

Montour County Tax Claim Bureau

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PRE-REGISTRATION REQUIREMENTS

Effective August 2021 – All Prospective Bidders are required to pre-register 10 days prior to the sale date for Upset and Judicial. Registration begins approximately 6 weeks prior to sale dates.

In accordance with Act 542 of 1947, P.L. 1368, as amended, all prospective purchasers are required to pre-register not less than 10 days prior to the sale date for Upset and Judicial. To register, a Bidder Registry Form/Affidavit of Bidder must be submitted with the following information: (a) the individual's name, address, and phone number; or (b) the applicant's business name, including the name of all officers, business address and phone number; or (c) the names, business addresses and phone numbers of all members, managers, and any other persons with any ownership interest or right in the limited liability company. Additionally, the Affidavit of Bidder must be filed stating the applicant (1) is not delinquent in paying real estate taxes and has no municipal utility bills more than one year outstanding within the Commonwealth of PA; (2) is not bidding for or acting as an agent for a person who is barred from participating in the sale; (3) has not had a landlord license revoked in any municipality within the county of Montour or acting as an agent for a person whose landlord license has been revoked; and (4) has not engaged in or permitted an uncorrected housing code violation, failed to maintain property in a reasonable manner such that the property posed a threat to health, safety or property, or permitted the use of property in an unsafe, illegal or unsanitary manner such that the property posed a threat to health, safety or property.

Prospective bidders must register on or before September 19, 2025. Certification forms are available in the Tax Claim Bureau. All prospected bidders are required to pre-register **in person** at the Tax Claim Bureau. **NO** registrations will be accepted after the cut-off date. **NO EXCEPTIONS!!!**

Forms required for registration:

- Bidder Registry Form/ Affidavit of Bidder (Must be signed and notarized)
- Copy of Photo ID
- Conditions of Tax Sale

Any person who signs a bidder registration knowing that it contains a false statement shall be subject to prosecution for the commission of a misdemeanor of the second degree (relating to falsification to authorities).