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2009 FORECLOSURE AUCTION FACT SHEET

1. The Benton County Treasurer conducts a property foreclosure auction pursuant to RCW 84.64 and RCW 36.88 and 35.50. Properties whose delinquent taxes are not redeemed prior to the sale date are sold at a public auction held once a year in December. **The dates for this year's internet-based foreclosure auction will be December 7, 8:00 am to December 9, 12:00 pm 2009.**
2. The first public notices are published in the Tri-City Herald, a local newspaper. This years run date is Sunday, September 27, 2009 for delinquent taxes and delinquent county road improvement assessments. The lists will include the opening bid amounts.
3. The final notice will be published Sunday, November 22, 2009.
4. A current list of properties in foreclosure will be available and maintained in the Treasurer's Office and on our web site at www.co.benton.wa.us/html/treasurer.htm after October 1, 2009. The list will be updated bi-weekly. There will be no mailings nor e-mails of listed properties in foreclosure.
5. An open internet based auction is facilitated by www.Bid4Assets.com; the property is awarded to the highest bidder. All **sales are final***. Property is sold "as is". **Payment must be via wire transfer or in-person payment must be by cash or cashiers check. Payment must be received by Friday, December 11, 2009.** The County does not finance.
6. A representative may purchase property provided they register at the foreclosure auction web site along with all auction bidders.
7. Approximately 5-10 properties go to sale each year.
8. Properties are sold free and clear of all liens and encumbrances except Internal Revenue Service liens, irrigation district liens and municipal liens such as local improvement district assessment liens.
9. A tax deed is issued within 30 days in the name of the purchaser.
10. There is no right of redemption period; all **SALES ARE FINAL***. The exceptions to this are those persons adjudicated to be legally incompetent or minors. In these cases, the property may be redeemed within three years.
11. Properties not sold at the foreclosure sale will be transferred to the County and may be purchased through the Benton County Commissioner's office.

***NOTE:** Sales of property due to delinquent county road improvement assessments (C.R.I.D assessments) is subject to the right of redemption within two years from the date of sale (RCW 35.50.270).