

# **Bedford County Department of Finance**

**200 Dover Street, Suite 102  
Shelbyville, TN 37160  
(931) 685-2024 FAX (931) 680-1029**

## **Request for Proposal**

**The real property commonly known as the gymnasium and fieldhouse of the former  
Central High School and/or Sidney Harris Middle School**

**Bid No. 22-26**

The Bedford County Department of Finance is requesting proposals for the sale of a portion of the real property commonly known as the gymnasium and fieldhouse of the former Central High School and/or Sidney Harris Middle School. **Sealed Proposals will be received until 2:00 p.m., Monday, November 22, 2021**, in the office of the Bedford County Department of Finance and will be opened publicly at that time. The Department of Finance reserves the right to reject any and all quotes and waive any irregularities for the purpose of ensuring that the award given is in the best interest of Bedford County. Any quotes received after the scheduled closing time for receipt of quotes will be returned unopened.

## **GENERAL BID TERMS AND CONDITIONS**

Proposals from all responsible bidders will be considered. To qualify as a responsible bidder, the proposal submitted must:

- 1. Meet or exceed the minimum requirements specified.**
- 2. Furnish all documents requested by the representative of the Bedford County Department of Finance prior to and following the bid opening.**
- 3. Submit their completed bid prior to the bid opening date and time.**
- 4. Have bid name and bid number placed on the outside lower left corner of the sealed envelope containing the bid form. (Facsimile bids will not be considered.)**

Additional information may be obtained from Robert Daniel, Bedford County Finance Director, 200 Dover Street, Suite 102, Shelbyville, Tennessee 37160, Phone: 931-685-2024, Email: [robert.daniel@bedfordcountyttn.gov](mailto:robert.daniel@bedfordcountyttn.gov); or John T. Bobo at Bobo, Hunt & White, 111 N. Spring Street, Suite 202, P. O. Box 169, Shelbyville, Tennessee 37162, Phone: 931-684-4611, Email: [jbobo@bobohuntandwhite.com](mailto:jbobo@bobohuntandwhite.com).

## INSTRUCTIONS

**All Proposals are to be made on the Proposal Form provided. Proposals must be delivered in hand or by a mail service in a sealed envelope marked on the outside lower left corner, Bid No. 22-26, Sale of Property. Proposals will be received and opened at **2:00 p.m., Monday, November 22, 2021. Any proposals received after the scheduled closing time for receipt of quotes will be returned unopened.****

Proposals are to be made complete in every detail as required and called for by said Proposal Form. Proposals that are incomplete, conditional, contain irregularities of any kind, or which are not in accord with the Instructions and Proposal Form furnished by the Department of Finance may be rejected as informal.

The submission of a proposal will signify that the owner has thoroughly familiarized himself with all conditions and that he fully understands what will be expected of the successful bidder.

The Department of Finance reserves the right to accept or reject in whole or in part any or all proposals submitted, without liability whatsoever, and waive informalities therein, if deemed by the Department of Finance in their best interest to do so.

## SPECIFICATIONS

A portion of the real property commonly known as the gymnasium and fieldhouse of the former Central High School and/or Sidney Harris Middle School located off of Elm/Lipscomb Streets, Shelbyville, Bedford County, Tennessee (hereinafter "School Property"), being Map 078P, Group E, Parcel 001.00, consisting of the aforesaid gymnasium and fieldhouse located on the School Property. A rough aerial map denoting the boundary lines is available from the Finance Director. Said property is generally described as follows:

Bounded on the east by Lipscomb Street; on the south by Bedford County, Tennessee (being the Harris Middle Annex/BCLA currently used as the Alternative School); on the west by King (formerly Central High School); on the north by King (formerly the football field).

For the avoidance of doubt, the subject property does **NOT** include the Harris Middle Annex/BCLA or the outconveyance of Book D342, page 566, ROBCT.

For clarification, the southern border of the subject property is a straight line running from the west margin of Lipscomb Street to the west boundary of the subject property (also the east boundary of the King property). Said line being parallel with and 50 feet from the southern exterior wall of the gymnasium.

The real estate is subject to outconveyances, all liens and restrictive covenants of record, all building lines, all applicable City and/or County zoning ordinances as now affect or may later affect the Parcels, specifically including any restrictions on reconstruction upon the property.

Bedford County hereby reserves a nonexclusive easement for parking and turnaround of school buses and other vehicles related to Bedford County educational purposes. This easement is for the use of Bedford County only and shall terminate at the sale or transfer of the Harris Middle Annex/BCLA property. The improvements will be conveyed "**AS IS.**" Bidders should take particular note of the condition of the roof and windows. Bidder is responsible for all due diligence specifically including location and availability of utilities.

**PROPOSAL FORM**

**TO: Bedford County Department of Finance  
200 Dover Street, Suite 102  
Shelbyville, Tennessee 37160**

**Re: Bid No. 22-26**

Gentlemen,

Having examined the specifications for the sale of a portion of the real property commonly known the gymnasium and fieldhouse of the former Central High School and/or Sidney Harris Middle School, we (I) submit the following proposal:

\$ \_\_\_\_\_

**Name:** \_\_\_\_\_

**MailingAddress:** \_\_\_\_\_

\_\_\_\_\_

**Signature:** \_\_\_\_\_

**TelephoneNumber:** \_\_\_\_\_

**Email:** \_\_\_\_\_