

Bidder Requirements

This document describes the requirements for those wishing to submit a bid for the real property being sold by the City of Delphi, Indiana. If a prospective bidder does not meet the requirements for those wishing to submit bids, then that prospective bidder's bid will be rejected and returned.

I. Description of Real Property. The real property being sold by the City of Delphi, Indiana, is briefly described as follows:

<u>Address:</u>	N US Hwy 421, Delphi, IN 46923
<u>Acres:</u>	12.089 + .637
<u>Parcel ID(s):</u>	08-06-30-046-014.000-007 08-06-30-046-019.000-007
<u>T/S/R/:</u>	Deer Creek Township Section 30, Township 25 North, Range 2 West

II. Bidder Requirements.

- Bids shall be submitted to the Delphi City Building, either in person or via Certified United States Mail with return receipt requested, or other method of delivery requiring a signature upon receipt (e.g., FedEx or UPS) at 201 S Union St, Delphi, IN 46923.
- Bids should be delivered in envelopes that prominently state "BID ENCLOSED."
- Bids must be accompanied by a certified check made payable to the City of Delphi, Indiana, or a bid bond for an amount not less than five percent (5%) of the maximum bid or bids. Should a successful bidder withdraw their bid after selection, fail to make required statutory disclosures, or fail to execute a satisfactory purchase agreement, the City of Delphi may then declare the bid deposit or bid bond forfeit as liquidated damages.
- Bids should be submitted on the provided "Bid Submission Form."
- Bidders must not be deemed ineligible under I.C. 36-1-11-16.

III. Required Disclosures.

- If a bidder is a trust (as defined in I.C. 30-4-1-1(a)), such bidder must disclose the name of each beneficiary of the trust and each settlor empowered to revoke or modify the trust.
- All bidders must attest that such bidders are not deemed ineligible under I.C. 36-1-11-16.