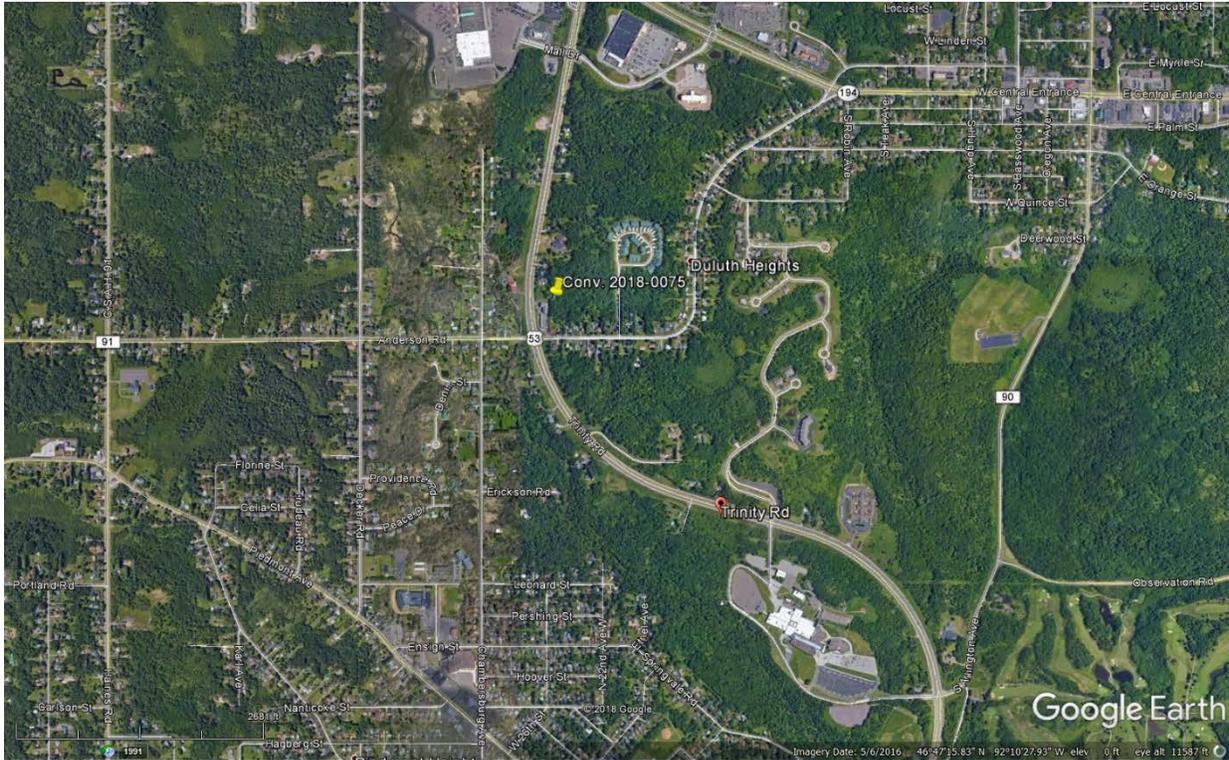


DEPARTMENT OF TRANSPORTATION VACANT LAND FOR IMMEDIATE PURCHASE

0.84 acres



LOCATED NE Quad TH53 & Anderson Rd., Duluth, St. Louis
County, MN

Sale Number 139476
Conveyance 2018-0075
C.S.: 6915 (53=106) 902
Parcel: 244

AVAILABLE FOR PURCHASE AT THE FOLLOWING LOCATIONS:

Transportation Building
Property Conveyance Unit
395 John Ireland Blvd.
St Paul, MN 55155

For further information contact

LandSales.Mn.DOT@state.mn.us

Or 612-322-0387

Web Site: <http://www.dot.state.mn.us/row/propsales.html>

State of Minnesota
Department of Transportation

SALE No. 139476
County of St. Louis
Location of Property: See Attached Sheets

Conveyance 2018-0075
C.S.: 6915 (53=106) 902 Parcel: 244

FORM FOR PURCHASE OF LAND

See attached sheets for the legal description and mapping of the land being advertised for sale.

The Price that MnDOT will accept is \$30,000.00.

All purchasers should inspect the property and inform themselves of existing conditions as well as check with city and county officials for zoning and development limitations. Purchaser agrees to pay all assessments (current or delinquent) taxes, closing costs and deferred installments of assessments, if any, heretofore or hereafter levied against said real estate. State will pay state deed tax only.

The seller does not know of any wells on the property. The State of Minnesota will not furnish an abstract of title to the above-described real estate.

The Commissioner of Transportation reserves the right to reject any or all purchases and to waive informalities therein.

After approval by the Minnesota Department of Transportation, conveyance will be made by quit claim deed upon full payment of the listed price within Ten (10) business days.

ENCLOSED HERewith IS PAYMENT IN FULL IN THE FORM OF (CERTIFIED CHECK, CASHIER'S CHECK, OR MONEY ORDER) _____ PAYABLE TO "COMMISSIONER OF TRANSPORTATION" IN (Personal checks or cash will not be accepted and will cause the bid to be rejected.)

Amount of Purchase\$ _____

Printed Name and Signature of Purchaser

Date

Address of Purchaser

E-Mail of Purchaser

Phone (Business, Home, Cell)

GRANTEE FORM

C.S.: 6915 (53=106) 902
County of St. Louis
Parcel: 244

Sale Number 139476

I request that _____ Joint Tenants or Tenants in Common (circle one), be named as Grantee(s) on the Quit Claim Deed for the State of Minnesota, Department of Transportation.

Signature

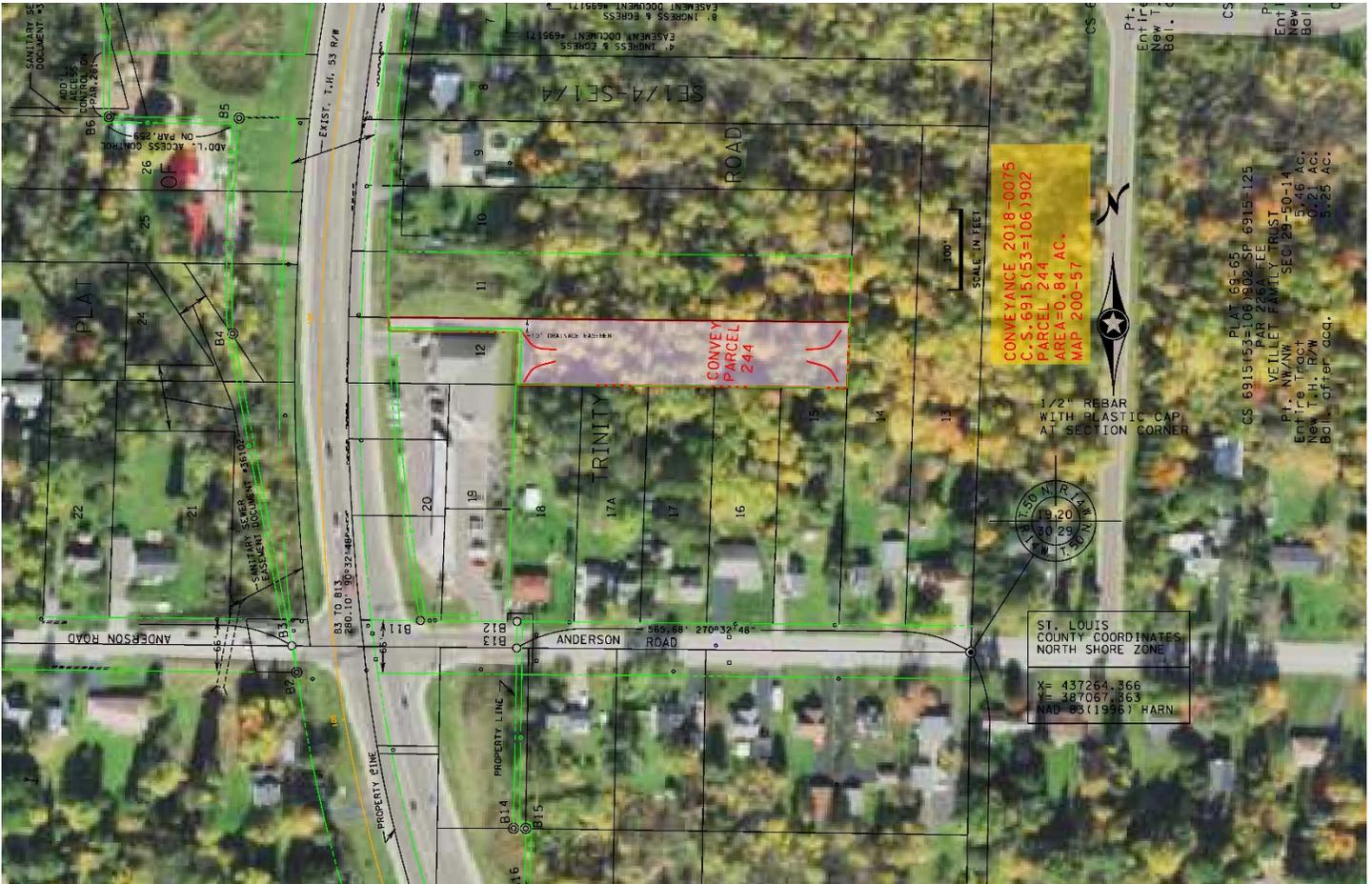
Please name the County in which the Grantee resides: _____

If more than one (1) Grantee is to be named in the Quit Claim Deed, please indicate if the Grantees are taking title as husband and wife.

Please return this form to:

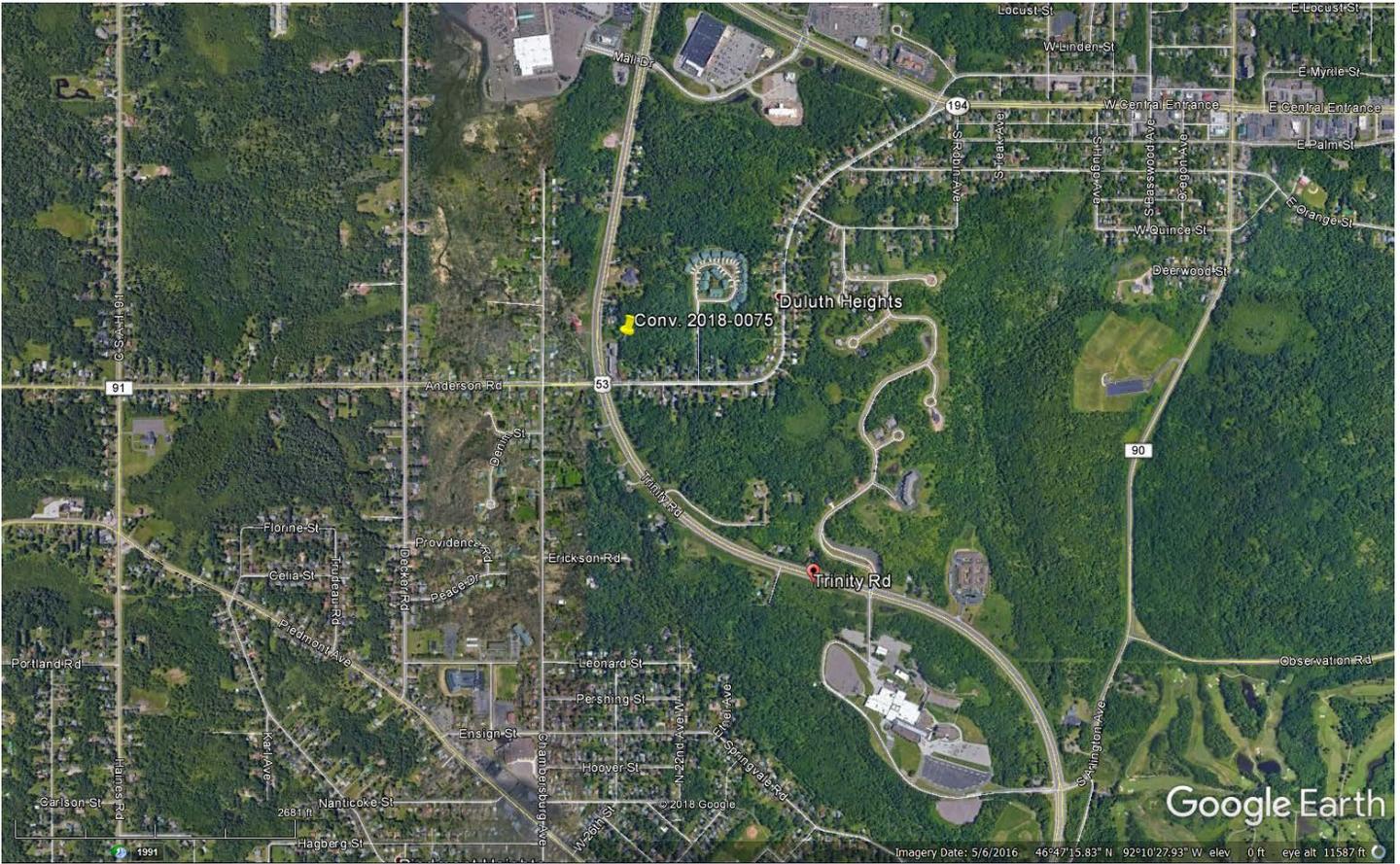
Jennifer Bailey Matti, L.S.
Minnesota Department of Transportation
Office of Land Management – MS 632
Shared Services Center – Property Conveyance Unit
395 John Ireland Blvd.
St Paul, MN 55155-1800

Site Sketch



NOTE: This map is not part of the bid form. This map is enclosed for the convenience of the bidder, to aid in identifying the general location of the land being offered for sale. Outlines of buildings and other items of construction, which are shown on the map, may not represent current conditions.

Location Map



Legal Description

October 30, 2018
2018-0075-6915

DESCRIPTION FOR CONVEYANCE

Parcel 244 C.S. 6915 (53=106) 902

That part of Tract A described below:

Tract A. Lot 12, AUDITOR'S PLAT OF TRINITY ROAD ACRES, according to the plat thereof on file and of record in the office of the County Recorder in and for St. Louis County, Minnesota; excepting therefrom that part of said Lot 12 lying westerly and northerly of the following described line: Beginning at the intersection of the south line of said Lot 12 and the northerly extension of the east line of Lot 19 said AUDITOR'S PLAT OF TRINITY ROAD ACRES; thence northerly along said northerly extension to a line run parallel with and distant 360 feet northerly the south line of Lots 19 and 20, said AUDITOR'S PLAT OF TRINITY ROAD ACRES; thence westerly along said 360 foot parallel line to the north line of said Lot 12 and there terminating;

which lies easterly of Line 1 described below:

Line 1. Commencing at Right of Way Boundary Corner B6716 as shown on Minnesota Department of Transportation Right of Way Plat No.69-66 as the same is on file and of record in the office of the County Recorder in and said St. Louis County; thence southerly on an azimuth of 191 degrees 28 minutes 31 seconds along the boundary of said plat for 426.53 feet to Right of Way Boundary Corner B10 and the point of beginning of Line 1 to be described; thence deflect to the left along the boundary of said plat on a tangential curve, having a radius of 2221.83 feet and a delta angle of 22 degrees 19 minutes 33 seconds for 865.76 feet to Right of Way Boundary Corner B10 and there terminating;

containing 0.84 acre, more or less;

Subject to the following restriction:

No access shall be permitted to Trunk Highway No. 53 from the lands herein conveyed.