



Tax
Foreclosure
Prevention
Project

United Community Housing Coalition & Michigan Legal Services

2727 Second Ave. Suite 313, Mailbox 34, Detroit, MI 48201

UCHC: (313) 963-3310 | MLS: (313) 964-4130

www.uchcdetroit.org | www.milegalservices.org

This home is in tax foreclosure

Learn how to you can become the owner!

~Visit United Community Housing Coalition for Free Help~

This property has been foreclosed by the Wayne County Treasurer due to unpaid property taxes. It is likely that this house will be put up for sale in an online auction this September and October.

If you LIVE IN this property, but do not own it, here are some things you should know:

1. You do not owe rent

- If this property remains in tax foreclosure, **you will not owe rent** or land contract payments to the owner. However, if the landlord is able to save the house, you will be required to pay past-due rent. **Save your rent** or money in an escrow account-- don't spend it!
- You can set up an escrow "tenant withholding account" at **United Community Housing Coalition (UCHC)** to set money aside to buy the house or protect your rent payments.
- There will not be a new owner of this property until November at the earliest.

2. You can try to buy the house

- When the house goes for sale in the Wayne County Tax Foreclosure auction, you may be able to buy it for a low price
- UCHC may be able to help you buy the home you live in. We have helped over 1,700 occupants to buy their homes in the last 7 years. Sign up for AUCTION TRAINING with UCHC to learn more (**see schedule on back**)
- Others may want to buy your house too! Do not let speculators enter your house.

If you OWNED this property, here are some things you should know

1. *You may still have a chance to save it from auction*

- **Go to Wayne County Treasurer (400 Monroe) IMMEDIATELY** to learn of options to save it
- Come in for counseling with UCHC (see below)

2. The property may sell at auction

- If so, there will likely be a new owner by November/December 2017, you may face eviction.
- As the owner, you are not eligible to directly purchase the home in the auction.

To confirm the Foreclosure Status of your property or get more information

Visit UCHC (see below) or the Wayne County Treasurer (400 Monroe 313-224-5990) or go to Wayne County Treasurer Website <http://www.waynecounty.com> click "pay taxes

Free Counseling Assistance

United Community Housing Coalition / Michigan Legal Services

Monday, Tuesday, Wednesday, or Friday mornings

2727 Second Ave., Suite 313, Detroit, MI 48201

UCHC: 313.963.3310 | MLS: 313.964.4130 | Tax Foreclosure Hotline: 313.405.7726