

## ***MOST FREQUENTLY ASKED QUESTIONS***

- Q:** Do I have to pay the back taxes on the property?  
**A:** No. You will not be responsible for back taxes. **However, this years village taxes will include relieves of water bills that went unpaid during the covid moratorium resulting in even higher unpaid water bills than in previous years. Please research unpaid water bills as they are the purchasers responsibility.**
- Q:** Can the interior of the properties be viewed before the auction?  
**A:** No. Only the exterior of the properties can be viewed. If you enter the parcel you will be trespassing!
- Q:** What type of deed is being transferred?  
**A:** All properties will be transferred by Quitclaim deed.
- Q:** Where can I get a list of the properties that will be auctioned?  
**A:** You can view the list on the Brzostek website, [www.brzostek.com](http://www.brzostek.com) or [www.askbernie.com](http://www.askbernie.com).
- Q:** When can I register to bid??  
**A:** On June 21<sup>st</sup> there will be a link to bid online on our website. You will have to read and agree to the Terms of Sale. There can be a delay in your approval on the Proxibid platform so please do not wait until the 28<sup>th</sup> to register.
- Q:** In what order are the properties auctioned?  
**A:** Alphabetically by Town and then by Tax Map number within each Town. \*Take Note: some parcels may be forced to sell together. This will be noted on our website.
- Q:** Do I need an attorney to purchase property at auction?  
**A:** No. The \$500.00 administration fee covers the legal fees the the county Attorney to process the sale and record the deed.
- Q:** What type of payment is accepted auction day?  
**A:** You will need a valid Credit card with means to cover your down payment requirements the day of the auction up to \$10,000. If your total purchase including fees do not exceed \$10,000. You credit card will be charges in full. Be sure to call your Credit card company to be sure they will allow the charge the day of the auction.
- Q:** How can I find out what the yearly taxes will be on a property?  
**A:** The Real Property Tax Office should be able to help you. You will need to provide them with the address and/or tax map number.