No delinquent taxes & transfer entered

Jul 17, 2025 12:03 PM

Ramsey County, Minnesota
Tracy M. West
County Auditor and Treasurer

Doc No **A05072331**

Certified, filed and/or recorded on
Jul 17, 2025 12:03 PM

Office of the County Recorder
Ramsey County, Minnesota
Todd J. Uecker, County Recorder
Tracy M. West, County Auditor and Treasurer

Deputy 315 Pkg ID 1670210E

CRV# 1763688

County Conservation Fee	$5.00
Document Recording Fee Abstract	$46.00
Environmental Response Fund .0001	$13.00
State Deed Tax .0033	$429.00
Document Total	$493.00

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

(Top 3 inches reserved for recording data)

WARRANTY DEED
Individual(s) to Business Entity

Minnesota Uniform Conveyancing Blanks
Form 10.1.3 (2018)

eCRV number: 1763688

DEED TAX DUE: $ 442.00

DATE: 5/19/2025
(month/day/year)

FOR VALUABLE CONSIDERATION, William Munson, an unmarried person
(insert name and marital status of each Grantor)

("**Grantor**"),

hereby conveys and warrants to Superior Financing Inc,
(insert name of each Grantee)

a corporation under the laws of Minnesota ("**Grantee**"),

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

See attached Exhibit "A"

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

together with all hereditaments and appurtenances belonging thereto, subject to the following exceptions:

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

William J Munson
(signature) William Munson

(signature)

(signature)

(signature)

State of Minnesota, County of Hennepin

This instrument was acknowledged before me on 04/25/2025 *(month/day/year)*, by William Munson, an unmarried person

(insert name and marital status of each Grantor)

(Stamp)

ASHLEY JEAN SELLE
Notary Public
State of Minnesota
My Commission Expires
January 31, 2028

(signature of notarial officer)

Title (and Rank): _____

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

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

Investra Title LLC
7401 Metro Blvd., Suite 500
Edina, MN 55439

TAX STATEMENTS FOR THE REAL PROPERTY DESCRIBED IN THIS INSTRUMENT SHOULD BE SENT TO:
(insert legal name and residential or business address of Grantee)

Superior Financing Inc.
8053 E. Bloomington Pkwy
Bloomington, MN 55420

EXHIBIT "A"
Property Description

Closing Date: **May 19, 2025**

Buyer(s): **Superior Financing, Inc.**

Property Address: **12 Oakley Avenue, Saint Paul, MN 55104**

PROPERTY DESCRIPTION:

Lot 130, Union Park, Ramsey County, Minnesota.

Abstract Property