



## **TOWN OF ASHBURNHAM**

*Town Hall, 32 Main Street  
Ashburnham, Massachusetts 01430*

### **Request for Bids Town Owned Properties**

The Town of Ashburnham requests bids to purchase the five parcels of land described below. Bidders may offer to purchase any number of the parcels offered.

All properties will be sold "As-Is." The properties are not being sold with financing contingencies. Every effort has been made to provide accurate information on the properties. The offering is subject to errors, omissions, change, or withdrawal. Interested parties must rely on their own due diligence for property information.

The Town reserves the right to extend consideration of proposals, and to reject any and all proposals for any reason if it is in the public interest to do so. The Town also reserves the right to waive any and all formalities.

In addition to the purchase price, the successful bidder will be required to pay the pro forma real estate tax for the remainder of 2012 and all of 2013, a deed recording fee in the amount of \$125.00 and fee for legal services in the amount of \$825.00. The purchase price and all fees must be paid on or before the closing date.

The successful bidder will be required to enter into a Purchase and Sale Agreement with the Town of Ashburnham and pay a nonrefundable deposit in the amount of 10% of the purchase price within one week of the acceptance of the bid. Closing must take place within 30 days from the execution of the Purchase and Sale Agreement unless all parties mutually agree to extend the time of performance.

Copies of the Request for Bids may be obtained from the Treasurer's Office, Town Hall, 32 Main Street, Ashburnham, MA. Single copies are free; the Town reserves the right to assess a nominal charge for postage and for multiple copies, and to limit the number of copies provided to any one bidder.

Sealed bids are due at the Treasurer's Office by 1:00 p.m. on Monday, December 5, 2011, at which time they will be opened in public.

Each parcel will be awarded to the highest responsible bidder. Bids will not be accepted from anyone who is delinquent in taxes owed to the Town.

The successful bidder is required to submit a Disclosure of Beneficial Interest in accordance with the provisions of M.G.L. Chapter 7, section 40J prior to the sale.

Respondents may withdraw their proposal from consideration at any time prior to the execution of a purchase and sale agreement without prejudice and without recourse by either party.

### **Parcel Information**

Parcel 1 – Williams Road; Map 20, Lot 96; 22,216 square feet +/- . Currently assessed at \$36,200. Minimum acceptable bid \$27,150.

Parcel 2 – Old Reservoir, Map 21, Lot 120; 16,552 square feet +/- . Currently assessed at \$35,800. Minimum acceptable bid \$26,850.

Parcel 3 – Gibson Road; Map 38, Lot 28; 5.40 acres +/- . Currently assessed at \$52,300. Minimum acceptable bid \$39,225.

Parcel 4 – Holiday Road; Map 44, Lot 22; 15,014 square feet +/- . Currently assessed at \$35,600. Minimum acceptable bid \$26,700.

Parcel 5 – Lakeshore Drive; Map 56, Lot 52; 2.14 acres +/- . Currently assessed at \$112,700. Minimum acceptable bid \$84,525.

CERTIFICATE OF BENEFICIAL INTEREST

The undersigned certifies under penalties of perjury that this bid or proposal has been made and submitted in good faith and without collusion or fraud with any other person. As used in this certification, the word "person" shall mean any natural person, business, partnership, corporation, union, committee, club, or other organization, entity, or group, or group of individuals.

A disclosure statement shall also be made in writing, signed under the penalties of perjury by the bidder giving the true names and addresses of all persons who have or will have a direct or indirect beneficial interest in said property with the deputy of capital planning and operation.

\_\_\_\_\_  
(Date)

\_\_\_\_\_  
(Signature)

\_\_\_\_\_  
(Printed name of person signing bid or proposal)

\_\_\_\_\_  
(Name of business)

\_\_\_\_\_  
(Business address)

\_\_\_\_\_  
(Business telephone number)