

LEGAL NOTICE

You are hereby notified that on September 18, 2025 the Vincennes Redevelopment Commission will accept written bids on the purchase of offered property described below.

The bidder or bidders shall prepare a bid for the purchase of all the Offered Property. The following terms and conditions apply to the bids:

Minimum Offering Price: Each bid must propose a purchase price of not less than \$10,000.00

Required Uses: Commitments by bidder to undertake the following:
1. Investment of at least \$15,000.00 in improvements on (or related to) the real estate by the end of 2026.
2. Creation (or retention) of at least 2 (new) full-time jobs by the end of 2026 at an average compensation rate per job of at least \$ 15 per hour.

Conditions of Bid Acceptance: The Commission will publicly open all written offers, and the bid price will be read aloud, and the bidder's general plan will then be read on September 18, 2025. The Commission will then review all proposals and make an award or reject all offers. The Commission reserves the right to reject all bids. Bid proposals must meet the following conditions:

- (a) The successful bidder must be prepared to close on the purchase of the Offered Property within thirty (30) days after award by the Commission.
- (b) No proposal will be eligible for consideration that does not meet the minimum offering price.

Conditions to Closing: The Commission's obligation to convey the Offered Property to the successful bidder is subject to the following conditions:

- (a) Payment of the full purchase price for the Offered Property by the successful bidder at closing (or over a period of years).
- (b) All agreements relating to the sale and use of the property will be subject to review by attorneys for the Commission and the City to assure compliance with all applicable laws and agreements to which the Commission and City are subject.

Description Of Offered Property

Lot 101 in Caldwell's Addition to the City of Vincennes, excepting therefrom that part of said lot No. 101 conveyed to John W. Burk and Minnie L. Burk by deed dated March 7, 1921, being bounded and described as follows, to-wit: Beginning on the boundary line of said lot at the corner of 12th and Perry street; thence on a line parallel with Perry Street toward 13th Street, 58 feet to a stake; thence on a line parallel with 12th Street towards Buntin Street to the line of Lot No. 102 in said Addition; thence on a line parallel with Perry Street toward 12th Street to the intersection of 12th Street; thence on a line of 12th Street to Perry Street, to the place of beginning, situated in the City of Vincennes,

More commonly known as: 1205 Perry Street, Vincennes, IN 47591

/s/ J. David Roellgen
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To be published two (2) times on: _____, 2025 and _____, 2025.