

# JUAB COUNTY

## **SEALED PROPOSAL TO LEASE PROPERTY**

**PROPOSAL OPENING:** March 7, 2012 at 4:00 p.m. in the Juab County Commission Chambers – Room 101, 160 North Main Street, Nephi, UT 84648

**PROPOSAL DESCRIPTION:** Juab County proposes to offer for lease approximately 4.01 acres of ground and a Steel Building located in Tintic, UT south west of Eureka City, UT. Property Address: 2460 South Highway 6, Eureka, UT.

**Legal-Description: Parcel No. XF-5966 (portion) and XF-5967-2 (portion):** Beginning at a point on the quarter section line which point is North 0 degrees 02'03" East 895.20 feet from the South quarter corner of Section 26, Township 10 South, Range 3 West, Salt Lake Base and Meridian, thence East 566.55 feet to a point on the West right-of-way line of U.S. Highway 6, thence South 16 degrees 05'49" East 395 feet along said highway right-of-way line, thence West 233.97 feet to a point on the right-of-way line of U.S. Highway 36, thence North 55 degrees 59'10" West 678.44 feet along said highway right-of-way line, thence East 120.25 feet to the point of beginning. Basis of Bearing is South 89 degrees 50'27" East along the Section Line from the South quarter corner of the Southeast corner of Section 26.

**SUBMISSION ADDRESS:** Juab County Clerk/Auditor  
**Sealed Proposal to Lease Property 030712**  
160 North Main Street  
Nephi, UT. 84648-1412

**SUBMISSION DEADLINE:** Proposals must be physically/actually received at the Juab County Clerk/Auditors Office, 160 North Main Street, Nephi, UT 84648, no later than 4:00 p.m., March 7, 2012

**Contact Name and Phone:** **Brent Boswell: 435-623-3415**  
**Mike Seely: 435-623-3408**

**Terms of Proposals:** *(By signing and submitting a Sealed Proposal, SIGNER agrees to all terms listed.)*

- 1) "Sealed Proposals" must be physically/actually received at the Juab County Clerk/Auditors Office, 160 North Main Street, Nephi, UT 84648, no later than 4:00 p.m., March 7, 2012. Postmark dates/times on envelopes are not acceptable.
- 2) "Sealed Proposals" will be opened in the Juab County Commission Chambers, 160 North Main Street – Room 101, Nephi, UT 84648 at 4:00 p.m. on March 7, 2012 in a public meeting.
- 3) A Juab County "**SEALED PROPOSAL TO LEASE PROPERTY FORM**" (pages 1, 2 and 3) shall be reviewed, completed, initialed and/or signed and returned with your "Sealed Proposal" in a sealed envelope as shown on page 3. Sealed Proposal to Lease Property Forms are available at the Juab County Clerk/Auditor's Office or on Juab County's Website at: <http://www.co.juab.ut.us> under "permits & licenses".
- 4) Proposals shall specify a fixed *minimum* acceptable lease payment of at least **\$1,200** per month, plus utilities. The lease agreement, if accepted, shall be for a minimum of one year with an option to renew the lease.

Initials: \_\_\_\_\_

- 5) Juab County reserves the right to reject any and all Lease Proposals, including token proposals, and to waive any informality of a proposal. Juab County also reserves the right to not accept the lowest proposal for purchases or lease, nor accept the highest proposal for property sales or lease, when, in the opinion of the county, a different proposal may be in the best interest of the county.
- 6) Proposals shall specify any and all proposed uses of the proposed lease property.
- 7) Proposals shall provide owners/agents name, address and contact information.
- 8) Proposals shall be submitted in a sealed envelope addressed as shown on page 3.
- 9) An approved Juab County Lease contract is required for successful Lessee.

Initials: \_\_\_\_\_

**JUAB COUNTY**  
**SEALED PROPOSAL TO LEASE PROPERTY FORM**

Please LEGIBLY complete “all” information and sign below. Failure to completely and legibly complete this form may result in rejection of your Proposals.

CONTACT NAME:		
BUSINESS NAME:		
ADDRESS:		
CITY:	STATE:	ZIP:
CONTACT PHONE: Area Code (    )		Email:
ALTERNATE CONTACT PHONE: Area Code (    )		

Owner/Agent Name Mailing Address City, State Zip	<b>Juab County Clerk/Auditors Office</b> <b>Sealed Proposal to Lease Property 030712</b> 160 North Main Street Nephi, UT. 84648-1412
--	---

<b>Monthly Lease Amount: \$</b> _____ <b>Proposed Occupancy Date:</b> _____ <small>*** Attachments may be included specifying terms, conditions and details of sealed land sale proposal.</small>
--

Specify Proposed Use of Property \_\_\_\_\_:  
\_\_\_\_\_  
\_\_\_\_\_

**NOTE:**  
All pages of the proposal form shall be signed or initialed and included in the “Sealed Proposals Envelope” with your Lease Proposal.

Proposed Lessee Owner/Agent shall sign below:

Lessee Owner/Agent Signature: \_\_\_\_\_ Date: \_\_\_\_\_

Printed Lessee Owner/Authorized Agent Name: \_\_\_\_\_

Initials: \_\_\_\_\_