

Ramsey County

Property Records and Revenue

Taxpayer Services – Tax Forfeited Lands · PO Box 64097 · Saint Paul, MN 55164-0097

January 19, 2012

City of Saint Paul, City Council Research
Attn: Marcia Moermond
15 Kellogg Blvd W Suite 310
Saint Paul, MN 55102

Re: Repurchase application relating to a tax-forfeited property at 107 Hoyt Avenue W

Dear Marcia Moermond:

Enclosed please find a repurchase application received from Citi Mortgage, Inc. for the property located at 107 Hoyt Avenue W. The property forfeited to the State of Minnesota on August 2, 2011 and is a vacant single-family dwelling.

The owner at the time of forfeiture was Craig Bartow. Mr. Bartow secured the property with a mortgage dated September 10, 2008 through Citi Mortgage, Inc. After Mr. Bartow failed to make his monthly mortgage payments, Citi Mortgage, Inc. began foreclosure proceedings on the property. The sheriff's sale was held on March 24, 2011 and the property was sold to Citi Mortgage, Inc., subject to the six-month redemption period. The six-month redemption period expired on September 24, 2011 but the property had already forfeited to the State of Minnesota. Pursuant to statute, the mortgagee is entitled to file an application to repurchase the property. The outstanding delinquent taxes owed at the time of forfeiture are approximately \$7,100.00

County Board policy, No. 99-507, adopted on December 21, 1999, allows for "each repurchase application to be referred to the municipality in which the property is located. The municipality will document whether the property is considered a municipal problem based on documented police, building code, illegal activity, or health violations within the past five years. The municipality, by resolution, shall recommend that the County Board approve or deny the repurchase application and return the repurchase application to Ramsey County along with the resolution and documentation of any violations."

The following documents are enclosed to assist you:

- Copy of Application to Repurchase after Forfeiture
- Map of the parcel

Please note that we were unable to obtain a summary of any police calls that may have been logged to this property. I trust you will be able to obtain that information if you feel it is necessary.



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Please send all documents to the Tax Forfeited Land office for final processing since they are included with the county board documents as part of the record. If you have any questions regarding the forfeiture or require additional information, please do not hesitate to contact me at (651) 266-2081.

Sincerely,

Kristine A. Kujala, Supervisor
Tax Forfeited Lands

Application to Repurchase after Forfeiture

Pin: 19-29-22-22-0119
Legal Description: Merrill's Division of Rice Street Villas, vacated alley accruing and Lot 25, Block 8
Address: 107 Hoyt Avenue W, Saint Paul, MN 55117-3747
Forfeiture Date: August 2, 2011

I hereby make application to repurchase the above described parcel of land, located in Ramsey County, from the State of Minnesota, and understand that pursuant to Minnesota Statutes, section 282.241:

- The owner at the time of forfeiture, or the owner's heirs, devisees, or representatives, or any person to whom the right to pay taxes was given by statute, mortgage, or other agreement, may file an application to repurchase any parcel of land claimed by the state to be forfeited to the state for unpaid property taxes, unless sold or conveyed to a third party.
- The property may be repurchased for the sum of all:
 - Cancelled taxes, including all delinquent real property taxes, plus penalties, accrued interest and costs attributable to the taxes.
 - All property taxes plus penalties, interest and costs on those taxes for the taxes payable year following the year of the forfeiture and all subsequent years through the year of repurchase.
 - All delinquent special assessments cancelled at the time of forfeiture, plus penalties, accrued interest and costs attributable to those assessments.
 - Special assessments not levied between the date of forfeiture and the date of repurchase.
 - Any additional costs and interest relating to taxes or assessments accrued between the date of forfeiture and the date of repurchase.
 - Extra costs related to repurchase and recording of deed.
- A \$250.00 administrative service (repurchase) fee, in certified funds, is due at the time the application is submitted.
- All maintenance costs accrued on the property while under the management of Ramsey County, Tax Forfeited Land, from the date of forfeiture until the adoption of a resolution by the Ramsey County Board of Commissioners, are to be paid by the applicant.
- Applicant will take possession of the property and be responsible for its maintenance and security upon approval of the repurchase by the Ramsey County Board of Commissioners.

The reason or circumstances that led to the forfeiture of the property is (describe hardship):

This applicant acquired this property through foreclosure. The sheriff's sale
occurred on March 24, 2011, subject to the owners' six month redemption period.
The auditors certificate was recorded on August 9, 2011 during the owners'
redemption period.

Return application to: Department of Property Records and Revenue, Attn: Tax Forfeited Lands Section,
PO Box 64097, St. Paul, MN 55164-0097

Application to Repurchase after Forfeiture

Applicant Name: Citi Mortgage, Inc.

Applicant's relationship to the property: Mortgagee/Purchaser a. Sheriff Sale

Mailing Address c/o Paul W. Fahning, Peterson, Fram & Bergman, P.A.

55 East 5th Street, Suite 800

City, State, Zip St. Paul, MN 55101

Signature [Handwritten Signature] Date 12/1/11

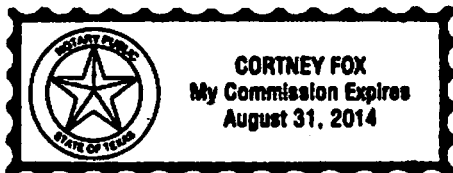
The foregoing instrument was acknowledged before me this 1 day of December 2011, by Le Von Davis.

Given under my hand and official seal of this

1 day of December 2011

[Handwritten Signature]
Signature of Notary Public

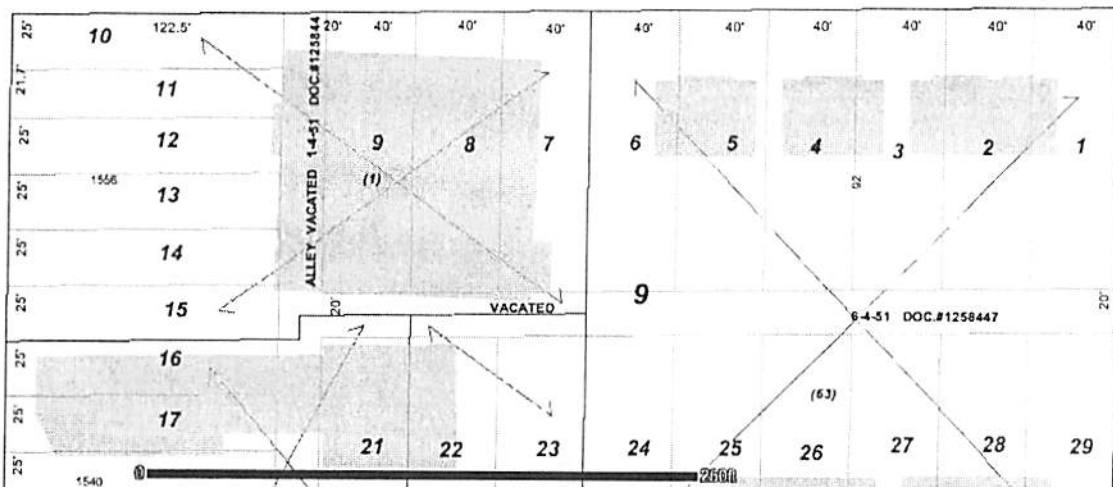
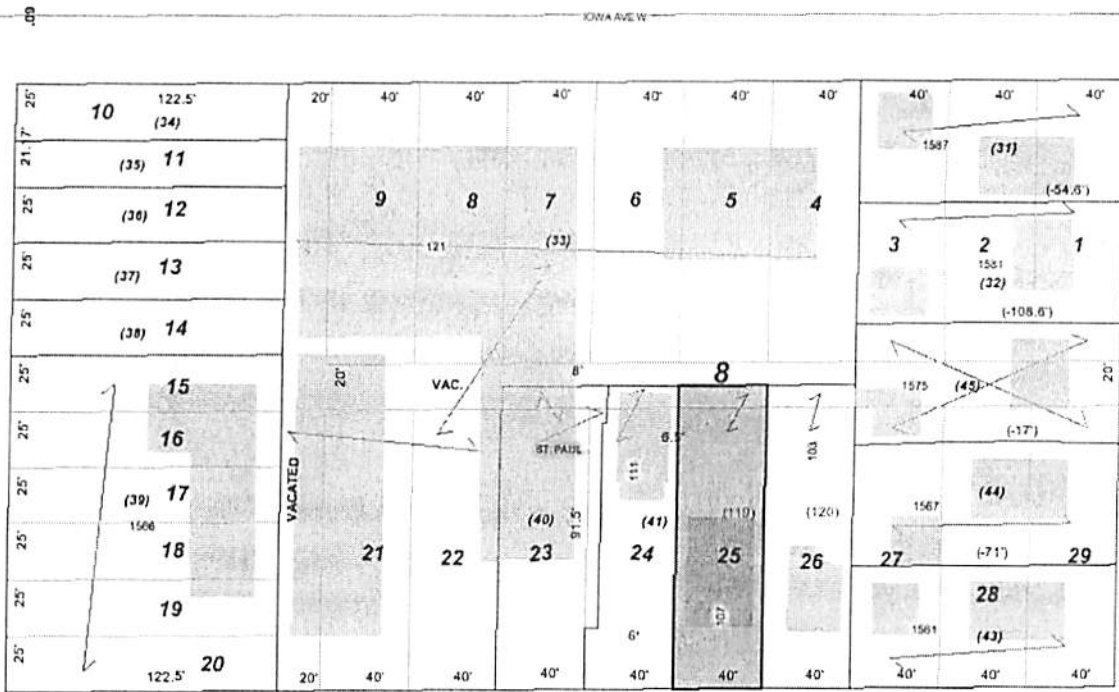
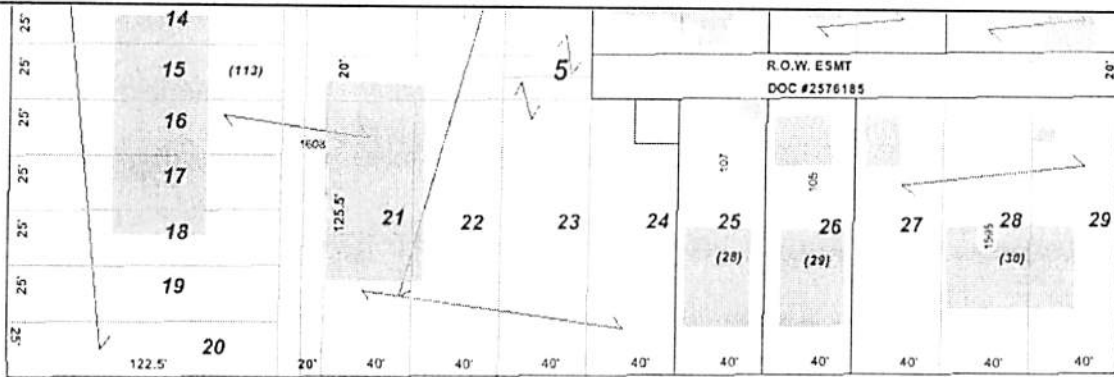
NOTARY STAMP/ SEAL



Notary Commissioner Expires 8/31/14

CD 3 107 Hoyt Ave W

19-29-22-22-0119



DISCLAIMER: This map is neither a legally recorded map nor a survey and is not intended to be used as one. This map is a compilation of records, information and data located in various city, county, state and federal offices and other sources regarding the area shown, and is to be used for reference purposes only.
 SOURCES: Ramsey County (May 31, 2011), The Lawrence Group, May 31, 2011 for County parcel and property records data; May 2011 for commercial and