

**The following is information on the purchase of City owned property and land.**

Prospective buyer must identify the property desired and ownership must be determined. To obtain ownership you may contact either the Tax Assessor's office (Room 329, City Hall, 757-7017) or the Division of City Properties, (Room 327A, City Hall 757-7125) by telephone if you have a correct address, or in person if your not sure of the address, for the ownership of any property in the City of Camden.

If the property is owned by the City, the prospective buyer must submit a reasonable written offer with 10% deposit of the offer. The offer must contain your name, address, telephone number and the proposed use of the property.

All offers are subject to administrative approval.

After approval of the offer, property will be offered for public sale. Offeror will be notified, in writing, by this office.

When the sale is held, offeror must be present and publicly make his/her bid verbally. The property will be sold to the highest bidder. If the offeror is not the successful bidder, the deposit will be refunded (which takes approximately 2 weeks).

When the property is struck off, successful bidder must at that time sign an Agreement of Sale and give 10% of the final bid.

Ordinance MC 1902 of the City of Camden adopted September 23, 1982, prohibits the sale or transfer of municipal property to any person, partnership, corporation or taxable entity who has any monetary obligation owing the City by way of municipal liens, taxes, fees, water and sewer charges, judgments or any other indebtedness created by law.

The City recommends a title search be done on any property or land purchased. (The buyer can go to any Title Company of their choice.)

The deed is prepared by the City and settlement is scheduled approximately 60 days after the sale. If buyer does not complete settlement when notified in writing, the deposit is forfeited.

At settlement, the buyer must pay the balance of purchase price and fee for the recording of the deed.

Buyer has one (1) year from the date of the deed to rehabilitate property. Taxes will start from the date of the deed.

A week to ten days prior to the sale, a public notice is available that lists the properties and land that will be auctioned off that particular day. This public notice also contains details.

To receive public sale notice, please send post card or short letter of request to:

Division of City Properties Room 327A, City Hall P.O. Box 95120 Camden, NJ 08101-5120

Clearly have your name, address and zip code, printed in the request.

By writing, this will entitle you to receive a notice for two (2) auctions when the auction is scheduled.