

SHERIFF SALE TAX FORECLOSURES

**NO SMOKING, EATING OR DRINKING IS ALLOWED AND PLEASE TURN OFF ALL CELL PHONES.
ALL PARTIES INTENDING TO BID MUST READ THIS BULLETIN.**

These rules will be in effect as of the September 27, 2022 sale. Please read this bulletin carefully prior to each sale, as the Sheriff's Office reserves the right to modify these procedures as necessary to ensure our compliance

Sheriffs' sales for tax foreclosures are held at 1:30PM in the Commissioner's meeting room, located in the basement of the Mahoning County Courthouse, 120 Market Street, Youngstown, OH 44503. Once a sale has been set, the sale list will be available on the Mahoning County Sheriffs' Office website as well as the Mahoning County Sheriff's Office and will also be available at the Mahoning County courthouse.

Bidding will begin with the minimum bid amount and increase at a minimum of \$100.00 increments until there are no more bids. If you are the successful bidder a deposit of \$1000.00 is required at that time. All deposits are due at the time of the sale. All deposits must be in the form of a cashier's check or money order. The deposit shall be tendered to the selling officer at the time the bid is accepted by the selling officer. If the property is sold for an amount insufficient to pay the costs of the action and the taxes due on the property, then the purchaser

In the event that the deposit is not tendered at the time the bid is accepted, the selling officer shall re-open the bidding immediately, starting with the minimum bid, and continuing until a sale is made to a bidder who satisfies the requirements of this rule regarding the timely tendering of the deposit. Once the bidding has been re-opened, the bidder who failed to timely tender the deposit is prohibited from bidding on the property once the selling officer has re-opened the bidding. However, nothing shall prevent the bidder who failed to timely tender the deposit, from bidding on other properties, provided, however, that the bidder can satisfy the

The purchaser information form must be handed in along with the deposit as each property is auctioned off. The purchaser information form must be legible and complete, as the form will become a part of the court record. Blank copies of the purchaser information form are available at the front table. It is strongly recommended that

The real property taxes owed on the parcel become the responsibility of the successful bidder at the time of sale. The purchaser pays the real property taxes in the form of guaranteed funds directly to the treasurer and provides the Sheriff's Office with a receipt showing that the real property taxes are paid. At that time, the amount paid for the real property taxes will be subtracted from the amount of the successful bid. Please contact the treasurer's office at 330-740-2460, ext. 7774 if you have any questions regarding the taxes. The balance owed, payable in the form of a cashier's check to the Sheriff of Mahoning County, is due within thirty (30) days after the confirmation of sale has been filed with the Mahoning County Clerk of Courts. Once the orange

Any person entitled to redeem a parcel sold at Sheriff's Sale has the right of redemption of the property until the confirmation of sale is signed by the judge and filed by the court. If the parcel is redeemed then although you are the successful bidder at the sale, the parcel will not be transferred to you. The deposit money and any

Hard copies of Sheriff Sale lists are available in the lobby of the Mahoning County Justice Center at 110 Fifth Avenue, Youngstown, Ohio; at the Deputy Sheriff's security desk in the lobby of the Mahoning County Courthouse and at www.mahoningsheriff.com/sheriff-sales, lists are released one week in advance of the sale. Sheriff sale lists are provided as a courtesy to the public. They are not a legal document. The Mahoning County Sheriff's Office is not responsible for any inaccuracies. Sheriff sale contact number 330-480-5010.

**SHERIFF SALE
TAX FORECLOSURE LIST
TUESDAY, OCTOBER 25, 2022 AT 1:30 P.M.
MAHONING COUNTY COMMISSIONERS' HEARING ROOM**

CASE NO.	LOCATION	APPRAISED	MINIMUM BID
1. 20CV0062 DANIEL R YEMMA VS ANTWUAN REESE ET AL	1319 E. FLORIDA AVE YOUNGSTOWN, OH 44502 53-109-0-365.00-0		\$13,390.81 PLUS COSTS
2. 21CV0257 DANIEL R YEMMA VS JOHN HAPCIC DECD ET AL	930 SALT SPRINGS RD (VACANT LOT) YOUNGSTOWN, OH 44509 53-093-0-145.00-0		\$6,150.18 PLUS COSTS
3. 21CV1025 DANIEL R YEMMA VS CLIFTON HUDSON ET AL	2135 ELBEREN ST LOT 22074 & LOT 22072 (VACANT) ROY ST LOT 22116 (VACANT LOT) YOUNGSTOWN, OH 44509 53-179-0-189.00-0, 53-179-0-147.00-0, & 53-179-0-188.00-0		\$14,474.64 PLUS COSTS
4. 21CV1603 DANIEL R YEMMA VS RONALD EISELSTEIN ET AL	2836 IDLEWOOD AVE LOT 23676 YOUNGSTOWN, OH 44511 53-127-0-041.00-0		\$8,984.14 PLUS COSTS
5. 22CV0263 DANIEL R YEMMA VS THELMA CALO ET AL	75 MILLET AVE LOT 20994 YOUNGSON, OH 44509 53-172-0-080.00-0		\$7,488.82 PLUS COSTS
6. 22CV0309 DANIEL R YEMMA VS MELVIN PARRISH DECD ET AL	949 W. INDIANOLA AVE LOT 22982 YOUNGSTOWN, OH 44511 53-134-0-158.00-0		\$3,494.73 PLUS COSTS
7. 22CV0326 DANIEL R YEMMA VS ROSEMARY PHILLIPS DECD ET AL	4044 HELENA AVE LOT 33161 YOUNGSTOWN, OH 44512 53-190-0-269.00-0		\$7,210.27 PLUS COSTS
8. 22CV0338 DANIEL R YEMMA VS ANDREW LAKATOS JR ET AL	TENNEY AVE LOT 586 (VACANT LOT) & TENNEY AVE LOT 587 CAMPBELL, OH 44405 46-008-0-211.00-0 & 46-008-0-212.00-0		\$12,647.78 PLUS COSTS
9. 22CV0434 DANIEL R YEMMA VS JOHN DEMARCH DECD ET AL	145 5TH ST LOWELLVILLE, OH 44436 40-009-0-151.00-0		\$9,101.10 PLUS COSTS
10. 22CV0458 DANIEL R YEMMA VS ROCCO MILETTA ET AL	W. WOOD ST (VACANT LOT) & W. WOOD ST (VACANT LOT) & LOWELLVILLE, OH 44436 40-006-0-186.00-0 & 40-006-0-185.00-0		\$1,687.55 PLUS COSTS
11. 22CV0535 DANIEL R YEMMA VS ROBERT CONRAD ET AL	17520 NORMANDY RD (VACANT LOT) NORTH JACKSON, OH 44451 33-035-0-056.00-0		\$19,895.76 PLUS COSTS

**NEXT AVAILABLE SHERIFF SALE LIST: TUESDAY, OCTOBER 18, 2022
NEXT SHERIFF SALE: TUESDAY, OCTOBER 25, 2022**