

Cochise County Over-the-Counter (OTC) Sales Bidder/Deed Information Form

Name _____

Address _____

City _____ State _____ Zip _____

Phone _____ Email _____

Bids must meet or exceed the minimum bid listed for each unit. If bidding on multiple units, please indicate the bid amount for each unit separately.

Unit # _____ Bid _____

Deeds will be issued for the properties purchased only in the name (and spouse's name if applicable) of the buyer as indicated on this form. The deed will list the buyer's name and address, the type of deed and the legal description of the properties. Our office will record the deed(s) and return to the buyer in approximately 60 days.

NAME(S) TO BE LISTED ON DEED: _____

Deed will be issued in the name(s) listed only, no split deeds.

Buyers must select from the list below the deed type to be listed on the deeds of the units purchased:

<input type="checkbox"/> SP- Single Person as Sole Owner	<input type="checkbox"/> JT-Joint Tenancy w/Right of Survivorship (Requires Notarized Acceptance of Joint Tenancy Form)
<input type="checkbox"/> MP-Married Person as Sole Owner (Requires Notarized Disclaimer Form)	<input type="checkbox"/> CP-Community Property w/Right of Survivorship (Requires Notarized Acceptance of Community Property Form)
<input type="checkbox"/> CO-Commercial	<input type="checkbox"/> T-TRUST

BIDDERS/BUYERS STATEMENT OF UNDERSTANDING & KNOWLEDGE OF THE PROPERTY:

I (We) hereby state as bidder/buyer of the above listed state tax deed units that I (we) fully recognize that the Seller (State of Arizona and/or Cochise County) sells said property on an "**AS IS, WHERE IS**" basis, that no warranties or representations are made as to property conditions, including, but not limited to availability of water, utilities, irrigation, sewers, access, ingress, street or road maintenance, zoning, applicability of a subdivision plat, suitability for building, flood plain status, or any other physical characteristic relating to the property. Bidders are responsible for making these determinations. Certain title companies may, at their discretion, refrain from offering title insurance for these units in connection with a re-sale. Potential buyers are advised to consult with their title companies or legal advisers regarding this issue. **All sales are final. No refunds will be issued.** I (we) further state that I (we) make this bid with full knowledge of all aspects and conditions of said property.

Signature _____ Date _____

Signature _____ Date _____

Return form to: Cochise County Board of Supervisors
1415 Melody Lane, Building G
Bisbee, AZ 85603
Attn: Arlethe Rios
arios@cochise.az.gov