



TERMS OF SALE

Terms of Sale:

All properties sold require a 10% down payment, of the appraised value, at the time of purchase. Payments made at the time of purchase may be cash, money order, personal check (for Seneca County residents), cashier check or certified check. **If you do not have the money for the down payment – do not bid.**

Terms on Tax Sales:

On Delinquent Tax Sales 10% of the sale price is due at the time of the sale.

After the Purchase:

Documents of the sale are made to the Court.

An "Order confirming the Sheriff's Sale, Ordering Deed and Distribution of Proceeds" is filed with the Court by the attorney of record. Property still belongs to the owner even though the order of sale has been issued from the courts. If you enter the property without the owner's consent you can be charged with trespassing charges.

Upon receipt of the above order, the purchaser will be notified to pay to the Seneca County Sheriff the balance of the sale proceeds. DO NOT bring the balance until notified by the Sheriff's Office. The balance must be a cashier's check or a certified check in order to receive your deed at the time of payment.

Disclaimer:

The appraisals of these properties were completed, for the most part, without an interior inspection. Neither the Sheriff's Office nor the appraisers are responsible for the condition of the property at the time the purchaser takes possession.

All Sales are classified, "YOU ARE BUYING, WHERE IS, AS IS" "BUYER BEWARE"

ATTENTION:

IF THE PROPERTY IS SERVED BY TIFFIN CITY WATER OR SEWER FACILITIES, PLEASE CONTACT THAT DEPARTMENT TO DETERMINE IF THE PROPERTY HAS DELINQUENT CHARGES PENDING. A LIEN MAY BE THE RESULT OF NONPAYMENT OF THESE CHARGES.