

FARM LAND FOR SALE BY TENDER

Sealed, written tenders for property in the Municipality of Oakview described below will be received by:

McCULLOCH MOONEY JOHNSTON SELBY LLP
ATTENTION: CHRIS BOWLER
Box 450 175 Broadway Street
Treherne, MB R0G 2V0

PROPERTY

PARCEL I: THE SW 1/4 OF SECTION 11-14-21 WPM, SUBJECT TO SPECIAL RESERVATIONS AS TO MINES MINERALS AND OTHER MATTERS AS SET FORTH IN THE ORIGINAL GRANT FROM THE CROWN.

(160.00 acres total, approximately 100 cultivated acres)

PARCEL II: THE SE 1/4 OF SECTION 11-14-21 WPM, EXC ROAD, PLAN 7421 NLTO; SUBJECT TO SPECIAL RESERVATIONS AS TO MINES MINERALS AND OTHER MATTERS AS SET FORTH IN THE ORIGINAL GRANT FROM THE CROWN.

(157.61 acres total, approximately 100 cultivated acres)

CONDITIONS OF TENDER

1. Interested parties must rely on their own inspection and knowledge of the property.
2. Tenders may be placed and accepted on one or both of the above described parcels of land.
3. Tenders must be received on or before 3:00 p.m. on Friday, October 30th, 2020.
4. A deposit cheque in the amount of \$10,000.00, payable to McCulloch Mooney Johnston Selby LLP in Trust, must accompany each Tender. Deposit cheques accompanying unacceptable bids will be returned.
5. Highest or any tender not necessarily accepted.

TERMS AND CONDITIONS OF SALE

1. The bidder whose tender is accepted will be required to complete an agreement covering terms and conditions of sale.
2. In addition to the deposit, the balance of the accepted tender must be paid on or before the date of closing which shall be November 30th, 2020 or evidence provided that the purchase funds will be available under conditions acceptable to the Vendor. If the balance of the accepted tender is not paid within the set time limit the deposit may be forfeited as liquidated damages and not as a penalty.
3. Possession is not authorized until acceptable arrangements for full payment are made following acceptance of tender. Once arrangements acceptable to the vendor have been made, the successful bidder may have access to the property for seeding and other farming purposes.
4. Successful bidder will be responsible for real property taxes commencing January 1, 2021.
5. The purchaser shall be responsible for payment of GST or shall self-assess for GST.

Please mark envelope TENDER FOR 11-14-21 WPM

For further information contact Chris Bowler at:

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