

SEALED BID SUBMITAL FORM – Round 1

Developers Closeout Property Sale – Round 1
Tuscany on Walnut Creek

**TERMS & CONDITIONS MUST BE SIGNED AND SENT IN
WITH THIS BID FORM AND \$5000 BID DEPOSIT**

**Property – I'm bidding on: (NOTE: ONLY ONE
CHECKED PROPERTY PER BID.**

_____ **Lot 5**

_____ **Lot 7**

_____ **Lot 9**

_____ **Office CONDO Unit #110**

(See attached EXHIBIT A in the Conditional Sales Agreement for the legal description)

By signing this certification and returning it to Great Western Auction & Appraisal Services, the undersigned ("Bidder") hereby certifies to the following:

1. Bidder acknowledges that Bidder has received and read the foregoing Modified Sealed Bid Auction Instructions/Terms/ Conditions, and hereby agrees to same.
2. MLN Holdings INC. (the "Seller"), is offering for sale certain properties located in Mansfield, Tarrant County, Texas legally described as Exhibit A in the Conditional Sales Agreement ("Property"). This is a Developers Closeout Modified Sealed Bid Auction to be conducted in 2 stages and subject to Sellers Confirmation. It includes the Sale of Lots 7 & 9 of Phase 1 and Lot 5 of Phase 2 and a finished condo located at 550 Walnut Creek, Unit # 110 in Tuscany on Walnut Creek:
3. Modified SEALED BID FORM - Sealed bids must be submitted on the bid form (Bid Submittal Form) which is also available as a PDF form file on the Auction Companies web-site www.GreatWesternAuctioneering.com with a Cashiers check for \$5000 made payable as follows "Federal Title and/or

xxxxxxxxxxxxx(your name) for each property that you place a bid. If you are not one of the top three bidders on a property as determined on Wednesday May 25th, 2016 then your check will be mailed back to you for redeposit within 2 business days. Bids not submitted on such property and fully completed Sealed Bid Submittal Form, may be rejected by Great Western Auction & Appraisal in its sole discretion.

4. The completed bid form should be placed in a sealed envelope labeled clearly on the outside with the Property that your bidding on.
5. **All sealed bids must be received by 5:00 PM, EDT, Wednesday, May 25th, 2016 at:**

Jeff Messer, Auctioneer
ReMax Southern Shores
100 Hwy 17 S
North Myrtle Beach, SC 29582

- 6.
7. It is the bidder's sole responsibility to ensure that their sealed bid is received by 5:00 EDT, Wednesday, May 25th, 2016, at the address above.
8. Each Sealed Bid Form should be completed and signed by a person authorized to commit the purchase in the amount of the bid.
9. OFFERS-All offers will be received and reviewed by Great Western Auction & Appraisal for the subject property on Wednesday May 25th, 2016 between 5:01pm-7pm. The top 3 bidders for each property will then be notified that they have qualified for the final round of bidding and asked to submit their BEST and FINAL OFFER offer by the same method above by 5:00 PM EDT Tuesday May 31st. Great Western Auction & Appraisal reserve the right to accept or reject any offer by the same method above, to waive defects and technicalities in an offer package, to re-advertise the property, to request a final and best offer and/or withdraw the property from sale at any time. Any corporations submitting offers must furnish evidence that the officer(s) or employee(s) who executes the offer has been given the power to act on behalf of the corporation.
10. Bidder acknowledges that by submission of this bid, Bidder is making an irrevocable offer for the contract to purchase the Auction Property described or referred to in the foregoing Sealed Bid Auction Instructions/ Terms/Conditions.
11. Bidder understands that the terms and rules of the Auction will be strictly enforced and that there will be no exceptions.
12. Bidder understands that the TOTAL PURCHASE PRICE is a combination of Bidder's Written High Bid Amount (below) and a 10% Buyer's Premium (below), as detailed below.
13. Bidder understand that if he/she is the high bidder, Bidder will be

required to sign the Conditional Sales Agreement upon notice of being declared the high bidder. Bidder agrees to complete, sign, and return the Conditional Sales Agreement along with the 10% Earnest Money check within five (3) business days after notification of being the high bidder and Seller Confirmation of the bid.

14. Bidder has examined the proposed agreement of purchase and sale given to him/her as part of the Bid Package and understands that it is a legally binding contract and is not contingent upon financing or anything else.

The person(s) submitting this bid swears and affirms that he/she has been duly authorized to execute this bid on behalf of the bidder and has obtained all necessary or applicable approvals to make this bid fully binding upon the bidding entity when his/her signature is affixed.

A. Written High Bid Amount \$ _____

B. Plus 10% Buyer's Premium \$ _____

C. TOTAL PURCHASE PRICE \$ _____

(Sum of "A" and "B")

Bidder understands that this written bid is irrevocable and will be subject to acceptance by the Seller (if at all). If this bid is accepted, this Sealed Bid Certification Form, and sealed bid Auction Instructions/Terms/Conditions mentioned above, shall constitute a contract between Bidder and the Seller.

Bidder's Name: _____

Bidder's Address: _____

Bidder's Phone: _____

Bidder's Fax: _____

Bidder's E-mail: _____

Bidder's Signature: X _____ Date: _____

Bidder's Signature: X _____ Date: _____

If bidding on the part of a corporation then corporate doc's and resolution of authorization to bid or purchase required with this form.