

**TAX SALE
NOTICES AND PROCEDURES
PRE-REGISTRATION IS REQUIRED BY OCTOBER 10, 2023**

This sale is conducted under the authority of the ***Municipal Government Act & Assessment Act.***

Prospective purchasers are responsible to conduct their own searches and surveys or other investigations. The following websites may assist in such searches:

- o www.pvsc.ca
- o www.viewpoint.ca

The Region of Queens Municipality makes no representations or warranties to any purchaser regarding the fitness, geographical or environmental suitability of the land(s) offered for sale for any particular use and does not certify the legal title, legal description or boundaries and the lands offered for sale are being sold on an "as is" basis only.

These title searches and attached materials have been prepared for the benefit of the Region of Queens Municipality. The Region of Queens Municipality will not be held responsible for any third party reliance on these materials as they are being provided for informational purposes only. Any interested third parties are cautioned and strongly encouraged to procure their own professional advice (including, but not limited to legal advice and/or surveying advice) in connection with this and/or any other tax sale property.

Prospective purchasers must review the following important information

- **PRE-REGISTRATION IS REQUIRED**, by October 10, 2023 Visit www.regionofqueens.com or call (902) 354-3453 to register.
- Payment of the opening bid which shall cover taxes, interest and expenses must be made at the time of sale. Balance of the purchase price plus HST (if applicable) is due within three (3) business days of the sale, **October 23, 2023 at 4:00 pm.**



Region of Queens Municipality

249 White Point Road,
P.O. Box 1264, Liverpool, NS
BOT 1K0
regionofqueens.com

P: 902-354-3453
F: 902-354-7473
E: info@regionofqueens.com
Toll Free: 1-800-655-5741

- Payment may be made by
 - Cash
 - Bank Draft
 - Certified cheque

- Once a property is auctioned and sold, the tax sale will be stopped and the successful bidder will be required to proceed to the cashier for **immediate** payment. The tax sale will not continue until payment is processed. In the event you have not made prior arrangements for payment, your bid will be null and void and the property will be re-auctioned.

- The cost of the Tax Deed and the deed registration fee are the responsibility of the purchaser at an approximate cost of \$400. Further information about these costs will be provided to successful bidders, or upon request.

- As municipal property taxes constitute the first lien on a property, all other outstanding debts on such a property will not be the responsibility of the purchaser.

- If at the time of sale, taxes on the property are in arrears for more than six (6) years, no right of redemption exists.

- If at the time of sale, taxes on the property are in arrears for less than six (6) years the owner or a person with a mortgage/lien on the property may redeem the property within six (6) months from the date of sale. In order to redeem the property, said person shall pay the sum paid by the purchaser plus interest at 10 percent per annum. Redeeming a property may also be subject to other costs as specified in the Municipal Government Act.

- **Please check our website at www.regionofqueens.com for the most up-to-date version of tax sale advertisements. Printed copies are subject to change.**



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