

**NOTICE OF DELINQUENT TAXES
AND SALE OF REAL PROPERTY
GOOCHLAND COUNTY, VIRGINIA**

Pursuant to Virginia Code §58.1-3975, the following real property will be auctioned for sale to the highest bidder at a public auction to be held at **Goochland County Board of Supervisors Meeting Room in the Goochland County Administration Building**, located at 1800 Sandy Hook Road, Goochland, Virginia, 23063 (intersection of Routes 6 and 522), on **Friday, July 14, 2017 at 1:00pm**, or as soon thereafter as may be effected. The sale of such property is subject to the terms and conditions below and any such terms and conditions which may be announced on the day of the auction. Announcements made on the day of the auction take precedence over any prior written or verbal terms of sale.

	<u>PROPERTY OWNER</u>	<u>TACS NO.</u>	<u>TAX MAP #</u>	<u>PROPERTY DESCRIPTION</u>
1.	Nora E. Farris, et al	165261	58-4-C-17	Dover Magisterial District; 0.0001 acres, more or less; unimproved land near Maple Lane
2.	William W. Johnson, et al	165260	58-4-A-19	Dover Magisterial District: 0.0001 acres, more or less: unimproved land near Maple Lane

TERMS OF SALE: The highest bidder shall deposit payment in full at the time of the auction. All deposits must be made in the form of personal check, traveler’s check, cashier’s check or money order. No cash will be accepted. The Treasurer has the right to reject any bids determined to be unreasonable in relation to estimated value of the Property. Properties are conveyed by Treasurer’s Deed, subject to any easements, covenants, agreements, restrictions, reservations, and any and all rights of record which may affect the property. **There will be a one-hundred dollar (\$100) flat fee added to the final bid to determine final contract price.** Recording costs for deed recordation will be the responsibility of the successful bidder.

Properties are offered for sale as-is, where is, with all faults and without any warranty, either expressed or implied, and is subject to any liens which may exist upon the property at the time of conveyance. Persons are encouraged to make a visual inspection of the property within the limits of the law and to obtain an independent title search prior to bidding on any of the properties. Bidders are strongly encouraged to make their own inspection to determine the suitability of the property and it is assumed that all bidders will perform due diligence prior to the day of the auction. Any costs incurred by the bidder to inspect the property are at the expense of the bidder and are non-refundable.

Please be advised that in order to qualify as a bidder at this auction, you may not owe delinquent taxes to Goochland County, Virginia. Questions concerning the property subject to sale or the tax sale process should be directed to TACS online at www.taxva.com, by email to taxsales@taxva.com, or by phone to (804) 506-3102.

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