

## View Summary for Preliminary 1433698

County:Olmsted Auditor ID:

Submit Date: 06/30/2022 7:57 AM Accept Date: 06/30/2022 11:00 AM

### Buyers Information

Organization name:

**The Landing, MN**

Address:

**718 22nd Street NE, Rochester, MN 55906 United States**

Foreign address: **No**

Phone number: **(507) 884-0423** Email:

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

### Sellers Information

Organization name:

**SRA Properties, LLC**

Address:

**530 S. Phillips Avenue, Sioux Falls, MN 57104 United States**

Foreign address: **No**

Phone number: **(605) 334-8040** Email:

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

Organization name:

**Fretty Family Properties, LLC**

Address:

**601 Shoreacres Drive Apt 202, Fairmont, MN 56031 United States**

Foreign address: **No**

Phone number: **(507) 236-6122** Email:

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

## Property Information

County: **Olmsted**

Legal description:

Lot Four (4) and Lot Five (5), and that part of Lot Six (6) which lies West of the East line of Stone Wall, Block One (1), East Rochester, in the City of Rochester, Minnesota, also described as Lot 4, Lot 5 and Lot 6, less the East 92 feet of Lot 6, Block 1, East Rochester, in the City of Rochester, Olmsted County, Minnesota according to the plat thereof on file and of record in the office of the County Recorder in and for this county; and Lot Eight (8), Block One (1), East Rochester, in the City of Rochester, Olmsted County, Minnesota, according to the plat thereof on file and of record in the Office of the County Recorder in and for said county.

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: **426 3rd Ave SE, Rochester, 55904**

### *Preliminary Parcel IDs*

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

Primary parcel ID: **64.01.22.079921**

Additional parcel ID(s):

### *Use(s)*

Planned use:

**Other/Special Use / Unspecified/Other**

Primary use: **Yes**

Prior use:

**Retail / General retail**

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

Explanation: **shelter**

### Sales Agreement Information

Deed Type: **Warranty Deed**  
Date of Deed or Contract: **06/30/2022**  
Purchase amount: **\$1,600,000.00**  
Downpayment amount: **\$27,500.00**  
Seller-paid amount: **\$0.00**  
Delinquent Special Assessments and Delinquent Taxes 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**  
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: **06/30/2022 7:57:55 AM**  
Submitter: **Samantha Johns**  
Organization: **Dunlap & Seeger**  
Email: **saj@dunlaplaw.com**  
Phone number: **(507) 285-4249**  
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.