No delinquent taxes & transfer entered

Dec 9, 2019 1:18 PM

Ramsey County, Minnesota
Christopher A. Samuel
County Auditor and Treasurer

Doc No **T02654411**

Certified, filed and/or recorded on
Dec 9, 2019 1:18 PM

Office of the Registrar of Titles
Ramsey County, Minnesota
Tara J Bach, Registrar of Titles
Christopher A. Samuel, County Auditor and Treasurer

Deputy 409   Pkg ID 1332099E

County Conservation Fee	$5.00
Document Recording Fee Torrens	$46.00
Environmental Response Fund .0001	$0.05
State Deed Tax .0033	$1.65
Document Total	$52.70

Existing Certs

622333

New Certs

631679

This cover sheet is now a permanent part of the recorded document.

QUIT CLAIM DEED	Minnesota Uniform Conveyance Blanks
Individual(s) to Individual(s)	Form 10.3.1 (2016)

eCRV number: **N/A**

DEED TAX DUE: $ **1.70**   DATE: **12/4/2019**

(month/day/year)

FOR VALUABLE CONSIDERATION,   **Linda Brooks, single**

(insert name and marital status of each Grantor)

_____("Grantor"),

hereby conveys and quitclaims to   **Linda Brooks and Ana Panone Baker**

(insert name of each Grantee)

("Grantee"), as

(Check only one box.) ☐ tenants in common,   *(If more than one Grantee is named above and either no box is checked or both boxes are checked,*
                         ☒ joint tenants,   *this conveyance is made to the named Grantees as tenants in common.)*

real property in   **Ramsey**   County, Minnesota, legally described as follows:

Lot 27, Block 23, A. Vance Brown's Subdivision of Stinson, Brown & Ramsey's Addition.
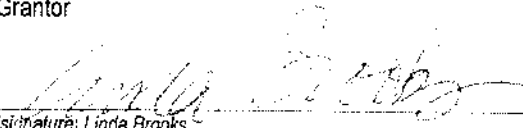
Total Consideration less $500.00

Check here if all or part of the described real property is Registered (Torrens) ☒

together with all hereditaments and appurtenances belonging thereto. None

Check applicable box:

☑ The Seller certifies that the Seller does not know of any wells on the described real property.

☐ A well disclosure certificate accompanies this document or has been electronically filed. (If electronically filed, insert WDC number: _____ .)

☐ I am familiar with the property described in this instrument and I certify that the status and number of wells on the described real property have not changed since the last previously filed well disclosure certificate.
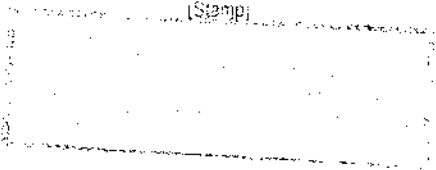
Grantor

_____
(signature: Linda Brooks)

_____
(signature)

State of Minnesota, County of _____

This instrument was acknowledged before me on _____ , by _____
(month/day/year)

Linda Brooks, single _____
(insert name and marital status of each Grantor)

_____(Stamp)_____

_____
(signature of notarial officer)

Title (and Rank): _____

My commission expires: _____
(month/day/year)

THIS INSTRUMENT WAS DRAFTED BY·
(insert name and address)

Susan Trevathan
Community Title & Escrow
1285 Grand Ave
St Paul, MN 55105

TAX STATEMENTS FOR THE REAL PROPERTY DESCRIBED IN THIS INSTRUMENT SHOULD BE SENT TO:
(insert legal name and residential or business address of Grantee)
Linda Brooks and Ana Panone Baker
421 Vance St
St Paul MN 55102