

View Summary for Preliminary 1221593

County: Ramsey Auditor ID:

Submit Date: 03/02/2021 12:50 PM Accept Date: 03/25/2021 3:51 PM

Buyers Information

Organization name:

Churchill Street LLC

Address:

5230 Oxford Street North, Shoreview, MN 55126 United States

Foreign address: **No**

Phone number: **(612) 240-9661** Email:

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

Sellers Information

Organization name:

Oaktree Investments LLC

Address:

7000 Yverdon Court, Victoria, MN 55386 United States

Foreign address: **No**

Phone number: **(612) 363-5015** Email:

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

Property Information

County: **Ramsey**

Legal description:

Lot 1, Block 1, Schenck Addition, Ramsey County, Minnesota. Together with the benefits contained in Reciprocal Easement Agreement dated June 15, 2005, filed June 21, 2005 as Document Number 3865421.

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: **4606 Chrchill Street North, Shoreview, 55126**

Preliminary Parcel IDs

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

Primary parcel ID: **143023330013**

Additional parcel ID(s):

Use(s)

Planned use:

Restaurants/Bars/Clubs / Full service restaurant

Primary use: **Yes**

Prior use:

Other/Special Use / Unspecified/Other

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

Prior Use - Explanation: **Office and Retail**

Sales Agreement Information

Deed Type: **Warranty Deed**
Date of Deed or Contract: **02/26/2021**
Purchase amount: **\$780,000.00**
Downpayment amount: **\$0.00**
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: **No** 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: **03/02/2021 12:50:22 PM**
Submitter: **Larry Mountain**
Organization: **Land Title Inc.**
Email: **mjadwin@landtitleinc.com**
Phone number: **(651) 638-1900**
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.