



RENÉ BATES AUCTIONEERS, INC.

4660 County Road 1006, McKinney, Texas 75071
(972) 548-9636 • www.renebates.com

René Bates Auctioneers, Inc. (hereinafter referred to as “RBAI”) proposes to conduct online real estate auctions for the City of McKinney, Texas (hereinafter referred to as the “City”) on an as needed basis under the following terms and conditions:


RBAI’s Responsibilities:

1. Conduct online real estate auctions for the City as needed.
2. Coordinate with the City’s designee to set minimum opening bids for each online auction.
3. Post all online auction information on www.renebates.com, and display the real estate for auction with all pertinent information for a minimum of two (2) weeks prior to the closing date of the each online auction.
4. Require from all potential bidders prior to bidding a cashier’s check in the amount of \$20,000.00 made payable to the City of McKinney or its designated title company to be held as earnest money.
5. Conduct and monitor auction items for approximately four (4) weeks prior to the closing date of each online auction.
6. Advertise the City’s online auction using RBAI’s normal advertising channels, including by generating and sending a minimum of four (4) email blast notices to RBAI’s entire database when the City’s auction has been posted. RBAI shall not be responsible for advertising required of under state law.
7. Invoice the successful bidder once the auction has closed.
8. Return earnest money deposits to all unsuccessful bidders, save and except the second highest, qualifying bidder, once the auction has closed.
9. Generate complete reports of all auction inventory and buyer information.
10. Maintain records of all of the City’s online auctions for a minimum of three (3) years.
11. RBAI shall coordinate with the City’s tax collection attorneys in conducting the auction under applicable sections of the Texas Tax Code.

The City's Responsibilities:

1. Provide complete information on all lots to be sold to RBAI, including the minimum opening bid of each lot prior to commencement of each online auction.
2. Permit onsite viewing of lots before the closing of each online auction in order for bidders to physically inspect the lots, if requested.
3. Contact local news media for a public service announcement informing the general public of the upcoming online auction
4. Arrange all legal advertising as required under state law.
5. Provide a link on the City's website to www.renebates.com to direct potential bidders to the upcoming online auction.
6. Attend closing of each auctioned property and submit RBAI's invoice to the title company for payment and delivery at the closing.

RBAI proposes to conduct online real estate auctions for the City for a commission equal to 5% of the final, gross sales price of all real estate property sold by RBAI via online auction. If any initial earnest money deposit paid by a bidder is forfeited, RBAI will be entitled to one-half of the forfeited earnest money deposit as just compensation. The online real estate auctions will be conducted on an as needed basis for the City.



Michelle Bates, Vice President
René Bates Auctioneers, Inc.

Date: 6/21/16

City of McKinney, Texas
Authorized Signer*

Date:

René Bates Texas Auctioneer License #6644
Sheryl Bates Texas Auctioneer License #15025
Michelle Bates Texas Auctioneer License #12100

All auctioneers are licensed and regulated by the Texas Department of Licensing and Regulation and are covered by a Recovery Fund administered by the Department. Licensure with the Department does not imply approval or endorsement by the State of Texas. If you have an

unresolved complaint it should be directed to: Texas Department of Licensing and Regulation,
P.O. Box 12157, Austin, Texas 78711, (512) 463-2906, www.tdlr.texas.gov.