

View Summary for Preliminary 1340252

County:Hennepin **Auditor ID:**

Submit Date: 11/01/2021 9:52 AM Accept Date: 11/24/2021 3:12 PM

Buyers Information

Person name:

Christopher Hannan

Address:

703 19th Ave NE, Minneapolis, MN 55418 United States

Foreign address: **No**

Phone number: **(612) 221-8593** Email:

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

Sellers Information

Organization name:

3107 California, L.L.C.

Address:

3208 Edgewood Ave S, Minneapolis, MN 55426 United States

Foreign address: **No**

Phone number: **(763) 412-6836** Email:

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Property Information

County: **Hennepin**

Legal description:

Tract A, Registered Land Survey No. 1441, Hennepin County, Minnesota. Torrens Property.

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: **3107 - 11 California Street NE, Minneapolis, 55418**

Preliminary Parcel IDs

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

Primary parcel ID: **03-029-24-41-0024**

Additional parcel ID(s):

Use(s)

Planned use:

Warehouse / General warehouse

Primary use: **Yes**

Prior use:

Warehouse / General warehouse

Sales Agreement Information

Deed Type: **Contract for Deed**
Date of Deed or Contract: **11/01/2021**
Purchase amount: **\$450,000.00**
Downpayment amount: **\$45,000.00**
Seller-paid amount: **\$0.00**
Delinquent Special Assessments and Delinquent Taxes Paid by Buyer: **\$0.00**
Financing type: **Contract for Deed**

Finance Arrangements

Mortgage or contract amount: **\$45,000.00**
Payment type: **Monthly**
Payment amount: **\$2,174.00**
Payment is for: **Principal and Interest**
Interest rate type: **Fixed**
Interest rate: **5.0%**
Number of payments: **60**
Balloon payment amount: **\$374,080.33**
Balloon payment date: **10/01/2026**

Personal Property

Personal property included: **No**

Sales Agreement Questions

Buyer leased before sale: **Yes** 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: **No** Comment:
buyer rents space
Significant different price paid: **No**
Comment on price difference:

Submitter Information

Submit date: 11/01/2021 9:52:17 AM

Submitter: Lindsey Dannen

Organization: Executive Title

Email: lindsey@etofmn.com

Phone number: (651) 219-5643

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.