

NEW SALES PROGRAM!

U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT



Give us your Best Offer!

HUD'S BEST OFFER PROGRAM



EQUAL HOUSING OPPORTUNITY

We list a reasonable price Our listed price is our estimate of the reasonable price of the home. Experience has demonstrated that competition for our homes supports the listed price, but sometimes we may be a little high or a little low.

But give us your best offer! If we decide to accept an offer, it will be the best net offer received. If you submit an unreasonably low offer, we need to tell you now that we won't accept it. But if you submit an offer that's reasonable and it's the best offer received, we'll give it a serious look.

How does HUD determine the best offer? We take the offered price and deduct from it the amounts that you want HUD to pay for closing costs, discount points, and loan origination fees. Those deductions result in your net offer price. HUD has the discretion to select the best net offer that we receive.

When does HUD determine the best offer? Each ad will list homes that are open for competitive bids until a specified time. Ads will also list any homes available on a first offer basis — that means that we can accept the first offer that we receive until the specified time.

BID OPENING HOMES

**BIDS ACCEPTED UNTIL 11:00 AM SEPT. 24TH
BID OPENING 1:00 PM SEPT. 24TH**

2662 Table Rock Rd. Medford 3 Bd, 1 Ba, 1206 Sq. Ft.	'20,000	3429 Grant Ct. SE, Portland 4 Bd, 1 Ba, 1501 Sq. Ft.	'20,800	2014 Junior St. NE, Portland 2 Bd, 1 Ba, 700 Sq. Ft.	'19,350	3838 N. Vancouver, Portland 2 Bd, 1 Ba, 630 Sq. Ft.	'10,850
5244 18th Ave. NE, Portland 2 Bd, 1 Ba, 1035 Sq. Ft.	'19,550	13727 Grant Ct. SE, Portland 3 Bd, 1 Ba, 828 Sq. Ft.	'36,950	8735 Seward N., Portland 3 Bd, 1 Ba, 894 Sq. Ft.	'23,800	6611 N. Vancouver, Portland 4 Bd, 4 Ba, 4 Plex, 2666 Sq. Ft.	'31,400
941-43 Bryant St. N., Portland 2 Bd, 2 Ba, 1120 Sq. Ft.	'19,500	7416 Greenwich N., Portland 2 Bd, 1 Ba, 580 Sq. Ft.	'14,450	8231 Sharrett St. SE, Portland 1 Bd, 1 Ba, 500 Sq. Ft.	'11,900		

BIDS ACCEPTED UNTIL 11:00 A.M. SEPT 17TH BID OPENING 1:00 P.M. SEPT. 17TH

389 18th S. Cornelius 3 Bd, 1 Ba, 866 Sq. Ft.	'37,400	2905 SE 185th, Portland 2 Bd, 1 Ba, 640 Sq. Ft.	'23,800	7021 SE Nehalem, Portland 2 Bd, 1 Ba, 660 Sq. Ft.	'22,950	3213 101st Ct. NE, Vancouver 3 Bd, 2 Ba, 1195 Sq. Ft.	'36,500
11532 Evelyn Crt SE, Gresham 3 Bd, 2 Ba, 1200 Sq. Ft.	'37,500	2928 170th Ave SE, Portland 2 Bd, 1 Ba, 656 Sq. Ft.	'13,750	2137 Centennial, Springfield 3 Bd, 1 Ba, 1034 Sq. Ft.	'21,100	3203 Watson Ave, Vancouver 8 Bd, 4 Ba 4 Plex, 2116 Sq. Ft.	'36,700
5828 33rd NE, Portland 2 Bd, 1 Ba, 816 Sq. Ft.	'30,800	1202 Beech St NE, Portland 4 Bd, 1 Ba, 1155 Sq. Ft.	'9600	1780 1 St, Springfield 3 Bd, 1 Ba, 735 Sq. Ft.	'22,000		

FIRST OFFER HOMES FIRST ACCEPTABLE OFFER RECEIVED BEFORE WEDNESDAY, SEPT. 19TH, 11:00 A.M. TAKES THE HOME!

* 1534 Fetters Loop, Eugene 2 Bd, 1.5 Ba, 904 Sq. Ft.	'25,500	* 17608 Roethe Pl., Milwaukie 3 Bd, 2 Ba, 1030 Sq. Ft.	'45,900	1333 Lafayette Ave., Oregon City 3 Bd, 1 Ba, 1161 Sq. Ft.	'39,950	5310 17th Ave., NE, Portland 2 Bd, 1 Ba, 674 Sq. Ft.	'11,900
* 1907 Port St, Eugene 4 Bd, 3 Ba, 1736 Sq. Ft.	'46,650					* 7025 Glacier Dr, Springfield 3 Bd, 2 Ba, 1318 Sq. Ft.	'53,950

TERMS & CONDITIONS

- Only homes with * are eligible for FHA mortgage insurance. Buyer must choose lender.
- We will not accept offers for homes without * that are contingent on buyer finding financing. Buyer must close sale on these homes within 45 days or forfeit earnest money.
- ALL HOMES SOLD AS IS, NO WARRANTY.

HOW TO PURCHASE...

We Pay The Broker... See A Real Estate Broker Today!

Any real estate broker will show HUD acquired properties to you. The broker completes paperwork necessary to submit an offer. (There is no price discount if you directly submit an offer). When you submit an offer your broker will collect a \$500 earnest money deposit from you. If HUD accepts your offer your broker will be asked to forward the deposit to HUD. If HUD does not accept your offer, your broker will return your full earnest money deposit.

**OUR NEXT ADVERTISEMENT-FRIDAY SEPT. 21ST
(REPEATED SUNDAY SEPT. 23RD)**