

ORDINANCE NO. 22-05

AN ORDINANCE TO ESTABLISH THE  
SHERIFF'S SALE PROGRAM AND SERVICE FEE

WHEREAS, the Sheriff of Cass County, Indiana (the "Sheriff") desires to enter into a contract for services to support the Sheriff in conducting foreclosure sale (the "Sheriff's Sale Program"); and

WHEREAS, the Board of Commissioners of Cass County, Indiana (the "Commissioners") desire to establish a program to facilitate and enhance the conduct of the Sheriff's Sale Program; and

WHEREAS, IC 32-29-7-3(j) authorizes the Sheriff to charge an administrative fee not to exceed the amount estimated on Exhibit A for costs attributable to the administration of the sale; and

WHEREAS, the Commissioners have the authority under IC 36-1-3-6 (the "Home Rule") to adopt an ordinance under Home Rule to establish and authorize the Sheriff's Sale Program.

NOW, THEREFORE, be it ordained by the Commissioners of Cass County, Indiana that:

Section 1. The Sheriff's Sale Program is approved and established to provide the procedure for the Sheriff to contract for those administrative, technical, clerical and related services that are reasonable and appropriate for the Sheriff to effectively prepare for, manage and implement foreclosure sales.

Section 2. All collections of Foreclosure Costs Fees, as hereafter defined, shall be deposited into Sheriff Sale Non-Reverting Fund 4009 and from which the appropriate expenses of the Sheriff Sale Program shall be paid.

Section 3. The Sheriff is authorized to negotiate and execute a contract with a provider to obtain such administrative, technical, clerical and related services (the "Sheriff Sale Services") in order for the Sheriff to conduct the Sheriff's Sale Program.

Section 4. The Sheriff Sale Services contract shall provide for the delivery of such services by a contractor (the "Contractor") in compliance with all applicable statutory provisions for the conduct of foreclosure sale proceedings and the Sheriff's Sale Program. The Sheriff Sale Services contract shall also provide for the payment of a fee, not to exceed the amount on Exhibit A for each cause number scheduled in the Sheriff's Sale Program, to the Contractor for such services.

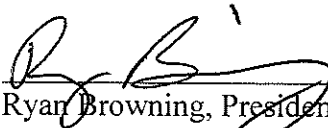
Section 5. The Sheriff is hereby authorized to charge a fee of the amount on Exhibit A per cause number of property in the Sheriff's Sale Program (the "Foreclosure Costs Fees") and to deposit such Foreclosure Costs Fees collected by or on behalf of the Sheriff in the Sheriff Sale Non-Reverting Fund 4009.


Section 6. The Foreclosure Costs Fee shall be payable at the time of filing the praecipe under IC § 32-29-7-3(j), which shall be a charge for the Sheriff's Sale in addition to other statutory costs and fees.

Section 7. The Sheriff's Sale Program contract shall provide for a complete and accurate accounting of all Sheriff Sale Program proceeds and compliance with any reporting or record requirements as set forth by the Indiana State Board of Accounts.

Adopted this 18<sup>th</sup> day of July, 2022.

CASS COUNTY BOARD OF COMMISSIONERS:

  
Ryan Browning, President

  
Ruth Baker, Vice President

absent  
Michael W. Stajduhar

Attest:

  
Cheryl Alcorn, County Auditor

**Exhibit A**

**County of Cass Indiana**

**Estimated Costs for Administering Sheriff Sales**

The estimated costs herein are estimates of the county sheriff for the administration of foreclosure sales as required by IC 32-29-7. The fees are authorized by IC 32-29-7-3.

1. Contractual Services \$180.00
2. Employee time defined
3. Employee cost per, definition in item 2 \$120.00 per cause number
4. Other defined costs ie: service of notice, cost of paper, envelopes, phone calls.