

**FORSYTH COUNTY  
BOARD OF COMMISSIONERS**

MEETING DATE: NOVEMBER 14, 2019

AGENDA ITEM NUMBER: 11

**SUBJECT: RESOLUTION ACCEPTING THE HIGHEST BID TO PURCHASE COUNTY OWNED REAL PROPERTY BY NEGOTIATED OFFER, ADVERTISEMENT, AND UPSET BIDS PROCEDURE-129 N. GRAHAM AVENUE (GENERAL SERVICES DEPARTMENT)**

**COUNTY MANAGER'S RECOMMENDATION OR COMMENTS:** Recommend Approval

**SUMMARY OF INFORMATION:** See Attached

ATTACHMENTS:  YES  NO

SIGNATURE: *J. Dudley Watts, Jr. /AMS*  
COUNTY MANAGER

DATE: November 8, 2019

**RESOLUTION ACCEPTING THE HIGHEST BID TO PURCHASE COUNTY OWNED  
REAL PROPERTY BY NEGOTIATED OFFER, ADVERTISEMENT, AND UPSET  
BIDS PROCEDURE – 129 N. GRAHAM AVENUE  
(GENERAL SERVICES DEPARTMENT)**

**WHEREAS** as a result of a property tax foreclosure proceeding, Forsyth County currently owns real property located at 129 N. Graham Avenue, Winston-Salem, N.C., further identified as Parcel Identification Number 6835-86-2596.00, for which the County has no use for and wishes to sell to the highest bidder;

**WHEREAS** Forsyth County received an offer in the amount of \$4,580.00 from Mr. Curtis Cazoe to purchase the above-described property and the Clerk to the Board collected a deposit of 5% of the offer from Mr. Curtis Cazoe to purchase County owned real property;

**WHEREAS** by resolution authorizing publication of an offer to purchase County owned real property by the negotiated offer, advertisement, and upset bids procedure adopted by the Forsyth County Board of Commissioners at its October 10, 2019, meeting, a notice of offer to purchase real property owned by Forsyth County and request for upset bids was advertised as required by N.C.G.S. 160A-269 relating to the above described property;

**WHEREAS** after due advertisement of said offer, no upset bids have been received within the time allowed by law; and

**WHEREAS** County staff recommends that the Forsyth County Board of Commissioners accept the original offer and sell the said property to Mr. Curtis Cazoe for \$4,580.00;

**NOW, THEREFORE, BE IT RESOLVED**, that the Forsyth County Board of Commissioners hereby accepts the offer of the highest bidder, Mr. Curtis Cazoe, in the amount of \$4,580.00, to purchase the above described County owned real property; and

**BE IT FURTHER RESOLVED**, that the Chairman or County Manager and Clerk to the Board are hereby authorized to execute any necessary documents to complete the sale of the above described property and collect the balance of the purchase price, subject to a pre-audit certificate by the County Chief Financial Officer, if applicable, and approval as to form and legality by the County Attorney.

Adopted this the 14<sup>th</sup> day of November 2019.



# Forsyth County Government

Surplus Property

## OFFER TO PURCHASE

I hereby submit a bid and offer to purchase certain real property owned by Forsyth County.

The property is identified as:

Lot & Parcel Identification Number(s): 6835-86-2596-00 BLOCK 0535-026

Street Address: 129 N. GRAHAM AVE

My bid for the property listed above is \$ 4,580. I understand that I will be required to deposit 5% of my bid amount in the form of certified funds made payable to Forsyth County with the Clerk to the Forsyth County Board of Commissioners prior to advertisement of my bid for upset bids as required by North Carolina law.

If my bid is the highest bid after all qualifying upset bids have been received, I request the Forsyth County Board of Commissioners accept my offer and sell the above listed property to me. I request Forsyth County prepare a quitclaim deed for the property listed above in the following name(s) as Grantee(s):

Upon notification that my offer has been accepted, I will pay the purchase price in full by certified check or money order payable to Forsyth County. I understand that I will be responsible for recording the deed and all expenses associated therewith. I further understand that should my bid be accepted and I fail to pay the purchase price in full, I will forfeit to Forsyth County the amount of any deposit I have paid on the property.

Name: CURTIS CAZOE

Title (if submitting on behalf of an LLC or business organization): \_\_\_\_\_

Address: 8510 POINT DAK DR

COLFAX N.C. 27235

Telephone: 336-253-3191

Email: ccazoe@hotmail.com

Signature: 

Date: 8/17/2019

Please note:

The 5% deposit of the bid amount will be required only after a bid is accepted. Not all bids received will be accepted for advertisement. Should your bid not be accepted, you will receive written notification as soon as a decision has been reached. Please mail all bid forms to:

Forsyth County General Services  
Attention: Chelsea Swaim, Property Manager  
201 N. Chestnut Street  
Winston-Salem, NC 27101