



GEORGE E. WARNER, JR.  
CREDITORS' RIGHTS SPECIALIST  
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GEORGE@WARNERLAWMN.COM

March 26, 2013

**VIA FAX ONLY TO (651) 266-8574**

Ms. Mai Vang  
310 Saint Paul City Hall  
15 West Kellogg Boulevard  
Saint Paul, MN 55102-1615

*Re: 934 Juno Avenue | Dr. Hassan Tetteh*

Dear Ms. Vang

It was a pleasure speaking with you this morning. My thanks again for your assistance with this matter. To confirm, my client, Dr. Tetteh, promptly cured all property deficiencies at 934 Juno and the Certificate of Occupancy issued on January 4, 2012. Accordingly, Dr. Tetteh was very dismayed to see the \$1,363.72 vacant building fee appear on his 2013 Property Tax Statement (see attached).

My client respectfully requests the City waive the fee given the facts of this matter. If the City will recall, during this time Dr. Tetteh was a battle surgeon serving in the US military and being deployed to and serving in Afghanistan. I would hope that given these circumstances – and my client's prompt remedy of all deficiencies at the property and ready willingness to work with the City – this is a more than reasonable request. I look forward to hearing from you shortly. As always, please call with any questions.

Sincerely

  
WARNER LAW LLC

George E. Warner, Jr.  
Attorney at Law

GEW:ms  
Enclosure as Stated  
cc: Client (via e-mail)



**Ramsey County**  
**Property Records and Revenue**  
 P.O. Box 64097 St. Paul, MN 55164-0097  
 Phone: 651.266.2000  
**TAXPAYER NAME(S) AND ADDRESS**

HAGGAN TETTEH  
 7014 CARTERET RD  
 BETHESDA MD 20817-2021

60796 254  
 173



\*112823310234\*

**2013 Property Tax Statement**

January 2, 2011 Payable 2012	January 2, 2012 Payable 2013	Assessment Data Tax Payable Year	PROPERTY ADDRESS
\$ 117,700	\$ 104,000	Estimated Market Value	934 JUNO AVE
0	0	Improvements Excluded	ABBREVIATED TAX DESCRIPTION
117,700	104,000	Homeslead Exclusion	BRYANT'S RANDOLPH ST. ADDITION LOT 12 BLK 2
Res Non-Hold	Res Non-Hold	Taxable Market Value	PROPERTY IDENTIFICATION NUMBER (P.I.N.)
		New Improvements/Expired Exclusions	112823310234 161
		Property Classification	

\$\$\$ Refunds? You may be eligible for one or even two refunds to reduce your property tax. Read the back of the tax stub form to find out how to apply.

2012	2013	TAXES PAYABLE YEAR
\$ 0.00	\$ 0.00	1. Use this amount on Form M1PR to see if you're eligible for a property tax refund. File by August 15. If box is checked, you owe delinquent taxes and are not eligible. <input type="checkbox"/>
		2. Use these amounts on Form M1PR to see if you are eligible for a special refund.
		<b>Property Tax and Credits</b>
2,427.41	2,314.28	3. Property taxes before credits
0.00	0.00	4. Agricultural credits that reduce property taxes
2,427.41	2,314.28	5. Property taxes after credits
		<b>Property Tax by Jurisdiction</b>
829.21	781.14	6. Ramsey County
63.70	58.87	a. Regional Rail Authority
5.98	5.20	b. Public Safety Radio System
		c.
658.58	616.84	7. City or Town - ST PAUL
0.00	0.00	8. State General Tax
		9. School District 625
133.76	164.63	a. Voter approved levies
532.23	538.38	b. Other local levies
		10. Special taxing districts
48.20	43.54	a. Metropolitan special taxing districts
54.77	55.88	b. Other special taxing districts
0.00	0.00	c. Tax increment
0.00	0.00	d. Fiscal disparity
0.00	0.00	11. Non-school voter approved referenda levies
2,427.41	2,314.28	12. Total property tax before special assessments
452.59	1,841.72	13. Special assessments and charges added to this property tax statement for taxes payable in 2013
		a. 1,383.72 VACANT BLDG FEE SEPTEMBER 2011
		b. 175.98 2012 ROW / STREET MAINTENANCE
		c. 140.82 W-010000420 Delinquent Water Charge
		d. 83.88 2012 SSSC / STORM SEWER
		e. 77.52 R-011399960 Recycling
		f.
		g.
		h.
0.00	0.00	Contamination Tax
\$ 2,880.00	\$ 4,158.00	14. Total Property Tax and Special Assessments

**Property Information**

**Property Records and Revenue Contact Information**

Types of Information	Location: 90 West Plato Blvd, St. Paul, MN	Telephone
Web: <a href="http://www.co.ramsey.mn.us/cr">www.co.ramsey.mn.us/cr</a>	Email	
General Tax Information - Taxes, Payments, Taxpayer and Mailing Address, Special Assessments	<a href="mailto:AskPropertyTaxandRecords@co.ramsey.mn.us">AskPropertyTaxandRecords@co.ramsey.mn.us</a>	651-266-2020
Assessing Services - Value, Classification, Exemption Homestead	<a href="mailto:AskCountyAssessor@co.ramsey.mn.us">AskCountyAssessor@co.ramsey.mn.us</a>	651-266-2131
Mapping - Legal Description, Splits	<a href="mailto:AskHomesleads@co.ramsey.mn.us">AskHomesleads@co.ramsey.mn.us</a>	651-266-2040
Delinquent Taxes	<a href="mailto:AskCountyAssessor@co.ramsey.mn.us">AskCountyAssessor@co.ramsey.mn.us</a>	651-266-2181
County Recorder	<a href="mailto:AskPropertyTaxandRecords@co.ramsey.mn.us">AskPropertyTaxandRecords@co.ramsey.mn.us</a>	651-266-2002
Registrar of Titles	<a href="mailto:AskCountyRecorder@co.ramsey.mn.us">AskCountyRecorder@co.ramsey.mn.us</a>	651-266-2050
Elections	<a href="mailto:AskCountyRecorder@co.ramsey.mn.us">AskCountyRecorder@co.ramsey.mn.us</a>	651-266-2060
	<a href="mailto:Elections@co.ramsey.mn.us">Elections@co.ramsey.mn.us</a>	651-266-2171

Need a Tax Payment Reminder? Go to [www.co.ramsey.mn.us/onlinepaytaxes](http://www.co.ramsey.mn.us/onlinepaytaxes) and click on Subscribe  
 For resources to help with mortgage foreclosure - go to [www.co.ramsey.mn.us/ced/Mortgage\\_foreclosure.htm](http://www.co.ramsey.mn.us/ced/Mortgage_foreclosure.htm)

**SEE BACK OF TAX STATEMENT FOR VALUABLE RECYCLING INFORMATION.**