



Timmins FormsPak

Tax Sale Date: April 16, 2025

BEFORE YOU SUBMIT A TENDER...

- **How do tax sales work?**
- **Why ordering an up-to-date title search and execution search could benefit you?**
- **What will happen if the Crown has an interest in a property that you would like to buy?**
- **If the treasurer of the municipality notifies you that you have 14 days to pay the balance of the amount that you tendered, plus HST, land transfer tax and accumulated taxes, and you do not pay this amount within 14 days, would you like to no what will happen?**

You can learn the answers to all of the above questions by visiting www.OntarioTaxSales.ca or by clicking on the links below:

- **What is a tax sale?**
- **Definitions**
- **FAQ**
- **How to buy a tax sale property**

FORM 6
SALE OF LAND BY PUBLIC TENDER
Municipal Act, 2001
Ontario Regulation 181/03
Municipal Tax Sales Rules

THE CORPORATION OF THE CITY OF TIMMINS

Take Notice that tenders are invited for the purchase of the land(s) described below and will be received until 3:00 p.m. local time on Wednesday, April 16, 2025, at City Hall, Service Timmins Department, 220 Algonquin Blvd E, Timmins, ON P4N 1B3.

The tenders will then be opened in public on the same day as soon as possible after 3:00 p.m. at City Hall, Council Chambers, 220 Algonquin Blvd E, Timmins and members of the public are invited to attend virtually using the link https://www.timmins.ca/tax_sales.

Description of Lands:

FILE CETS23-001 - ROLL NO. 56 27 010 080 02001 0000

PIN 65435-0013 LT, THE SURFACE RIGHTS ONLY OF PCL 20197 SEC SEC; PT LT 1 CON 2 GODFREY BEING; PT MINING CLAIM P. 32228 GODFREY PT 2, 6R3815, S/T C286253, C345914, C345915; S/T C513493; EXCEPT MRO AS IN CB6654; CITY OF TIMMINS.,

Vacant Land – Godfrey Township

According to the last returned assessment roll, the assessed value of the land is 13,300.

Minimum Tender Amount: \$6,098.08

FILE CETS23-004 - ROLL NO. 56 27 010 130 23700 0000

PIN 65356-0091 LT, THE SURFACE RIGHTS ONLY OF PCL 13730 SEC SEC SRO; LT 33 PL M105C ROBB; CITY OF TIMMINS,

Vacant Land – Robb Township

According to the last returned assessment roll, the assessed value of the land is 32,000.

Minimum Tender Amount: \$9,288.18

FILE CETS23-005 - ROLL NO. 56 27 010 140 05300 0000

PIN 65357-0006 LT, THE SURFACE RIGHTS ONLY OF PCL 4847 SEC SEC; PT LT 12 CON 1 JAMIESON BEING THE NW 1/4 OF THE S 1/2; MINING CLAIM P. 10584 JAMIESON EXCEPT PT 2, 6R2978 & SRO PT 10, MX-26; CITY OF TIMMINS,

Vacant Land – Jamieson Township

According to the last returned assessment roll, the assessed value of the land is 40,000.

Minimum Tender Amount: \$8,940.26

FILE CETS23-006 - ROLL NO. 56 27 010 140 05400 0000

PIN 65357-0022 LT, THE SURFACE RIGHTS ONLY OF PCL 9814 SEC SEC; PT LT 12 CON 1 JAMIESON BEING THE SE 1/4 OF THE N 1/2; MINING CLAIM P. 24794 JAMIESON; CITY OF TIMMINS,

Vacant Land – Jamieson Township

According to the last returned assessment roll, the assessed value of the land is 11,800.

Minimum Tender Amount: \$5,505.70

FILE CETS23-007 - ROLL NO. 56 27 010 140 05500 0000

PIN 65357-0023 LT, THE SURFACE RIGHTS ONLY OF PCL 7837 SEC SEC; PT LT 12 CON 1 JAMIESON BEING THE SW 1/4 OF THE N 1/2; MINING CLAIM P.22522 JAMIESON; CITY OF TIMMINS,

Vacant Land – Jamieson Township

According to the last returned assessment roll, the assessed value of the land is 11,800.

Minimum Tender Amount: \$5,505.70

FILE CETS23-008 - ROLL NO. 56 27 010 140 05600 0000

PIN 65357-0019 LT, THE SURFACE RIGHTS ONLY OF PCL 9815 SEC SEC; PT LT 12 CON 1 JAMIESON BEING THE NE 1/4 OF THE N 1/2 BEING; MINING CLAIM P. 24793 JAMIESON; CITY OF TIMMINS,
Vacant Land – Jamieson Township

According to the last returned assessment roll, the assessed value of the land is 11,800.

Minimum Tender Amount: \$5,505.70

FILE CETS23-009 - ROLL NO. 56 27 020 020 18900 0000

PIN 65396-0547 LT, THE SURFACE RIGHTS ONLY OF PCL 12705 SEC WAT SRO; W 17 FT LT 100 PL M10S TISDALE; W 13 FT OF THE E 28 FT OF THE W 45 FT LT 100 PL M10S; CITY OF TIMMINS,
Improved – 118 Golden Ave (2 units)

According to the last returned assessment roll, the assessed value of the land is 105,000.

Minimum Tender Amount: \$16,182.65

FILE CETS23-011 - ROLL NO. 56 27 020 100 10200 0000

PIN 65359-0043 LT, THE SURFACE RIGHTS ONLY OF PCL 15456 SEC SEC; PT BROKEN LT 4 CON 4 MURPHY BEING ALL THAT PT OF SAID LT LYING N OF A LINE DRAWN ACROSS SAID LT PARALLEL WITH THE N BOUNDARY THEREOF AND DISTANT S THEREFROM 29 CHAINS 60 LINKS; CITY OF TIMMINS,

Vacant Land – Murphy Township

According to the last returned assessment roll, the assessed value of the land is 13,000.

Minimum Tender Amount: \$10,677.60

FILE CETS23-012 - ROLL NO. 56 27 020 110 03500 0000

PIN 65350-0107 LT, THE SURFACE RIGHTS ONLY OF PCL 18476 SEC SEC SRO; S 1/2 LT 1 CON 2 WARK; CITY OF TIMMINS,

Vacant Land – Wark Township

According to the last returned assessment roll, the assessed value of the land is 13,700.

Minimum Tender Amount: \$5,667.68

FILE CETS23-013 - ROLL NO. 56 27 030 070 11200 0000

PIN 65407-0480 LT, THE SURFACE RIGHTS ONLY OF PCL 3522 SEC WAT SRO; PT BLK F PL M30T TISDALE DESCRIBED AS FOLLOWS: COMM AT A POINT IN THE N LIMIT OF BLK 'F', SAID POINT BEING DISTANT 80 FT FROM THE NE ANGLE OF SAID BLK; THENCE N 77 DEGREES AND 42' W ALONG SAID N LIMIT 40 FT; THENCE S 12 DEGREES AND 18' W AND PARALLEL TO THE E LIMIT OF SAID BLK 113 FT TO A POINT IN THE S LIMIT OF SAID BLK; THENCE S 77 DEGREES AND 42' E ALONG SAID S LIMIT 40 FT; THENCE N 12 DEGREES AND 18' E AND PARALLEL TO SAID E LIMIT OF SAID BLK 113 FT MORE OR LESS TO THE POC; RESERVING UNTO FREDERICK W. SCHUMACHER, HIS HEIRS, EXECUTORS, ADMINISTRATORS AND ASSIGNS OF ALL MINES, VEINS, SEAMS AND BEDS OF COAL, IRON, COBALT, GOLD, SILVER AND OTHER MINERALS WHATSOEVER ALREADY FOUND OR WHICH MAY HEREAFTER BE FOUND IN, ON OR UNDER THE SAID LANDS WITH FULL LIBERTY AT ALL TIMES FOR THE SAID FREDERICK W. SCHUMACHER, HIS HEIRS, EXECUTORS, ADMINISTRATORS AND ASSIGNS AND HIS AND THEIR SERVANTS, AGENTS OR WORKMEN TO PROSPECT FOR MINERALS AND TO CARRY ON MINING OPERATIONS AND TO WORK AND CARRY AWAY THE SAID MINES AND MINERALS; PROVIDED THAT ANY PROSPECTING OR MINING OPERATIONS WHICH MAY BE CONDUCTED ON OR UNDER ANY OF THE SAID LANDS SHALL BE SUBJECT TO THE OBLIGATION OF ALL PARTIES ACTUALLY CONDUCTING PROSPECTING WORK OR CARRYING ON MINING OPERATIONS IN, ON OR UNDER SUCH LANDS WHETHER AS OWNERS, LESSEES OR OTHERWISE TO CONDUCT SUCH PROSPECTING WORK AND MINING OPERATIONS IN SUCH A WAY AS SHALL NOT INTERFERE WITH ANY BUILDINGS OR OTHER ERECTIONS WHICH ARE NOW OR MAY HEREAFTER BE ERECTED ON SAID LANDS AND SO AS NOT TO INTERFERE WITH PUBLIC TRAFFIC UPON ANY STREETS AND HIGHWAYS WHICH ARE NOW OR MAY HEREAFTER BE LAID OUT UPON SAID LANDS; CITY OF TIMMINS,

Improved – 39 Dwyer Ave (4 units)

According to the last returned assessment roll, the assessed value of the land is 144,000.

Minimum Tender Amount: \$44,454.22

FILE CETS23-014 - ROLL NO. 56 27 030 080 06100 0000

PIN 65407-0055 LT, THE SURFACE RIGHTS ONLY OF PCL 12305 SEC WAT SRO; FIRSTLY, N PT LT 9 CON 2 TISDALE DESCRIBED AS FOLLOWS: STARTING AT A POINT AT THE NW ANGLE OF SAID LT; THENCE S ALONG THE W BOUNDARY OF SAID LT 1663 FT 8.5 INCHES TO A POINT; THENCE N 88 DEGREES 33' E 854 FT 4 INCHES TO A POINT; THENCE S 77 DEGREES 42' E 140 FT 6 INCHES TO A POINT; THENCE S 12 DEGREES 18' W 442 FT TO A POINT BEING AT THE SW ANGLE OF PL M6C; THENCE S 77 DEGREES 42' E ALONG THE S BOUNDARY OF SAID PL, 66 FT TO THE POC; THENCE S 77 DEGREES 42' E ALONG SAID S BOUNDARY 49 FT 4 INCHES TO A POINT; THENCE S 12 DEGREES 18' W 16 FT TO A POINT; THENCE N 77 DEGREES 42' W 49 FT 4 INCHES TO A POINT; HENCE N 12 DEGREES 18' E 16 FT MORE OR LESS TO THE POC; RESERVING TO HOLLINGER CONSOLIDATED GOLD MINES LIMITED, ITS SUCCESSORS AND ASSIGNS, ALL MINES, VEINS, SEAMS AND BEDS OF COAL, IRON, COBALT, GOLD SILVER AND OTHER MINERALS WHATSOEVER, ALREADY FOUND OR WHICH MAY HEREAFTER BE FOUND IN, ON OR UNDER HE SAID LAND WITH FULL LIBERTY AT ALL TIMES TO PROSPECT FOR MINERALS AND TO CARRY ON MINING OPERATIONS AND TO WORK AND TO CARRY AWAY THE SAID MINES AND MINERALS. PROVIDED THAT ANY PROSPECTING OR MINING OPERATIONS WHICH MAY BE CONDUCTED ON OR UNDER THE SAID LANDS SHALL BE SUBJECT TO THE BLIGATION PARTIES ACTUALLY CONDUCTING WORK OR CARRYING ON MINING OPERATIONS IN, ON OR UNDER SUCH LANDS WHETHER AS OWNERS, LESSEES OR OTHERWISE TO CONDUCT SUCH PROSPECTING WORK AND MINING OPERATIONS IN SUCH A WAY AS SHALL NOT INTERFERE WITH ANY BUILDINGS OR OTHER ERECTIONS WHICH ARE NOW OR MAY HEREAFTER BE ERECTED ON SAID LANDS; SECONDLY PT LT 31 PL M6C TISDALE BEING THE WLY 8 FT; THIRDLY LT 32 PL M6C TISDALE RESERVING TO SCHUMACHER GOLD MINES, LIMITED, ITS SUCCESSORS AND ASSIGNS, ALL MINES, VEINS, SEAMS AND BEDS OF COAL, IRON, COBALT, GOLD, SILVER AND OTHER MINERALS WHATSOEVER ALREADY OUND OR WHICH MAY HEREAFTER BE FOUND IN, ON OR UNDER THE SAID LANDS WITH FULL LIBERTY AT ALL TIMES FOR THE SAID SCHUMACHER GOLD MINES, LIMITED, ITS SUCCESSORS AND ASSIGNS, AND ITS OR THEIR SERVANTS, AGENTS OR WORKMEN TO PROSPECT FOR MINERALS AND TO CARRY ON MINING OPERATIONS AND TO WORK AND ARRY AWAY THE SAID MINES AND MINERALS. PROVIDED THAT ANY PROSPECTING OR MINING OPERATIONS WHICH MAY BE CONDUCTED ON OR UNDER THE SAID LANDS SHALL BE SUBJECT TO THE OBLIGATION OF ALL PARTIES ACTUALLY CONDUCTING PROSPECTING WORK OR CARRYING ON MINING OPERATIONS IN, ON OR UNDER SUCH LANDS HETHER AS OWNERS, LESSEES OR OTHERWISE TO CONDUCT SUCH PROSPECTING WORK AND MINING OPERATIONS IN SUCH A WAY AS SHALL NOT INTERFERE WITH ANY BUILDINGS OR OTHER ERECTIONS WHICH ARE NOW OR MAY HEREAFTER BE ERECTED ON SAID LAND, AND SO AS NOT TO INTERFERE WITH PUBLIC TRAFFIC UPON ANY STREETS AND HIGHWAYS WHICH ARE NOW OR MAY HEREAFTER BE LAID OUT UPON SAID LANDS; CITY OF TIMMINS, Vacant Land – 34 Fourth Ave

According to the last returned assessment roll, the assessed value of the land is 29,500.

Minimum Tender Amount: \$113,916.98

FILE CETS23-021 - ROLL NO. 56 27 040 080 13500 0000

PIN 65395-0013 LT, THE SURFACE RIGHTS ONLY OF PCL 42 SEC SND SRO; BLK B PL M25S WHITNEY RESERVING ALL LANDS WHICH MAY LIE UNDER THE WATER OF THE PORCUPINE RIVER; RESERVING UNTO HUGH ALLAN MCDUGALL, HIS HEIRS, EXECUTORS, ADMINISTRATORS AND ASSIGNS, ALL MINES, VEINS, SEAMS AND BEDS OF COAL, IRON, COBALT, GOLD, SILVER, AND OTHER MINERALS WHATSOEVER ALREADY FOUND, OR WHICH MAY HEREAFTER BE FOUND, ON OR UNDER THE SAID LAND, WITH FULL LIBERTY OF INGRESS, EGRESS AND REGRESS AT ALL TIMES FOR THE SAID HUGH ALLAN MCDUGALL, HIS HEIRS, ASSIGNS, HIS OR THEIR SERVANTS, AGENTS AND WORKMEN, IN OR UPON THE SAID LANDS, EITHER WITH OR WITHOUT HORSES AND OTHER CATTLE, CARTS AND WAGONS AND OTHER VEHICLES FOR THE PURPOSE OF SEARCHING FOR, WORKING, GETTING AND CARRYING AWAY THE SAID MINES AND MINERALS, AND WITH FULL LIBERTY ALSO FOR THE SAID HUGH ALLAN MCDUGALL, HIS HEIRS AND ASSIGNS TO SINK, DRIVE, MAKE AND USE PITS, SHAFTS, DRIFTS, ADITS, AIR COURSES AND WATER COURSES, AND TO ERECT AND SET UP FIRE AND OTHER ENGINES, MACHINERY AND WORKS, AND TO LAY DOWN RAILROADS AND OTHER ROADS IN OR OVER AND UNDER THE SAID LANDS, OR ANY OF THEIR, FOR THE PURPOSE OF MORE CONVENIENTLY WORKING AND CARRYING AWAY THE SAID MINES AND MINERALS, AND ALSO TO APPROPRIATE AND USE ANY PART OF THE SURFACE OF THE SAID LANDS FOR THE PURPOSE OF DEPOSITING, PLACING AND HEAPING THEREON, THE MINERALS, WASTE, RUBBISH AND OTHER SUBSTANCE WHICH MAY BE OBTAINED IN THE SAID MINES, AND GENERALLY TO DO ALL OTHER ACTS AND THINGS NECESSARY OR PROPER FOR WORKING AND OBTAINING THE SAID MINES AND MINERALS ACCORDING TO THE MOST APPROVED PRACTICE OF MINING IN THE DISTRICT; CITY OF TIMMINS, Vacant Land – Whitney Township

According to the last returned assessment roll, the assessed value of the land is 19,900.

Minimum Tender Amount: \$12,656.19

FILE CETS23-023 - ROLL NO. 56 27 040 160 03300 0000

PIN 65360-0023 LT, THE SURFACE RIGHTS ONLY OF PCL 1595 SEC SEC; S 1/2 LT 11 CON 1 HOYLE; CITY OF TIMMINS, Vacant Land – Hoyle Township

According to the last returned assessment roll, the assessed value of the land is 13,700.

Minimum Tender Amount: \$6,144.95

FILE CETS23-025 - ROLL NO. 56 27 040 200 04300 0000,

PIN 65348-0012 LT, THE SURFACE RIGHTS ONLY OF PCL 484 SEC SEC; N1/2 LT 4 CON 3 EVELYN; CITY OF TIMMINS, Vacant Land – Evelyn Township

According to the last returned assessment roll, the assessed value of the land is 13,700.

Minimum Tender Amount: \$5,849.92

FILE CETS23-027 - ROLL NO. 56 27 050 018 04200 0000

PIN 65404-0797 LT, THE SURFACE RIGHTS ONLY OF PCL 4360 SEC WAT SRO; W 1/2 LT 128 PL M30S TISDALE S/T RESERVATION IN S3231; CITY OF TIMMINS,

Vacant Land – 108-110 Elm St S

According to the last returned assessment roll, the assessed value of the land is 30,500.

Minimum Tender Amount: \$58,127.53

FILE CETS23-029 - ROLL NO. 56 27 050 035 04900 0000

PIN 65422-0642 LT, THE SURFACE RIGHTS ONLY OF PCL 6069 SEC SEC SRO; LT 228 PL M26S MOUNTJOY RESERVING TO THE ONTARIO NORTHLAND TRANSPORTATION COMMISSION THE RIGHT TO CROSS SAID LAND IN ACCORDANCE WITH THE TERMS OF AN ORDER OF THE LIEUTENANT-GOVERNOR IN COUNCIL, DATED THE 22ND FEBRUARY, 1909.; CITY OF TIMMINS,

Improved – 48 Commercial Ave (1 unit)

According to the last returned assessment roll, the assessed value of the land is 129,000.

Minimum Tender Amount: \$42,780.13

Tenders must be submitted in the prescribed form and must be accompanied by a deposit of at least 20 per cent of the tender amount, which deposit shall be made by way of a certified cheque/bank draft/money order payable to the municipality (or board).

Except as follows, the municipality makes no representation regarding the title to, existing interests in favour of the Crown, environmental concerns or any other matters relating to the land(s) to be sold. Any existing Federal or Provincial Crown liens or executions will remain on title and may become the responsibility of the potential purchaser. Responsibility for ascertaining these matters rests with the potential purchasers.

The lands do not include the mobile homes situate on the lands.

This sale is governed by the Municipal Act, 2001 and the Municipal Tax Sales Rules made under that Act. The successful purchaser will be required to pay the amount tendered plus accumulated taxes and any taxes that may be applicable, such as a land transfer tax and HST.

Effective January 1, 2023, in accordance with the Prohibition on the Purchase of Residential Property by Non-Canadians Act (SC 2022, c 10, s 235) (the "Act"), non-Canadians are now prohibited from purchasing residential property in Canada, directly or indirectly, pursuant with the terms as set out in the Act and Regulations under the Act.

Any non-Canadian who contravenes the Act, or any person who knowingly assists in contravening the Act is liable to a fine of up to \$10,000 and may be ordered that the property be sold, therefore it is highly recommended that any potential purchasers obtain independent legal advice to ensure they will not be in contravention of the Act.

It is the sole responsibility of the tenderers to investigate into the details of what constitutes a non-Canadian, residential property, any exceptions or exclusions, or any other matters or determinations relating to the Act. The municipality accepts no responsibility whatsoever in ensuring that any potential purchasers comply with the Act.

Non-Resident Speculation Tax (NRST) applies to the purchase price for a transfer of residential property located in

Ontario which contains at least one and not more than six single family residences if any one of the transferees is a non-resident of Canada, foreign entity or taxable trustee.

The municipality has no obligation to provide vacant possession to the successful purchaser.

A copy of the prescribed form of tender is available on the website of the Government of Ontario Central Forms Repository under the listing for the Ministry of Municipal Affairs.

For further information regarding this sale and a copy of all related documents including the most recent and up to date prescribed Form 7 Tender to Purchase, visit:

www.timmins.ca

or if no internet access available, contact:

Sandy Dinel, Chief Tax Collector
Elizabeth Charbonneau, Deputy Tax Collector
Ryan Plouffe, Deputy Tax Collector
The Corporation of the City of Timmins
220 Algonquin Blvd E
Timmins, ON P4N 1B3
(705) 264-1331
Email: collections@timmins.ca

FORM 6
SALE OF LAND BY PUBLIC TENDER
Municipal Act, 2001
Ontario Regulation 181/03
Municipal Tax Sales Rules

THE CORPORATION OF THE CITY OF TIMMINS

Take Notice that tenders are invited for the purchase of the land(s) described below and will be received until 3:00 p.m. local time on Wednesday, April 16, 2025, at City Hall, Service Timmins Department, 220 Algonquin Blvd E, Timmins, ON P4N 1B3.

The tenders will then be opened in public on the same day as soon as possible after 3:00 p.m. at City Hall, Council Chambers, 220 Algonquin Blvd E, Timmins and members of the public are invited to attend virtually using the link https://www.timmins.ca/tax_sales.

Description of Lands:

FILE TR 19-42 - ROLL NO. 56 27 050 001 05000 0000

PIN 65404-0668 LT, THE SURFACE RIGHTS ONLY OF PCL 4733 SEC WAT SRO; LT 507 PL M30S TISDALE; LT 508 PL M30S TISDALE; SLY 6 FT LT 509 PL M30S TISDALE S/T RESERVATION IN S3231; CITY OF TIMMINS
Improved – 33 Cedar St S (Commercial use)

According to the last returned assessment roll, the assessed value of the land is 415,000.

Minimum Tender Amount: \$363,156.17

FILE TR 21-26 - ROLL NO. 56 27 020 090 32000 0000

PIN 65399-0169 LT, THE SURFACE RIGHTS ONLY OF PT LT 5 CON 5 TISDALE BEING THE NW 1/4 OF THE S 1/2 EXCEPT MINING RIGHTS AS IN CB113544; CITY OF TIMMINS

Vacant Land – Tisdale Township

According to the last returned assessment roll, the assessed value of the land is 11,800.

Minimum Tender Amount: \$13,702.99

FILE TR 21-70 - ROLL NO. 56 27 050 001 00900 0000

PIN 65404-0699 LT, THE SURFACE RIGHTS ONLY OF PCL 5408 SEC WAT SRO; PT LT 505 PL M30S TISDALE BEING THE S 28 FT 4 INCHES OF THE N 48 FT OF THE E 10 INCHES; PT LT 506 PL M30S TISDALE DESCRIBED AS FOLLOWS: COMM AT A POINT ON THE E BOUNDARY THEREOF DISTANT 60 FT FROM THE SE ANGLE; THENCE W PARALLEL TO THE S BOUNDARY 30 FT TO THE W BOUNDARY; THENCE N ALONG THE W BOUNDARY 28 FT 4 INCHES TO A POINT; THENCE E PARALLEL TO THE S BOUNDARY 11 FT 4 INCHES TO A POINT; THENCE E 18 FT 8 INCHES TO A POINT ON THE E BOUNDARY DISTANT 19 FT 10 INCHES FROM THE NE ANGLE OF SAID LT; THENCE S ALONG THE E BOUNDARY 28 FT 2 INCHES TO THE POC, EXCEPT PT 1, CR827; S/T RESERVATION IN S3231; CITY OF TIMMINS

PIN 65404-0700 LT, THE SURFACE RIGHTS ONLY PCL 5407 SEC WAT SRO; PT LT 505 PL M30S TISDALE BEING THE N 19 FT 8 INCHES OF THE E 10 INCHES; PT LT 506 PL M30S TISDALE DESCRIBED AS FOLLOWS: COMM AT THE NW ANGLE OF SAID LT; THENCE S ALONG THE W BOUNDARY 19 FT 8 INCHES TO A POINT; THENCE E PARALLEL TO THE S BOUNDARY 11 FT 4 INCHES TO A POINT; THENCE E 18 FT 8 INCHES TO A POINT IN THE E BOUNDARY DISTANT 19 FT 10 INCHES FROM THE NE ANGLE OF SAID LT; THENCE N ALONG SAID E BOUNDARY 19 FT 10 INCHES TO THE NE ANGLE; THENCE W ALONG THE N BOUNDARY 30 FT TO THE POC, S/T RESERVATION IN S3231; CITY OF TIMMINS

Improved – 43 Cedar St S (Commercial use)

According to the last returned assessment roll, the assessed value of the land is 88,000.

Minimum Tender Amount: \$119,020.83

FILE TR 21-71 - ROLL NO. 5627 050 001 08500 0000

PIN 65404-0884 LT, THE SURFACE RIGHTS ONLY OF PCL 13002 SEC WAT SRO; LT 492 PL M30S TISDALE; LT 492-A PL M5C TISDALE; CITY OF TIMMINS

Improved – 176-178 Second Ave

According to the last returned assessment roll, the assessed value of the land is 102,000.

Minimum Tender Amount: \$53,561.05

FILE TR 21-85 - ROLL NO. 5627 050 037 06400 0000

PIN 65422-0726 LT, THE SURFACE RIGHTS ONLY OF PCL 180 SEC SEC SRO; LT 191 PL M26S MOUNTJOY RESERVING TO THE ONTARIO NORTHLAND TRANSPORTATION COMMISSION THE RIGHT TO CROSS SAID LANDS AND TO LAY DOWN THEIR RIGHT- OF-WAY NINETY-NINE FEET IN WIDTH ON AND OVER SAID LANDS OR ANY PART THEREOF AS MAY HEREAFTER BE FOUND NECESSARY OR EXPEDIENT; SAID RESERVATIONS TO BE OF THE SURFACE RIGHTS ONLY IN ACCORDANCE WITH THE TERMS OF AN ORDER OF OUR LIEUTENANT-GOVERNOR IN COUNCIL, DATED THE 22ND FEBRUARY, 1909;; CITY OF TIMMINS

Vacant Land – 181-183 Commercial Ave

According to the last returned assessment roll, the assessed value of the land is 28,000.

Minimum Tender Amount: \$192,026.14

FILE TR 22-10 - ROLL NO. 5627 010 130 23200 0000

PART OF PIN 65356-0067 LT, THE SURFACE RIGHTS ONLY OF PCL 17655 SEC SEC SRO; LT 48 PL M105C ROBB; CITY OF TIMMINS

Vacant Land - Margaret Ave

According to the last returned assessment roll, the assessed value of the land is 24,000.

Minimum Tender Amount: \$7,772.43

FILE TR 22-11 - ROLL NO. 56 27 010 130 23600 0000

PART OF PIN 65356-0067 LT, THE SURFACE RIGHTS ONLY OF PCL 17655 SEC SEC SRO; LT 47 PL M105C ROBB; CITY OF TIMMINS

Vacant Land – Margaret Ave

According to the last returned assessment roll, the assessed value of the land is 24,000.

Minimum Tender Amount: \$7,772.43

Tenders must be submitted in the prescribed form and must be accompanied by a deposit of at least 20 per cent of the tender amount, which deposit shall be made by way of a certified cheque/bank draft/money order payable to the municipality (or board).

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www.timmins.ca

or if no internet access available, contact:

Sandy Dinel, Chief Tax Collector
Elizabeth Charbonneau, Deputy Tax Collector
Ryan Plouffe, Deputy Tax Collector
The Corporation of the City of Timmins
220 Algonquin Blvd E
Timmins, ON P4N 1B3
(705) 264-1331
Email: collections@timmins.ca

TENDER TO PURCHASE
THE CORPORATION OF THE CITY OF TIMMINS

To: Name: **Natalie Moore, Director of Finance & Treasurer**

Address: **The Corporation of the City of Timmins
220 Algonquin Blvd E
Timmins, ON P4N 1B3**

Telephone: **705-264-1331, Email: collections@timmins.ca**

Re: Sale of: (Include TR number or CETS number and description of land as found in advertisements)

1. I/we hereby tender to purchase the land described above for the amount of \$ _____
(_____ dollars)
in accordance with the terms and conditions of the *Municipal Act, 2001* and the Municipal Tax Sales Rules.
2. I/we understand that this tender must be received by the treasurer's office not later than **3:00 p.m.** local time on **April 16, 2025**, and that in the event of this tender being accepted, I/we shall be notified of its acceptance.
3. I/we enclose a deposit in the form of a certified cheque/bank draft/money order for the sum of \$ _____
(_____ dollars)

in favour of **The Corporation of the City of Timmins** representing 20 per cent or more of the tendered amount which will be forfeited if I/we are the successful tenderer(s) and I/we do not pay the balance of the tendered amount, any taxes that may be applicable, such as a land transfer tax and HST and any accumulated taxes within 14 days of the mailing of the notice by the treasurer notifying me/us that I/we are the highest tenderer.

This tender is submitted pursuant to the *Municipal Act, 2001* and the Municipal Tax Sales Rules.

Dated at _____, this _____ day of _____, 2025.

Name of Tenderer	Name of Tenderer
Address of Tenderer	Address of Tenderer
Email &/or Phone Number of Tenderer (optional)	Email &/or Phone Number of Tenderer (optional)

Pursuant to subrule 6(2) of the Municipal Tax Sales Rules, this tender shall relate to only one parcel of land.

Personal Information contained on this form, collected pursuant to the *Municipal Act, 2001* and Regulations thereunder, will be used for the purposes of that Act. Inquiries should be directed to the Freedom of Information and Privacy Coordinator at the organization responsible for the procedures under that Act.

Tax Sale For (Use the TR or CETS number found in advertisement)

**Date and time received by
The Corporation of the City of Timmins**

To: **Natalie Moore, Director of Finance & Treasurer
The Corporation of the City of Timmins
220 Algonquin Blvd E
Timmins, ON P4N 1B3**

Tape, glue or staple this form to outside of the sealed envelope containing your tender



Instructions for Submitting a Tender

Tenders must be prepared and submitted in accordance with the *Municipal Tax Sales Rules*

1. **Determine your tender amount:** Your tender must be equal to the Minimum Tender Amount advertised or more. The successful tenderer will be required to pay Land Transfer Tax, any applicable HST, and accumulated taxes, which are any further taxes, interests or penalties that have accumulated since the first day of advertising.
2. **Prepare Form 7 (TENDER TO PURCHASE) – Copy of Form 7 is in the InfoPak:**
 - a. Form 7 must be typed or legibly handwritten in ink.
 - b. In the section of Form 7 that says “Re: Sale of: (description of land)” enter in the description of the land, including the roll number, file number and municipal address, if that information is available. This can be found on your Title Search Summary or on the Form 6 Tax Sale Ad included in your InfoPak.
 - c. Fill in the remaining information on Form 7 (Tender to Purchase Amount, Deposit amount (20% of your Tender to Purchase Amount), Date, Name and Address of tenderer)
3. **Prepare a deposit:**
 - a. **At least 20%:** The deposit must be at least 20 per cent of the amount of your tender.
(Example: If you tender \$5,000.01 – 20% of \$5,000.01 is \$1,000.002 – \$1,000.00 would be less than 20% of the amount you tendered - \$1,000.01 would be the minimum deposit required)
 - b. **Form of Deposit:** Money order, bank draft or cheque certified by a bank or authorized foreign bank within the meaning of section 2 of the Bank Act (Canada), a trust corporation registered under the Loan and Trust Corporations Act or a credit union within the meaning of the Credit Unions and Caisses Populaires Act, 1994.
 - c. **Deposit money order, bank draft or certified cheque must be made out in favour of the municipality.**
4. **Prepare a Tender envelope:**
 - a. Submit a sealed envelope, addressed to the treasurer, indicating on it that it is a tax sale. The tender envelope in this InfoPak is already properly pre-addressed and can be attached to your sealed envelope.
 - b. If a municipal address has been given for the property, enter that address under the heading “**Tax Sale For**”. If there is no municipal address, it will be necessary to include a short description of the property shown on your Title Search Summary or on the Form 6 Tax Sale Ad.
5. **One parcel only:** A tender shall relate to only **one** parcel of land. If there are two or more properties in a sale and you wish to submit tenders for two properties, you must submit two completely separate tenders and must be submitted in a separate envelope.
6. **No additional terms or conditions:** The treasurer will reject every tender that includes any term or condition not provided for in the *Municipal Tax Sales Rules*.
7. **Submitting your tender:** You can submit your tender in person, or by courier, or by mail. Your tender must be received by the treasurer on or before the time and date indicated in the advertisement for tax sale. If your tender is received late, it will be rejected. In the event of a postal strike or other work slowdown, mail might not be delivered in a timely manner. **If the mailing address includes a Post Office Box, there is no guarantee the municipality will collect their mail before 3 pm on the day of the sale. It is the tenderer’s responsibility to ensure the tender is delivered to the treasurer by 3 pm on sale day.**
8. **If you wish to withdraw your tender:** A tender is withdrawn if the tenderer's written request to have the tender withdrawn is received by the treasurer before 3 p.m. local time on the last date for receiving tenders. The envelope containing a withdrawn tender will be opened at the time of the opening of the sealed envelopes.
9. **Cancellation of sale:** A tax sale can be cancelled by the treasurer at any time before a tax deed or notice of vesting is registered on title.



Tenderer's Checklist

The municipality makes no representation regarding the title to the property or any other matters relating to the lands to be sold. The property may be worth much more *or* much less than the minimum tender amount.

The responsibility for researching this property to see if it is a good investment and researching the legislated requirements and provisions of the tax sale procedure is up to you.

A Title Search Summary includes an execution search and will outline what will stay on title and become your responsibility after the tax deed is registered, such as crown interests, easements, restrictions, etc. It could be helpful to obtain a Title Search.

It is important to **investigate** to find out the property condition, landuse, zoning, building permits, etc. You would want to make sure it fits in with your plans for the property.

If your tender is accepted and you do not pay the balance of the tender amount owing on time, **your deposit will be forfeited to the municipality** as set out in the *Municipal Tax Sale Rules*.

Requirements for "Submitting a Tender" pursuant to <i>Municipal Act, 2001 and Municipal Tax Sale Rules</i>	
	Tender is submitted using Form 7 (Included in InfoPak/FormsPak/Tender Package) <i>NOTE: Form 7 must be addressed to the person who holds the position of Treasurer, or Deputy Treasurer under Section 286(2), even if their Title is different.</i>
	Form 7 must be typewritten or legibly written in ink (Description of property can be found on Form 6 Advertisement)
	Form 7 describes/relates to one property only (each property requires separate Form 7s and separate envelopes)
	Tender Amount is equal to or greater than the Minimum Tender Amount given for the property
	Deposit is a least 20% of the amount you have chosen to tender (always round up when determining deposit amount)
	Deposit is made by way of money order, or by way of bank draft or cheque certified by a bank or authorized foreign bank (within the meaning of section 2 of the <i>Bank Act</i> (Canada), a trust corporation registered under the <i>Loan and Trust Corporations Act</i> or a credit union within the meaning of the <i>Credit Unions and Caisses Populaires Act, 1994</i>)
	Ensure deposit money order, bank draft or certified cheque is made out in favour of the Municipality (The Corporation of the...)
	Envelope cover indicates it is for a Tax Sale with an identifiable description of land and/or municipal address - <i>Tape, glue or staple this form to outside of the sealed envelope containing your bid</i>
	Envelope must be addressed to the Treasurer (or Deputy Treasurer) <i>NOTE: Tenders must be addressed to the person who holds the position of Treasurer, or Deputy Treasurer under Section 286(2), even if their Title is different.</i>

If all boxes are checked, you are ready to send in your tender!