform width off of the entire North side of lot numbered twenty-nine (29) in the Original Plat of the town (now city) of Frankfort, Indiana, subject to easement for party wall.

Commonly known as 16 N. Main Street, Frankfort, Indiana (hereinafter the “Real Estate”).

Tax Parcel ID No. 12-10-10-255-019.000-021

which real estate has a street address of 16 N. Main Street, Frankfort, Indiana 46041.

The purchaser will receive a Warranty Deed and an owner’s policy of title insurance in the amount of the purchase price subject to standard exceptions. The sale will be subject to 2022 taxes due in 2023, if any, and will be prorated to closing. The City has established a minimum bid in the amount of \$60,000.00. The sale will be for cash and will not be subject to Purchaser obtaining financing. An earnest money payment of \$1,000.00 will be required at time of signing the Purchase Agreement. Bidders will be required to specify their intended use of the property and the improvements to be made and the City will take those items into consideration in awarding the bid to the bidder offering the best use of the property in conjunction with the bid amount. Inspection of property may be made by contacting the Office of Building Services at City Hall, 301 E. Clinton Street, Frankfort, IN 46041; (Tel: 765-654-5278).

Bid forms are available in the office of the Clerk-Treasurer, 301 E. Clinton Street, Frankfort, Indiana 46041 and must be returned to that office. Bids will be received beginning April 4, 2022. The sale will continue from day to day until April 18, 2022, at 4:00 P.M.

The City of Frankfort may reject any and all bids. Any sale will be subject to and contingent upon completion of a public hearing and approval of the Common Council of the City of Frankfort. The real estate may not be sold to a person who is ineligible under I.C. 36-1-11-16. An offer to purchase the real estate that is submitted by a trust must identify the beneficiaries of the trust and any settlor empowered to revoke or modify the trust.

All bids will be open to public inspection. A bidder may raise the bidder's bid and any such raise will take effect after the Board of Public Works and Safety has given written notice of that raise to other bidders. The City of Frankfort may sell the real estate to the bidder offering the most attractive use and most responsive bid and may further negotiate during the bidding process.

---

Carol Bartley, Clerk-Treasurer  
City of Frankfort

Publish: April 2, 2022 and April 9, 2022.