

## **TERMS OF SALE-Elko County Treasurer's Office Property Auction**

**\*\*\*ALL POTENTIAL BIDDERS ARE REQUIRED TO READ AND UNDERSTAND THESE TERMS\*\*\***

**ALL SALES ARE FINAL-** Questions? Call or email our office: (775) 738-5694 or [ndavila@elkocountynv.net](mailto:ndavila@elkocountynv.net)

All bidders are required to register with the County Treasurer's office prior to the sale. The auction will be held at the Elko County Commissioner's Room located at 540 Court Street, Suite 101, Elko, NV 89801. Please check-in the morning of the auction at the commissioner's room to receive your bidder number. Please be seated and ready to go at the start of the auction.

Investigate before you bid as the property is sold as is. The burden is on the prospective purchaser to research any matters relevant to their decision to purchase a property on this list. The County Assessor's office will have maps and record information on all properties to be sold at their office location and online. The County makes no representations or claims as to fitness for purpose, conditions, covenants or restrictions. The County's sole interest is to recover the amount owed.

The descriptions provided are based on the official records of the Elko County Assessor's office and are presumed to be correct. The property to be sold may be approximately located from maps provided online with the County Assessor's office and County Recorder's office. Prospective purchasers are urged to examine the title, location and desirability of the properties available to their own satisfaction prior to the sale. The County of Elko makes no guarantees, expressed or implied, relative to the title, location or condition of the properties for sale. The right is reserved to reject any and all bids. It is recommended that bidders consult with the Zoning Department of the County regarding use of the property. Should the successful purchaser desire a survey of the property it will be at the purchaser's own initiative and expense. No warranty is made by the County, either expressed or implied, relative to the usability, the ground location or property lines of the properties. The exact location, desirability and usefulness of the properties must be determined by the prospective purchaser.

No bid will be accepted for less than the minimum bid as defined by the Nevada Revised Statutes. Bidding will be in increments of no less than \$100.00. Higher increments are acceptable should the bidders wish to expedite the sale.

If you are the successful bidder, payment in full is required immediately following the auction before 3 pm. Cash, cashier's checks, personal checks, and debit cards are accepted. We also accept credit cards but it will be processed through a third party provider at a **2.8% fee.**

Successful bidders will be required to submit their deed information at the time of registration indicating how they want the property conveyed. The Treasurer's office will record the deed within 30 days of the auction date and upon completion of the recording process the deed will be mailed to the new owner. This deed conveys all right, title and interest in the property in accordance with the Nevada Revised Statutes. The successful bidder may take possession of the property after the Treasurer's Deed to purchasers has been recorded.

Real Property Transfer Tax and a Recording fee will be added to, and collected with, the full purchase price. This tax is calculated at the rate of \$1.95 for each \$500.00 or fractional part thereof, if the purchase price exceeds \$100.00. The recording fee is \$35.00.



**OFFICE OF THE ELKO COUNTY TREASURER  
CHERYL PAUL, TREASURER  
PROPERTY AUCTION REGISTRATION FORM**

\_\_\_\_\_  
NAME OF BIDDER (Individual attending auction)

\_\_\_\_\_  
MAILING ADDRESS (for deed)

\_\_\_\_\_  
CITY

\_\_\_\_\_  
STATE

\_\_\_\_\_  
ZIP

\_\_\_\_\_  
PHONE #

\_\_\_\_\_  
EMAIL ADDRESS (for notification of future auctions)

\_\_\_\_\_  
PROPERTY VESTING ON DEED (name(s) of ownership to be recorded on the deed)

VESTED AS: (please choose only one)

- No Specification                       Joint Tenants with Right of Survivorship
- Community Property with Right of Survivorship (must be married)
- Tenants in Common                       Other: \_\_\_\_\_

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**PRE-REGISTRATION IS REQUIRED**

The auction will take place at 10:00 AM at the Elko County Commissioners Room located at 540 Court Street, Suite 101, Elko, NV 89801.

We will accept registration forms up until one day before the auction. You can register in-person at the office or by submitting the form the following ways:

- Mail to: Elko County Treasurer, 571 Idaho St, Suite 101, Elko NV 89801
- Email: [ndavila@elkocountynv.net](mailto:ndavila@elkocountynv.net)
- Fax: (775) 738-3299