

 Ramsey County
Property Records and Revenue

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

December 12, 2011

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 1031 Minnehaha Avenue E

Dear Marcia Moermond:

Enclosed please find a repurchase application received from Manoj Moorjani on behalf of MBC Inc for the property located at 1031 Minnehaha Avenue E. The property forfeited to the State of Minnesota on August 2, 2011 and is a single-family dwelling.

The owner at the time of forfeiture was NJD Properties LLC. The property was encumbered with several mortgages; three by MBC Inc. According to the encumbrance documents, MBC, Inc. has the right to pay taxes therefore by statute, they are entitled to file a repurchase application. According to a statement by Mr. Moorjani, the mortgagor did not disclose the delinquent property tax situation to him and lied about it. The outstanding delinquent taxes owed at the time of forfeiture are approximately \$7,200.00.

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:

- Police history summary
- Copy of Application to Repurchase after Forfeiture
- Map of the parcel

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

Saint Paul Police Department Address/Intersection Report

Address Search: 1031 MINNEHAHA AV E
Incident date from 01/01/2006 to
12/12/2011 (Sector 3, Grid 75)

Total Records: 38

Complaint #	Occur Date & Time	House No	Incident Type	Dispo	Apt#
11150275	07/21/2011 20:12:05	1031	DISTURBANCE-SUSPICIOUS PERSON, CAR, ACTIVITY	ADV	
10252281	11/21/2010 18:06:58	1031	WARRANT ARREST-WHERE NO CN IS REF ON GOA WARRANT		
10219830	10/08/2010 12:55:16	1031	ASS-ASSIST OTHER AGENCY	ADV	
10204565	09/18/2010 13:45:57	1031	DISTURBANCE-FIGHTS	ADV	
10108573	05/25/2010 21:38:00	1031	DOMESTICS	ADV	
10107565	05/24/2010 19:55:00	1031	WARRANT ARREST-WHERE NO CN IS REF ON RR WARRANT		
10102270	05/18/2010 15:46:12	1031	POLICE VISIT-PROACTIVE POLICE VISIT	ADV	
10097646	05/12/2010 19:01:47	1031	POLICE VISIT-PROACTIVE POLICE VISIT	ADV	
10096981	05/11/2010 20:50:24	1031	INVESTIGATE-AND ALL OTHER	ADV	
10077921	04/18/2010 11:24:24	1031	ASS-ASSIST CITIZEN CALLS, ALL	ADV	
10042908	03/03/2010 06:29:00	1031	DISTURBANCE-FIGHTS	ADV	
10042836	03/03/2010 01:17:02	1031	DISTURBANCE-FIGHTS	ADV	
10039050	02/25/2010 19:08:50	1031	ASS-ASSIST CITIZEN CALLS, ALL	ADV	
10038883	02/25/2010 15:33:02	1031	DOMESTICS	ADV	
10038177	02/24/2010 16:45:32	1031	HARASSMENT-PHONE CALLS	ADV	
10025995	02/07/2010 19:26:10	1031	WARRANT ARREST-WHERE NO CN IS REF ON GOA WARRANT		
09215869	10/07/2009 18:31:31	1031	INVESTIGATE-AND ALL OTHER	ADV	
09204025	09/21/2009 23:28:00	1031	CRIMINAL DAMAGE TO PROPERTY (MISDEMEANOR UNDER \$500)	RR	
09160906	07/31/2009 17:48:43	1031	DRUGS-NARCOTICS	ADV	
09137890	07/04/2009 20:42:33	1031	TRAFFIC VIOLATION-DANGEROUS CONDITIONS	CAN	
09018076	01/27/2009 21:27:35	1031	POLICE VISIT-PROACTIVE POLICE VISIT	ADV	
09014118	01/21/2009 19:47:28	1031	WARRANT ARREST-WHERE NO CN IS REF ON GOA WARRANT		
08251982	12/05/2008 16:26:54	1031	WARRANT ARREST-WHERE NO CN IS REF ON ADV WARRANT		
08133108	07/09/2008 08:52:37	1031	POLICE VISIT-PROACTIVE POLICE VISIT	ADV	
08054759	03/28/2008 20:33:52	1031	DISTURBANCE-SUSPICIOUS PERSON, CAR, ACTIVITY	Unfou	
07243349	12/10/2007 10:19:28	1031	OTHER ASSAULTS	ADV	
07172208	08/28/2007 05:47:00	1031	TRAFFIC VIOLATION-PARKING IN A MANNER THAT BLOCKS TRAFFIC	RR	
07138796	07/13/2007 19:30:00	1031	MISSING PERSONS	RR	
07135906	07/13/2007 08:16:00	1031	VIOLATION OF HEALTH LAWS	RR	

Application to Repurchase after Forfeiture

Pin: 28-29-22-34-0076
Legal Description: Terry's Addition, Lot 19, Block 11
Address: 1031 Minnehaha Avenue E, Saint Paul, MN 55106-4643
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):

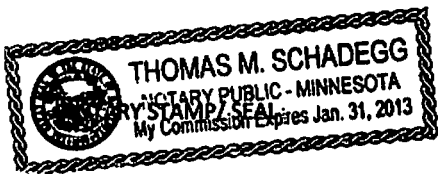
My company MBC Zinc was the lender to the property and borrower didn't tell me and had to be about issues related to County tax. Thank you for allowing me the chance to redeem the property.

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: MBC INC - MANOJ MOORTANI
Applicant's relationship to the property: 1st Mortgage lender.
Mailing Address 9008 COLD STREAM LANE
City, State, Zip EDEN PRAIRIE, MN 55347
Signature [Handwritten Signature] Date 9-12-11

The foregoing instrument was acknowledged before me this 12 day of September
2011, by Thomas Schadegg.



Given under my hand and official seal of this

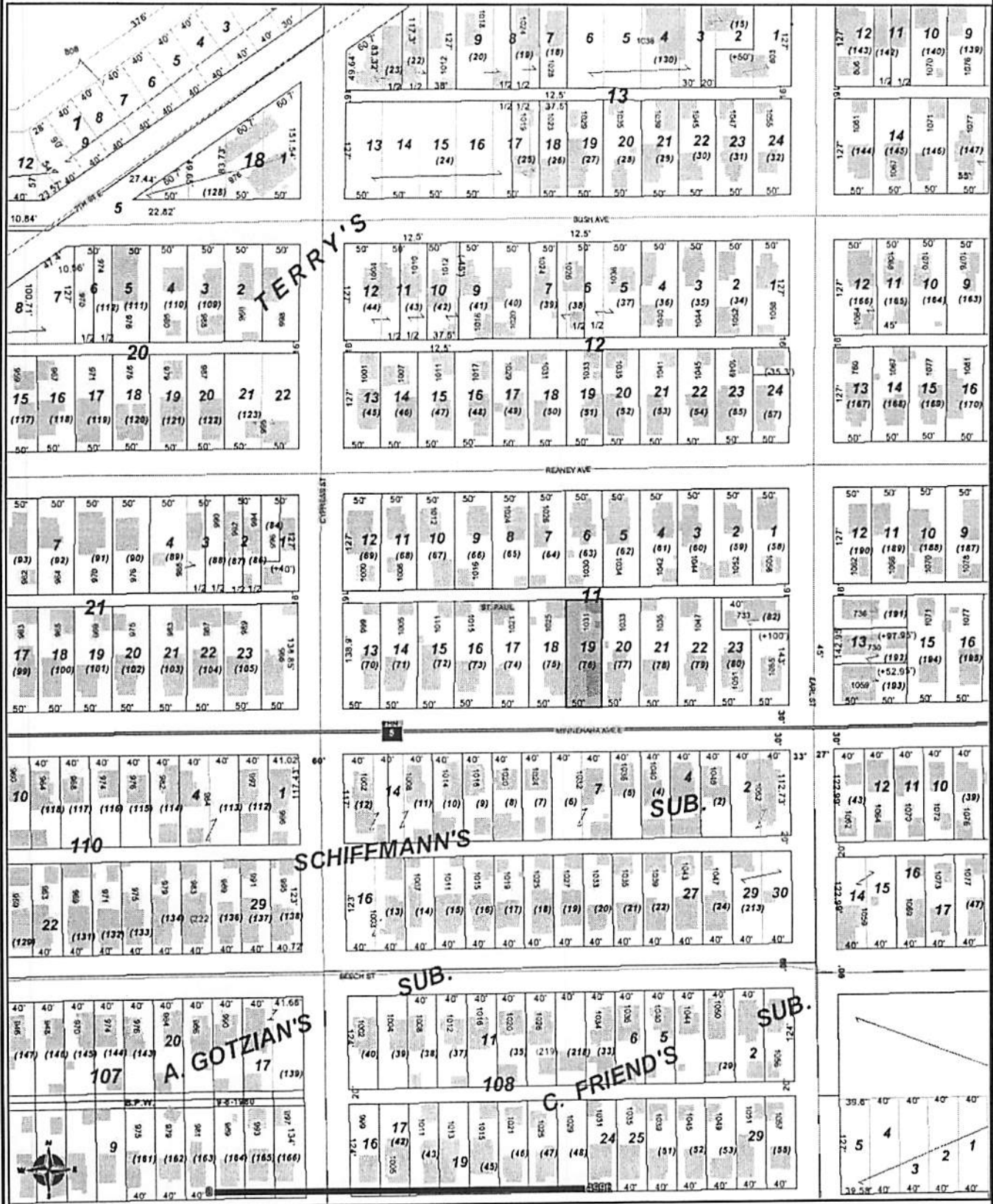
12 day of September 2011

[Handwritten Signature]
Signature of Notary Public

Notary Commissioner Expires 1/31/13

CD 6 1031 Minnehaha Ave E

28-29-22-34-0076



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