

**NOTICE OF PUBLIC AUCTION
SALE OF LANDS FOR ARREARS OF TAXES
TOWN OF CARMAN**

Pursuant to subsection 367(7) of The Municipal Act, notice is hereby given that unless the tax arrears for the designated year and costs in respect of the hereinafter described properties are paid in full to the Municipality prior to the commencement of the auction, the Municipality will on the **19th** day of **October, 2026**, at the hour of **10:00 AM**, at Town of Carman, 12 - 2nd Avenue SW, Carman, Manitoba, proceed to sell by public auction the following described properties:

Roll Number	Description	Assessed Value	Amount of Arrears & Costs for Which Property May be Offered for Sale (the “Arrears”)
3200	THE NLY 300 FEET OF THE WLY 300 FEET OF THE NW 1/4 OF SECTION 30-6-4 WPM EXC ROAD PLAN 1125 MLTO - 251 MAIN ST N, TOWN OF CARMAN	L -\$159,500 B -\$201,900	\$30,175.75
24600	LOTS 17 AND 18 BLOCK 11 PLAN 24 MLTO (DU DIV) IN SE 1/4 25-6-5 WPM - 133 2ND ST SW, TOWN OF CARMAN	L -\$57,700 B -\$301,600	\$18,681.58
82000	LOT 19 PLAN 1121 MLTO (C DIV) IN THE SW 1/4 30-6-4 WPM - 153 3RD ST SE, TOWN OF CARMAN	L -\$56,100 B -\$156,800	\$12,899.66

The tax sale is subject to the following terms and conditions with respect to each property:

- The Municipality **may** exercise its right to set a reserve bid in the amount of the arrears and costs for any property.
- The Municipality makes no representations or warranties whatsoever concerning the properties being sold.
- If the purchaser intends to bid by proxy, a letter of authorization must be provided **prior** to the start of the auction.
- The successful purchaser must bring to the auction and pay to the TOWN OF CARMAN a non-refundable deposit (the “Deposit”) in **cash, certified cheque or bank draft** in the amount of:
 - i) The Arrears for the property PLUS
 - ii) If the property is non-residential property, GST (5% of the Arrears) or, if the purchaser is a GST registrant, provide a GST Declaration PLUS
 - iii) A fee of \$504.00 for preparation of the transfer of title documents.
- The successful bid + GST + \$504 is the “Purchase Price”.
- If the Purchase Price is greater than the Deposit, the balance must be paid within 20 days of the sale.
- If the Purchase Price is less than the Deposit, the excess will be refunded to the purchaser within 5 days of the sale.
- In addition to the Purchase Price, any property taxes issued, but not yet due, and any unpaid municipal utilities must be paid by the purchaser within 20 days of the sale.
- The purchaser will be responsible for registering the transfer of title documents in the land titles office, including the registration costs and land transfer tax, if any.
- The risk for the property lies with the purchaser immediately following the auction.
- The purchaser is responsible for obtaining vacant possession.

Dated this 8th day of September, 2026.

Managed by:



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TOWN OF CARMAN
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