

**LAND DISPOSITION REPORT
COMMON COUNCIL OF THE CITY OF MILWAUKEE**

DATE

November 11, 2019

RESPONSIBLE STAFF

Deborah McCollum-Gathing, In Rem Disposition Manager, DCD

PARCEL ADDRESS & DESCRIPTION

1428A West Madison Street: An 830 square foot, two-bedroom single-family home on an approximately 1,898 square foot lot, acquired on January 15, 2019 by the City through property tax foreclosure. The property is a rear house, located behind 1428 West Madison Street. The front home supplies water service to the rear home. The property is in the Walker's Point neighborhood and the Fond du Lac and Near South plan area.



Red dashed outline: 1428A West Madison Street, rear house, owned by the City of Milwaukee



Yellow solid outline: 1428 West Madison Street, front house, owned by Epifanio E.C. Sandoval

BUYER

Epifanio E.C. Sandoval, investor ("Buyer")

PROJECT DESCRIPTION

Rehabilitation of a vacant single-family home built in 1888.

TERMS AND CONDITIONS

The purchase price is \$1,000.00 plus closing costs. The conveyance will be on an "as is, where is" basis. The deed of conveyance will contain a restriction prohibiting the Buyer from applying to the City for tax-exempt property status. Sale proceeds, less expenses and a 30 percent disposition fee payable to the Redevelopment Authority of the City of Milwaukee, will be deposited in the Delinquent Tax Fund. Property closing must occur prior to February 28, 2020, or the offer will be terminated.