

**View Summary for Completed eCRV ID 1647776 1647776****County: Ramsey Auditor ID:***Submit Date: 05/14/2024 10:39 AM Accept Date: 05/31/2024 10:20 AM***Buyers Information**

Person name: **Thi Thu Ha Phan**  
Address: **923 Burr Street, Saint Paul, MN 55130 United States**  
Foreign address: **No**  
Phone number: **(651) 399-7002**  
Email:

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

Organization name: **Trikin Ventures LLC, a Wisconsin Limited Liability Company**  
Address: **430 Whispering Pines Road, Hudson, WI 54016 United States**  
Foreign address: **No**  
Phone number: **(651) 246-5070**  
Email:

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

County: **Ramsey**  
Legal description: **Lot 6, Block 6, Edmund Rice's First Addition to St. Paul, according to the recorded plat thereof, Ramsey County, Minnesota. Abstract property**  
Deeded acres:  
Will use as primary residence: **No**  
What is included in the sale: **Land only**  
New construction: **No**

*Property Location(s)*

Property location: **869 Clark Street, St. Paul, 55130**

*Preliminary Parcel IDs*

Parcels to be split or combined: **No**  
Primary parcel ID: **292922320084**

Additional parcel ID(s):

*Use(s)*

Planned use: **Unimproved/Vacant Land / Rural/vacant**

Primary use:	<b>Yes</b>
Prior use:	<b>Unimproved/Vacant Land / Rural/vacant</b>

#### Sales Agreement Information

Deed Type:	<b>Warranty Deed</b>
Date of Deed or Contract:	<b>04/12/2024</b>
Purchase amount:	<b>\$20,000.00</b>
Downpayment amount:	<b>\$20,000.00</b>
Seller-paid points:	<b>\$0.00</b>
Delinquent Special Assessments and Delinquent Taxes Paid by Buyer:	<b>\$0.00</b>
Financing type:	<b>Cash</b>

#### Personal Property

Personal property included:	<b>No</b>
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#### Sales Agreement Questions

Buyer leased before sale:	<b>No</b>	Lease option to buy:	<b>No</b>
Seller leased after sale:	<b>No</b>	Minimum rental income guaranteed:	<b>No</b>
Partial interest indicator:	<b>No</b>	Contract payoff or deed resale:	<b>No</b>
Received in trade:	<b>No</b>	Like exchange (IRS section 1031):	<b>No</b>
Purchase over two years old:	<b>No</b>		

#### Supplementary Information

Buyer paid appraisal:	<b>No</b>	Appraisal value:	<b>\$0.00</b>
Seller paid appraisal:	<b>No</b>	Appraisal value:	<b>\$0.00</b>
Buyer and seller related:	<b>No</b>	Organization tax exempt:	<b>No</b>
Government sale:	<b>No</b>	Foreclosed, condemned or legal proceedings:	<b>No</b>
Gift or inheritance:	<b>No</b>	Name change:	<b>No</b>
Buyer owns adjacent property:	<b>No</b>		
Public promotion:	<b>No</b>		
Comment on public promotion:	<b>Through a mutual friend.</b>		
Significant different price paid:	<b>No</b>		
Comment on price difference:			

#### Submitter Information

Submit date:	<b>05/14/2024 10:39:56 AM</b>
Submitter:	<b>Camille Lund</b>
Organization:	<b>TitleSmart, Inc</b>
Email:	<b>camille@title-smart.com</b>
Phone number:	<b>(651) 779-3075</b>
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 Data Information**County ID: **62**Deed type code: **Warranty Deed**

Deed document ID:

Sales agreement net amount: **\$20,000.00***Sales Price Adjustment(s)**Property Attributes*

Year structure built:

Parcel new construction percent:

Gross Building Area:

Deeded acres:

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***County Assessment*Land value: **\$8,500.00**Assessment Year: **2024**Building value: **\$0.00**Total market value: **\$8,500.00***County Recommendation for County Study*Good for study: **No**Reject reason-1: **02 - Relative Sale***County Recommendation for State Study*Good for study: **No**Reject reason-1: **02 - Relative Sale***Final Parcels*

(primary parcel listed first)

Parcel ID: **292922320084**

Seq:

Jurisdiction: **St. Paul**SD: **St. Paul**

CER:

CPI: