

View Summary for Preliminary eCRV ID 1722429

County:Hennepin **Auditor ID:**

Submit Date: 12/19/2024 1:20 PM Accept Date: 12/26/2024 10:43 AM

Buyers Information

Organization name: **Fish Base LLC**
Address: **2800 Niagara Lane North, Plymouth, MN 55447 United States**
Foreign address: **No**
Phone number: **(763) 489-1670**
Email:

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

Sellers Information

Organization name: **401 Lake, LLC**
Address: **401 Lake St. E, Wayzata, MN 55391 United States**
Foreign address: **No**
Phone number: **(612) 741-4224**
Email:

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

Property Information

County: **Hennepin**
Legal description: **Lot 5, Block 3, STEPHEN'S REARRANGEMENT OF BLOCKS 3 AND 4, TOWNSITE OF WAYZATA, Hennepin County, Minnesota.**
Deeded acres: **0.24**
Will use as primary residence: **No**
What is included in the sale: **Land and Buildings**
New construction: **No**

Property Location(s)

Property location: , ,

Preliminary Parcel IDs

Parcels to be split or combined: **No**
Primary parcel ID: **06-117-22-31-0103**
Additional parcel ID(s):

Use(s)

Planned use: **Retail / General retail**
Primary use: **Yes**

Prior use: **Retail / General retail**
Rental buildings: **0**
Square Footage: **10594**

Rental units: **0**

Sales Agreement Information

Deed Type: **Warranty Deed**
Date of Deed or Contract: **12/20/2024**
Purchase amount: **\$17,475,000.00**
Downpayment amount: **\$0.00**
Seller-paid points: **\$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: **12/19/2024 1:20:42 PM**
Submitter: **Denise Mellgren**
Organization: **First American Title Insurance Company**
Email: **dmellgren@firstam.com**
Phone number: **(612) 305-2009**
Comments: **Buyer and Seller completed the information within. First American submitted the eCRV on behalf of the parties.**

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.