

Electronic Certificate of Real Estate Value

eCRV ID: 497666 Ramsey County Auditor ID:

Submit Date: 05/11/2016 11:34 AM Accept Date: 05/25/2016 10:26 AM

Buyers Information

Organization name: Beneficial Investments LLC, a Minnesota limited liability

company

Address: 1157 Gerswhin Ave. N #28692, Oakdale, MN 55128 US

Foreign address: No

Phone number: **6515000311** Email:

*** MN Revenue does not display SSN/Tax ID fields due to privacy. ***

Comments:

Sellers Information

Person name: Brian McIntosh

Address: 23 1/2 Rose Ave. E., St. Paul, MN 55117 US

Foreign address: No

Phone number: **3202622209** Email:

*** MN Revenue does not display SSN/Tax ID fields due to privacy. ***

Comments:

Person name: Yvonne McIntosh

Address: 23 1/2 Rose Ave. E., St. Paul, MN 55117 US Foreign address: No

Phone number: 3202622209

ne number: 3202622209 Email:

*** MN Revenue does not display SSN/Tax ID fields due to privacy. ***

Comments:

Property Information

County: Ramsey

Legal description: Lot 13, Block 5, Anna E Ramsey's Addition, Ramsey County,

MN.

Deeded acres: 0.00

Will use as primary residence: ${f No}$

What is included in the sale: Land and Buildings

New construction: No

Property Location(s)

Property location: 1332 Dayton Ave, St. Paul, 55104

Parcel ID(s)

Parcels to be split or combined: No

Primary parcel ID: 032823120067

Additional parcel ID(s):

Use(s)

Planned use: Residential / Single family home

Primary use: Yes

Prior use: Residential / Single family home

Sales Agreement Information

Date of Deed or Contract: 05/11/2016

Purchase amount: \$120,000.00

Downpayment amount: **\$0.00** Seller-paid amount: **\$0.00**

Delinquent Special Assessments Paid

by Buyer: **\$0.00**

Financing type: New Mortgage

Personal Property

Personal property included: No

Sales Agreement Questions

Buyer leased before sale: No

Lease option to buy: No

Seller leased after sale: No

Minimum rental income guaranteed: **No**Contract payoff or deed resale: **No**

Partial interest indicator: **No**Received in trade: **No**

Like exchange (IRS section 1031): No

Purchase over two years old: No

Buyer paid appraisal: Yes
Seller paid appraisal: No
Buyer and seller related: No
Government sale: No
Gift or inheritance: No
Buyer owns adjacent property: No
Public promotion: Yes
Significant different price paid: No
Comment on price difference:

Submitter Information

Submit date: 05/11/2016 11:34:43 AM Submitter: Samantha Skinner Organization: Title One, Inc Email: samanthas@titleone.com Phone number: 6124358544

Comments:

Terms Accepted by the Submitter: I declare under penalty of law that I have examined the information entered and submitted on this form, and, based on what I know and believe to be true, the information entered on this form is complete and correct.

County ID: 62 Deed type code: Warranty Deed Deed document ID: Sales agreement net amount: \$120,000.00 Sales Price Adjustment(s) Property Attributes Year structure built: 1911 Parcel new construction percent: Gross Building Area: Deeded acres: 0.00 Parcel water influence: **None** Neighborhood code: Exempt wetland: No Exempt native prairie: No Property Type(s) Property Group: Residential Property Type: Primary type: Yes Exempt: No Contributing parcels: 1 Land value: \$0.00 Assessment Year: 2015 Building value: \$0.00 Net Improvement value: Land value: **\$0.00** Assessment Year: 2016 Building value: \$0.00 Net Improvement value: Assessment Year: 2017 Land value: Building value: Net Improvement value: Land value: Assessment Year: 2018 Building value: Net Improvement value: Type notes: Total market value: \$0.00 County Assessment Total market value: \$ County Recommendation for County Study Good for study: No County Recommendation for State Study Good for study: Yes Notes: Parcel(s) (primary parcel listed first) Seq: SD: **St. Paul** Parcel ID: 032823120067 Jurisdiction: **St. Paul** CER: CPI: