



LEXINGTON COUNTY FORFEITED LAND COMMISSION HOW TO GUIDE AND CONTACT INFORMATION



What does the Forfeited Land Commission do?

The Forfeited Land Commission (FLC) of Lexington County sells assignments on properties not sold at the Lexington County Delinquent Tax Sale. The FLC will accept offers to purchase these properties equal to the published price for each property. Offers to purchase will be considered in the order submitted. The FLC reserves the right to reject any offer to purchase that does not meet these published requirements.

What forms of payment does the FLC accept?

Payment will only be accepted in the form of cash or cashier's check from a recognized financial institution and must be received at the time the sale is made. All payments must be payable to the Lexington County FLC.

How and Where do I submit my offer to purchase a property from the FLC?

Interested parties can submit sealed bid offers to purchase properties owned by the Lexington County FLC. A separate "FLC Offer Form" must be completed for each property. Offers to purchase property from the FLC can be made in person Monday through Friday at the Lexington County Treasurer's Office or mailed to:

Lexington County Forfeited Land Commission
Attn: Susan Cockrell
212 South Lake Drive, Suite 102
Lexington, SC 29072

What Costs are Associated with Purchasing a Property from the FLC?

The FLC will accept offers to purchase properties equal to the published price for each property. Recording fees are to be paid at the same time in a separate payment to the Lexington County Register of Deeds. The recording fees collected are based on the amount of consideration paid for the property. All properties are sold "as is".

What steps are taken after I submit my bid to purchase a property from the FLC?

1. The Lexington County FLC members will meet as soon as practical to review submitted offers. The FLC reserves the right to only accept offers that are in the best interest of the County.
2. The FLC will give notification that the offer has been accepted soon after the FLC has met and the decision has been made. The FLC will not notify parties of offers to purchase that were not accepted.
3. Payment must be received no later than one (1) week after notification that the offer was accepted. Payment is required to be paid in cash or certified check from a recognized financial institution and must be made payable to the Lexington County FLC.
4. Recording fees are to be paid at the same time in a separate payment to Lexington County. The recording fees are based on the amount of consideration paid for the property.
5. You are not allowed on the premises until the sale from the FLC is finalized and the deed is recorded in the Register of Deeds (ROD) Office.
6. A quit claim deed is issued conveying only the interest acquired by the Lexington County Forfeited Land Commission through the Delinquent tax sale. It is advised that the property be researched and an action to 'Quiet Title' be performed by an attorney.
7. The property is sold "as is" and is subject to any outstanding taxes by other municipalities.

Please direct any FLC questions to the Treasurer's Office at (803) 785-5187 or (803) 785-8345