

FORM 6
SALE OF LAND BY PUBLIC TENDER

The MUNICIPALITY OF CHATHAM-KENT

Take Notice that tenders are invited for the purchase of the land(s) described below and will be received until 3:00 p.m. local time on **August 21, 2025**, at the Municipality of Chatham-Kent Civic Centre, located at 315 King Street West, Chatham, Ontario, N7M 5K8. The tenders will then be opened in public on the same day as soon as possible beginning at 3:15 p.m. at the Council Chambers of the Municipality of Chatham-Kent, located at 315 King Street West, Chatham, Ontario, N7M 5K8. Tune into our Municipal Facebook page or the Chatham-Kent YouTube channel for a virtual event where the tenders will be opened live beginning as soon as possible at 3:15pm.

Description of Land(s) All lands are in the Municipality of Chatham-Kent, the following are the geographic descriptions and municipal addresses.	Minimum Tender Amount
1. ROLL #3650-320-001-01300 – LT 184 PL 141; CHATHAM-KENT Being 125 Oak St. W., Bothwell P.I.N.: 00642-0103 (LT) According to the last returned assessment roll, the assessed value of the land is \$32,000.00. CANCELLED	\$27,256.49
2. Roll #3650-410-012-02900 – PT LT 24 CON 2 CHATHAM GORE AS IN 658457; DESIGNATED AS PART 2, PLAN24R9372; S/T INTEREST IN 658457; CHATHAM-KENT Being 8409 North River Line, Chatham P.I.N.: 00592-0062 (LT) According to the last returned assessment roll, the assessed value of the land is \$232,000.00. REDEEMED	\$56,250.30
3. Roll #3650-420-054-03800 – LT 8 PL 595; CHATHAM-KENT Being 123 Coverdale Street, Chatham P.I.N.: 00549-0201 (LT) According to the last returned assessment roll, the assessed value of the land is \$146,000.00. REDEEMED	\$20,095.78

Tenders must be submitted in the prescribed form and must be accompanied by a deposit in the form of a money order, bank draft, or cheque certified by a bank or trust corporation payable to the municipality (or board) and representing **at least 20 per cent of the tender amount**. Except as follows, the municipality makes no representation regarding the title to or any other matters relating to the land to be sold. **Responsibility for ascertaining these matters rests with the potential purchasers.**

This sale is governed by the *Municipal Act, 2001* and the Municipal Tax Sales Rules made under that Act. The successful purchaser will be required to pay the amount tendered plus accumulated property taxes and any taxes that may be applicable such as the land transfer tax and HST. The lands do not include mobile homes situate on the lands. The municipality has no obligation to provide vacant possession to the successful purchaser. Purchasers must retain a lawyer to complete the purchase of any property for which their tender is accepted.

Pursuant to the Prohibition on the *Purchase of Residential Property by Non-Canadians Act*, S.C. 2022, c. 10, s 235 (the “Act”), effective January 1, 2023, it is prohibited for a non-Canadian to purchase, directly or indirectly, any residential property, as those terms are defined in the legislation. Contraventions of the Act are punishable by a fine, and offending purchasers may be ordered to sell the residential property. The municipality assumes no responsibility whatsoever for ensuring bidders/tenderers comply with the Act; and makes no representations regarding same. Prospective bidders/tenderers are solely responsible for ensuring compliance with the Act and are advised to seek legal advice before participating in this sale.

A copy of the prescribed form of tender is on the Municipality of Chatham-Kent website, www.chatham-kent.ca and on the website of the Government of Ontario Central Forms Repository under the listing for the Ministry of Municipal Affairs.

For further information regarding this sale and a copy of the prescribed form of tender contact:

Title	Name of Municipality or Board
Amy McLellan, Manager Revenue or Matthew Torrance, Deputy Treasurer	Municipality of Chatham-Kent
Address of Municipality or Board	
315 King Street West, P O Box 640, Chatham, Ontario, N7M 5K8	www.chatham-kent.ca
Personal information contained on this form, collected pursuant to the <i>Municipal Act</i> will be used for the purposes of that Act. Questions should be directed to the Freedom of Information and Privacy Co-ordinator at the institution responsible for the procedures under that Act.	