

Invitation to Bidders

NOTICE OF DECLARATION OF TAX PROPERTY ADJUDICATED TO THE TERREBONNE PARISH CONSOLIDATED GOVERNMENT SURPLUS WITH OWNER(S) OF RECORD AS LEGACY LEASING LLC (12.5%), WILBERT JAMES (5%), LEROY TRUMAN JAMES, SR. (2.5%), PHIL STANLEY JAMES (2.5%), ALLEN JAMES (ESTATE) (5%), OPHELIA JAMES (5%), LOYAL GALMORE, JR. (12.5%), VERA GALMORE GARNER (12.5%), AND TO SELL SAME UNDER THE PROVISIONS OF LA R.S. 47:2196, ET SEQ.

Notice is hereby given that the Terrebonne Parish Consolidated Government has declared the following property surplus and no longer needed for public purpose pursuant to Ordinance No. 9291 & 9411. This property was previously adjudicated to the Terrebonne Parish Consolidated Government for unpaid taxes.

Bid # 22-S/P-15 (Re-Bid)

Surplus Sale of Adjudicated Property Located at 358 Railroad Ave., Houma, LA 70360 (57.5%) (Parcel # 25644)

LOT ON RAILROAD AVENUE. BOUNDED NORTH BY T. J. EVANS. BOUNDED SOUTH BY HARRY HELLIER.

The above listed property is to be sold via online auction beginning Wednesday March 6, 2024, on <http://www.centrauctionhouse.com/rfp.php?cid=65>. Online bids will be received from Monday, April 15, 2024, at 8:00 A.M. (CST) until Wednesday, March 17, 2024, at 8:30 A.M. (CST) by the Terrebonne Parish Consolidated Government Purchasing Department. At 8:30 A.M. the online auction will end.

Bid documents will be posted on <http://www.centrauctionhouse.com/rfp.php?cid=65>. To view these, download, and receive bid notices by e-mail, you will have to register with Central Auction House (CAH). The link for free registration is <https://www.centrauctionhouse.com/registration.php>. For information about the electronic submittal process, contact Ted Fleming with Central Auction House at 1-866-570-9620. Please contact Amanda Porche, Property Clerk, at 985-873-6765 with any questions regarding the bid documents.

Evidence of agency, corporate or partnership authority to submit a bid shall be required R.S. 39:1594(C) (4). **The winning bidder shall, within 48 hours of the end of the auction, submit the following: a Certified Check, Cashier's Check, Money Order or Bid Bond with Power of Attorney (Letters of Credit WILL NOT be accepted) in the amount of twenty percent (20%) of the proposed price made payable to the Terrebonne Parish Consolidated Government. Failure to do so will result in bid being declared irregular and shall be cause for rejection.** The bid deposit made with the winning bid shall be non-refundable, unless redemption occurs, and paid towards the purchase price.

The sale of subject property shall be "as is-where is" with no warranties whatsoever as to the quality, condition, or fitness for its intended use.

A licensed appraiser has appraised this property at a value of \$15,500.00. The minimum bid for this property is in accordance with La. R.S. 47:2202(A) as determined by appraisal value. Failure to bid at least the minimum bid price will result in rejection of the bid.

The HIGHEST qualified bid that meets the minimum \$2,971.00 bid price will be the one determined to offer the best advantage to the Parish of Terrebonne. The Terrebonne Parish Consolidated Government reserves the right to reject any bid for just cause in the best interest of Terrebonne Parish.

The winning bidder is solely responsible for compliance with La. R.S. 47:2206 regarding notification of parties who may have had an interest in the property regarding their rights of redemption and La. R.S. 47:2208 regarding recordation of those notices. Copies of the applicable law will be distributed along with bid packets. Terrebonne Parish Consolidated Government has not and will not perform these requirements; thus, it is the purchaser's or acquiring person's responsibility to do so. Terrebonne Parish Consolidated Government encourages bidders to consult legal counsel regarding Louisiana law on adjudicated property.

/s/ Jason Bergeron

JASON BERGERON, PARISH PRESIDENT
TERREBONNE PARISH CONSOLIDATED GOVERNMENT

ADVERTISE ON: March 6, 2024, and April 10, 2024
TO COURIER: February 29, 2024