

LIST OF TAX FORFEITED LAND #2016-1 FOR SALE TO PUBLIC

Residential Properties

RADON WARNING STATEMENT

The Minnesota Department of Health strongly recommends that ALL homebuyers have an indoor radon test performed prior to purchase or taking occupancy and recommends having the radon levels mitigated if elevated radon concentrations are found. Elevated radon concentrations can easily be reduced by a qualified, certified, or licensed, if applicable, radon mitigator. Every buyer of an interest in residential real property is notified that the property may present exposure to dangerous levels of indoor radon gas that may place the occupants at risk of developing radon-induced lung cancer. Radon, a Class A human carcinogen, is the leading cause of lung cancer in nonsmokers and the second leading cause overall. The seller of any interest in residential real property is required to provide the buyer with any information on radon test results of the dwelling. Chisago County is not aware of any radon testing conducted on these properties, the presence of a radon mitigation system on these properties, radon concentration levels or radon records on these properties

Parcel #	Description	Appraised Value	Assessments Before Forfeiture
07.00167.00 Specials after forfeiture: Basic Sale Price:	The East 169 feet of the South 320 feet of the Northeast 1/4 of the Northeast 1/4 of Section 8 Township 37 Range 21	40,000.00 <u>0</u> 40,000.00	

Non-Residential Properties

Parcel #	Description	Appraised Value	Assessments Before Forfeiture
02.00546.20 Specials after forfeiture: Basic Sale Price:	That part of the East 1/2 of the Southeast 1/4 of the Southeast 1/4 described as follows: Beginning at the east line of Section 13, Township 34 Range 20, along the east line of said Southeast 1/4 of Southeast 1/4, 521.08 feet; thence S 89 degrees, 44 minutes, 19 seconds W, a distance of 440.91 feet; thence S 21 degrees, 39 minutes, 30 seconds W, a distance of 561.62 feet to the southwest corner of the East Half of the Southeast of the Southeast 1/4, thence N 89 degrees, 44 minutes, 19 seconds E, along the south line of said East Half, a distance of 656.50 feet to the point of beginning in Section 13 Township 34 Range 20	35,000.00 <u>0</u> 35,000.00	
03.00409.13 Specials after forfeiture: Basic Sale Price:	Outlot 1 of Willem Estates	500.00 <u>0</u> 500.00	
03.00568.10 Specials after forfeiture: Basic Sale Price:	The South 1/2 of the South 1/2 of the Northwest 1/4 of the Southeast 1/4 of Section 36 Township 36 Range 22	38,000.00 <u>0</u> 38,000.00	
11.00362.01 Specials after forfeiture: Basic Sale Price:	Lot 1 of Block 1 of Oak Park Villas	23,000.00 <u>0</u> 23,000.00	

REMOVED

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11.00362.03 Specials after forfeiture: Basic Sale Price:	Lot 3 of Block 1 of Oak Park Villas	23,000.00 <u>0</u> 23,000.00	
11.00362.04 Specials after forfeiture: Basic Sale Price:	Lot 1 of Block 2 of Oak Park Villas	23,000.00 <u>0</u> 23,000.00	
11.00362.05 Specials after forfeiture: Basic Sale Price:	Lot 2 of Block 2 of Oak Park Villas	11,000.00 <u>0</u> 11,000.00	
11.00362.06 Specials after forfeiture: Basic Sale Price:	Lot 3 of Block 2 of Oak Park Villas	11,000.00 <u>0</u> 11,000.00	
11.00362.07 Specials after forfeiture: Basic Sale Price:	Lot 4 of Block 2 of Oak Park Villas	11,000.00 <u>0</u> 11,000.00	
11.00362.08 Specials after forfeiture: Basic Sale Price:	Lot 5 of Block 2 of Oak Park Villas	11,000.00 <u>0</u> 11,000.00	
11.00362.09 Specials after forfeiture: Basic Sale Price:	Lot 6 of Block 2 of Oak Park Villas	11,000.00 <u>0</u> 11,000.00	
11.00362.10 Specials after forfeiture: Basic Sale Price:	Lot 7 of Block 2 of Oak Park Villas	11,000.00 <u>0</u> 11,000.00	
11.00362.11 Specials after forfeiture: Basic Sale Price:	Lot 8 of Block 2 of Oak Park Villas	11,000.00 <u>0</u> 11,000.00	
11.00362.12 Specials after forfeiture: Basic Sale Price:	Lot 9 of Block 2 of Oak Park Villas	11,000.00 <u>0</u> 11,000.00	
11.00362.13 Specials after forfeiture: Basic Sale Price:	Lot 10 of Block 2 of Oak Park Villas	11,000.00 <u>0</u> 11,000.00	
11.00362.14 Specials after forfeiture: Basic Sale Price:	Lot 11 of Block 2 of Oak Park Villas	11,000.00 <u>0</u> 11,000.00	
11.00362.17 Specials after forfeiture: Basic Sale Price:	Lot 14 of Block 2 of Oak Park Villas	11,000.00 <u>0</u> 11,000.00	
11.00362.18 Specials after forfeiture: Basic Sale Price:	Lot 15 of Block 2 of Oak Park Villas	11,000.00 <u>0</u> 11,000.00	

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11.00362.19 Specials after forfeiture: Basic Sale Price:	REMOVED k 2 of Oak Park Villas	4,100.00 0 4,100.00	
16.00411.41 Specials after forfeiture: Basic Sale Price:	The West 201 feet of Lot 1 of Block 1 of Economic Development Plat 1	80,000.00 0 80,000.00	
16.00565.07 Specials after forfeiture: Basic Sale Price:	SOLD ck 2 of Industrial Estates	185,000.00 0 185,000.00	\$9,310.10
18.00011.10 Specials after forfeiture: Basic Sale Price:	That part of the Southeast ¼ of the Southwest ¼ and that part of the Northeast ¼ of the Southwest ¼ described as follows: Beginning at the Northwest corner of the Southeast ¼ of the Southwest ¼; thence South 449 feet; thence East 121 feet; thence South 34 degrees East 2.50 feet; thence easterly 142 feet more or less to the point of beginning. Thence South 866 feet to the south line of the Southeast ¼ of the Southwest ¼; thence easterly 1,055 feet; thence northerly 1,464.70; thence North 88 degrees 30 minutes West 840 feet; thence southerly 604.50 feet; thence west 215.66 to the point of beginning except part platted as East Shafer Heights. Also except that part of the Southeast ¼ of the Southwest ¼ described as follows: Beginning at the Southeast corner of Lot 6 of Block 1 of East Shafer Heights; thence South 87 degrees 58 minutes 17 seconds East along the easterly extension of the south line of said lot 6, 170 feet; thence South 0 Degrees 34 minutes 45 seconds West 391.02 feet to the point of beginning; thence North 87 degrees 58 minutes 17 West 170 feet; thence South 0 Degrees 34 minutes 45 seconds West 543.92 feet to the south line of section 32; thence South 88 Degrees 43 minutes 10 seconds East 169.96 feet; thence North 0 Degrees 34 minutes 45 seconds East 541.70 feet to the point of beginning. Also except parcels 18.00010.10 through 08.00010.40, 18.00011.05, and 18.00011.11 through	40,000.00 0 40,000.00	

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	18.00011.80 and also except the east 25 feet of the Northeast ¼ of the Southwest ¼ lying southerly of 303 rd St (formerly known as Railroad Street). Also except the east 25 feet of the north 50 feet of the Southeast ¼ of the Southwest ¼ in Section 32 Township 34 Range 19		
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LIST OF TAX FORFEITED LAND #2016-2 FOR SALE TO PUBLIC

Non-Residential Properties

Parcel #	Description	Appraised Value	Assessments Before Forfeiture
17.00116.00 Specials after forfeiture: Basic Sale Price:	That part of the Northeast 1/4 of the Southeast 1/4 lying north of the Grantsburg Northern Pacific Railroad right of way and the south line of Eighth Street. Section 21 Township 37 Range 21	100.00 <u>0</u> 100.00	
17.00574.00 Specials after forfeiture: Basic Sale Price:	Lot 26 and 27 of Block 1 of St. Lawrence Addition	200.00 <u>0</u> 200.00	\$1,801.15
17.00685.27 Specials after forfeiture: Basic Sale Price:	Lot 28 of Block 1 of Rush Landing	500.00 <u>0</u> 500.00	414.34
17.00685.28 Specials after forfeiture: Basic Sale Price:	Lot 29 of Block 1 of Rush Landing	500.00 <u>0</u> 500.00	414.34
17.00685.31 Specials after forfeiture: Basic Sale Price:	Lot 32 of Block 1 of Rush Landing SOLD	500.00 <u>0</u> 500.00	414.34
17.00685.32 Specials after forfeiture: Basic Sale Price:	Lot 33 of Block 1 of Rush Landing SOLD	500.00 <u>0</u> 500.00	414.34
21.00040.01 to 21.00040.06 Specials after forfeiture: Basic Sale Price:	Lot 1 of Block 1 of Diamond Ridge, Lot 2 of Block 1 of Diamond Ridge, Lot 3 of Block 1 of Diamond Ridge, Lot 4 of Block 1 of Diamond Ridge, Lot 1 of Block 2 of Diamond Ridge and Lot 2 of Block 2 of Diamond Ridge	15,000.00 <u>0</u> 15,000.00	

State of Minnesota

County of Chisago

NOTICE IS HEREBY GIVEN that the parcels of land described in the List of Tax Forfeited Land #2016-1 and #2016-2 attached to this notice shall be sold to the highest bidder at public sale. The sale will be governed by the provisions of M.S. 282.01 and by the resolution of the Chisago County Board of Commissioners authorizing the sale. The resolution reads as follows:

BE IT RESOLVED That the parcels of lands forfeited to the State for non-payment of taxes, appearing on the List of Tax Forfeited Land #2016-1 and #2106-2 filed with the County Auditor, which have been classified and appraised as provided by M.S. 282.01 shall be offered for sale by the County Auditor, said sale to commence at 10:00 A.M. on Monday, the 13th day of June, 2016, in Room 172 of the Chisago County Government Center and the County Auditor is hereby directed to publish a notice of the sale as provided by law.

BE IT FURTHER RESOLVED That the terms of the sale shall be as follows:

1. Full payment shall be made the day of the sale except for those parcels selling for over \$40,000 which can be purchased for 30% down with the balance due within 90 days of the sale plus interest of 5% on the unpaid balance.
2. No bid can be accepted for less than the appraised value.
3. All property will be sold as is with no guarantee as to title or marketability.
4. Any property subject to special assessments may have all or part of the assessment reinstated after the sale, by the municipality.
5. The following costs will be payable beyond the sale price.
 - A. State Deed Fee 25.00
 - B. Recording Fee 46.00
 - C. State Deed Tax .033% of the sale price
 - D. Assurance Fee 3% of the sale price

Information about the sale of tax forfeited land in Chisago County can be obtained at the office of the County Auditor, Chisago County Government Center, 313 North Main Street, Center City, MN 55012. Telephone: (651-213-8500).

Given under my hand and official seal at Center City, Minnesota, this 19th day of May, 2016.


Dennis J. Freed, Chisago County Auditor