

325 N Minnesota Avenue, St. Peter, MN 56082**Status: Sold****List Price: \$79,900****Sold Price: \$82,000****Original List Price: \$79,900****Map Page: 999****Map Coord: a1****Directions: NE corner of N Minnesota Ave and Madison Street**

Style: **(SF) Two Stories**
 Const Status: **Previously Owned**
 Foundation Size: **1,500**
 Above Ground Finished SqFt: **2,268**
 Below Ground Finished SqFt: **0**
 Total Finished SqFt: **2268**

Year Built: **1890**
 Bedrooms: **5**
 Total Baths: **3**
 Garage: **2**
 Acres: **0.23**
 Lot Size: **66x155**
 Fire #:

TAX INFORMATIONProperty ID: **195030310**

Tax Year: **2013**
 Tax Amt: **\$1,123**
 Assess Bal: **\$769**
 Tax w/assess: **\$1,892**
 Assess Pend: **Unknown**
 Homestead: **Yes**

List Date: **4/9/14** Received By MLS: **4/9/14**Days On Market: **22**CDOM: **22**Off Market Date: **05/09/2014**Selling Agent: **NON-RMLS**Projected Close Date: **5/31/14**Selling Office: **Non-MLS**Date Closed: **5/16/14****General Property Information**

Legal Description: **DODD'S ADD MAP # 14 16 480 001 REC#28854U 52572;53323;64119;66485;67669; N 1/2 OF LOT 5 BLK 6**
 County: **Nicollet**
 School District: **508 - St. Peter, 507-934-5703**
 Complex/Dev/Sub: **Common Wall: No**
 Restrictions/Covts:
 Lot Description: **Corner Lot**
 Assoc Mgmt Comp: **Scott Schlueter** Assoc Mgmt Co Phone #: **5076658813**
 Road Frontage: **City, US Highway, Paved Streets, Curbs, Sidewalks**
 Zoning: **Residential-Single** Accessibility: **None**

Remarks

Agent Remarks: **To report any concerns with a listing broker/agent or report any property condition or concerns needing escalation, call 877 617 5274. BUYER SHOULD OBTAIN A FREE PREQUAL FROM WELLSFARGO.COM OR NACA OR JOINT VENTURE**

Public Remarks: **2 Story, 5 bedroom, 2 kitchens, 3 baths. New roof. Single family with mother in law set up on upper level.**

Structure Information

<u>Room</u>	<u>Level</u>	<u>Dimen</u>	<u>Other Rooms</u>	<u>Level</u>	<u>Dimen</u>	Heat:	Forced Air
Living Rm	Main		Fifth (5th) Bedroom	Upper		Fuel:	Natural Gas
Dining Rm			Second Kitchen	Upper		Air Cnd:	None
Family Rm	Main					Water:	City Water/Connected
Kitchen	Main					Sewer:	City Sewer/Connected
Bedroom 1	Main					Garage Stalls:	2
Bedroom 2	Main					Garage Stall #:	
Bedroom 3	Main					Other Parking:	
Bedroom 4	Upper					Pool:	
			Bathrooms:	Total: 3	Full: 2		
				3/4: 0	1/2: 1	1/4: 0	

Bath Description:

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Dining Room Desc:
 Family Room Char:
 Fireplaces: **0** Fireplace Characteristics:
 Appliances: **Range, Refrigerator**
 Basement: **Partial, Crawl Space**
 Exterior: **Wood**
 Fencing:
 Roof: **Asphalt Shingles, Age 8 Years or Less**
 Parking Char: **Detached Garage**
 Second Unit: **Existing In-Law w/Kitchen**

New Construction

Completion Date: Lot Price:
 Low Price Range: High Price Range:
 Model Phone: **5076658813** Model Hours Open:
 Model Location: **United States**

Financial**Cooperating Broker Compensation**

Buyer Broker Comp: **2.5 %** Sub-Agent Comp: **2.5 %** Facilitator Comp: **2.5 %**
 Variable Rate: **N** List Type: **Exclusive Right**

Sale Mortgage Information

Sale Financial Terms: **Conventional**
 Sale Loan Amount: **\$82,631**
 Seller Contribution: **\$0**
 In Foreclosure?: **No**
 Lender Owned?: **Not Disclosed**
 Potential Short Sale?: **No**
 Owner is an Agent?: **No**
 Sellers Terms:
 Existing Fin:

Listing Agent: **Scott A. Schlueter 507-317-7751**
 Listing Office: **Schlueter Realty** Appt Phone: **Use BookAShowing** Office Phone: **507-665-8813**
 Co-List Agent: **Ramona L. Schlueter 507-665-8813**

This Report Prepared By: **Scott A. Schlueter**

Listing History

<u>MLS#</u>	<u>Field</u>	<u>Date Stamp</u>	<u>Old Value</u>	<u>New Value</u>	<u>Property Type</u>
4465128	Status	04/09/2014	INCOM	ACT	Single Family
4465128	ListPrice	04/09/2014		79900.00	Single Family
4465128	Status	05/01/2014	ACT	TNAFS	Single Family
4465128	Status	05/09/2014	TNAFS	ACT	Single Family
4465128	Status	05/09/2014	ACT	PEND	Single Family
4465128	Status	05/20/2014	PEND	CLOSD	Single Family

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main kitchen



2nd kitchen



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County Tax Report

Owner Information

Owner Name: Booher Robert J
Address: Po Box 41
Address City + State: Saint Peter, MN

Address Zip Code: 56082
Address ZIP + 4: 0041

Location Information

Municipality: St. Peter
Subdivision: Dodds Add
Section:
Township:
Range:

School District Nm: St. Peter
School District: 508

Tax Information

PID: R-19.503.0310
Special Assessment: \$769
Legal Description: DODD'S ADD MAP # 14 16 480 001 REC#28854U 52572;53323;64119;66485;67669; N 1/2 OF LOT 5 BLK 6

Block #: 5
Lot #: 5

Assessment & Tax

Assessment Year 2012
Taxable Mkt. Val - Total: \$74,300
Taxable Mkt. Val - Land: \$34,700
Taxable Mkt. Val - Bldg: \$39,600
Estimated Mkt. Val - Tot: \$102,300

Payable Tax Year: 2013
Total Tax: \$1,892

Characteristics

Lot Acres: 0.25
Lot Sq Ft: 10,931
Sq Ft:

Lot Front:
Lot Depth:

Land Use - County: Aa1
Land Use - CoreLogic: SFR

Last Market Sale & Sales History

Recording Date: 07/06/2005
Deed Type: Warranty Deed

Sale Date: 06/07/2005
Sale Price: \$115,000

Seller Name:
Sale Type: