

NOTICE TO PROSPECTIVE TAX SALE BIDDERS

In accordance with Act No. 133, approved by Governor Ridge on December 21, 1998, P.L. 1368, No. 542, prospective purchasers at all tax sales are now required to certify to the Tax Claim Bureau as follows:

1. A successful bidder shall be required to provide certification to the Bureau that, within the municipal jurisdiction, such person is not delinquent in paying real estate taxes owed to taxing bodies within Luzerne County; and
2. A successful bidder shall be required to provide certification to the Bureau that, within municipal jurisdiction, such person is not delinquent in paying municipal utility bills owed to municipalities within Luzerne County.

This law is now in effect and will be recognized in conjunction with the following tax sales:

January 30, 2013.....Judicial Sale (Free & Clear)

January 30, 2013.....Upset Price Sale

3. Prospective bidders must register the date before the sale. No registration will be taken on the day of the sale. Certification forms are available in the Tax claim Bureau and the Luzerne County Tax Claim Bureau Website (www.luzernecountytaxclaim.com).
4. Pursuant to Section 601(d) of the Real Estate Tax Sale Law, 72 P.S. Section 5860.601(d), I hereby certify that I have not had a landlord license revoked in any municipality within the County of Luzerne, and I further certify that I am not bidding for, or acting as an agent for a person whose landlord license has been revoked.
5. A successful bidder shall not tender a bad check to the Tax Claim Bureau when purchasing a property in any sale. If this should occur that bidder shall not be permitted to bid on any properties in future sales and will be referred to the Luzerne County District Attorney's Office for prosecution of the Pennsylvania Crimes Code, . 18 Pa. C.S.A. Section 4105 which may lead to a **Conviction of a Felony of the Third Degree.**

Sean Shamany, Director
Luzerne County Tax Claim Bureau