

## View Summary for Preliminary 1332629

**County:**Anoka    **Auditor ID:**

*Submit Date: 10/16/2021 12:56 PM    Accept Date: 10/21/2021 11:20 AM*

### Buyers Information

Organization name:

**MVK Capital LLC**

Address:

**905 W Jefferson Avenue, Suite 100, St Paul, MN 55102 United States**

Foreign address:        **No**

Phone number:        **(612) 242-5518**        Email:

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

### Sellers Information

Organization name:

**WJD, Inc.**

Address:

**1635 Coon Rapids Blvd Northwest, Coon Rapids, MN 55433 United States**

Foreign address:        **No**

Phone number:        **(763) 398-1857**        Email:

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

## Property Information

County: **Anoka**

Legal description:

Lot Three (3), Block One (1), Gunther Addition, according to the recorded plat thereof, and situate in Anoka County, Minnesota.

Deeded acres:

Will use as primary residence: **No**

What is included in the sale: **Land and Buildings**

New construction: **No**

### *Property Location(s)*

Property location: **1635 Coon Rapids Blvd Northwest, Coon Rapids, 55433**

### *Preliminary Parcel IDs*

Parcels to be split or combined: **No**

Primary parcel ID: **22-31-24-44-0037**

Additional parcel ID(s):

### *Use(s)*

Planned use:

**Office / General office**

Primary use: **Yes**

Prior use:

**Office / General office**

Rental buildings: **0** Rental units: **0**

Square Footage: **8400**

### Sales Agreement Information

Deed Type: **Warranty Deed**

Date of Deed or Contract: **10/15/2021**

Purchase amount: **\$625,000.00**

Downpayment amount: **\$625,000.00**

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

Delinquent Special Assessments and Delinquent Taxes Paid by Buyer: **\$0.00**

Financing type: **Cash**

#### *Personal Property*

Personal property included: **No**

#### *Sales Agreement Questions*

Buyer leased before sale: **No** Lease option to buy: **No**

Seller leased after sale: **Yes for 12 month(s)** Minimum rental income guaranteed: **No**

Partial interest indicator: **No** Contract payoff or deed resale: **No**

Received in trade: **No** Like exchange (IRS section 1031): **No**

Purchase over two years old: **No**

### Supplementary Information

Buyer paid appraisal: **No** Appraisal value: **\$0.00**

Seller paid appraisal: **No** Appraisal value: **\$0.00**

Buyer and seller related: **No** Organization tax exempt: **No**

Government sale: **No** Foreclosed, condemned or legal proceedings: **No**

Gift or inheritance: **No** Name change: **No**

Buyer owns adjacent property: **No**

Public promotion: **Yes**

Significant different price paid: **No**

Comment on price difference:

### Submitter Information

Submit date: **10/16/2021 12:56:22 PM**

Submitter: **Michelle Balow**

Organization: **West Title, LLC**

Email: **michellebalow@westtitle.com**

Phone number: **(952) 345-1582**

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.