

DEPARTMENT OF TRANSPORTATION VACANT LAND FOR SALE

11.01 ACRES



LOCATED N. of TH2 Part of Gov't Lot 2 & 3, Crookston, Polk County, MN

Sale Number 139460

Conveyance 2016-0049

C.S.: 6003 (2=8) 901

Parcels 302 and 402

AVAILABLE FOR IMMEDIATE PURCHASE AT THE FOLLOWING
LOCATION:

Transportation Building
Office of Land Management – Property Conveyance Unit
395 John Ireland Blvd.
St. Paul, MN 55155-1800

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>

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 \$32,700.00.

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.

After approval by the Minnesota Department of Transportation, conveyance will be made by quit claim deed. Seller will provide the buyer with the recorded deed within ten (10) business days of the return of the deed from the County.

ENCLOSED HEREWITH IS BID SECURITY IN THE FORM OF (CERTIFIED CHECK, CASHIER'S CHECK, OR MONEY ORDER) _____ PAYABLE TO "COMMISSIONER OF TRANSPORTATION". (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) _____

Please include the following forms along with payment in full when mailing or dropping off at the location on the previous page:

- 1) Form for Purchase (this form)**
- 2) Non-collusion affidavit, signed and notarized**
- 3) Grantee Form**

NON-COLLUSION AFFIDAVIT

C.S.: 6003 (2=8) 901 Parcel: 302 and 402

Sale Number 139452

Conveyance 2016-0049

STATE OF MINNESOTA)
) ss.
COUNTY OF)

I, _____, being
(Name of person signing this affidavit)

first duly sworn, do depose and say:

(1) that I am the authorized representative of _____

(Name of individual, partnership or corporation submitting this proposal)

and that I have the authority to make this affidavit for and on behalf of said purchaser;

(2) that, in connection with this proposal, the said purchaser has not either directly or indirectly entered into any agreement, participated in any collusion or otherwise taken any action in restraint of free competitive purchasing;

(3) that, to the best of my knowledge and belief, the contents of this proposal have not been communicated by the purchaser or by any of his employees or agents to any person who is not an employee or agent of the purchaser, and will not be communicated to any person who is not an employee or agent of the purchaser prior to the official opening of the proposal, and

(4) that, I have fully informed myself regarding the accuracy of the statements made in this affidavit.

(5) Are you a current or former State of Minnesota Government Employee? Yes No
If yes, please add department name and dates of employment.

Signed: _____
(Bidder or authorized representative)

Subscribed and sworn to before me

This _____ day of _____, 20__

Notary Public

My commission expires _____, 20__

Site Photos



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

May 21, 2018
2016-0049-6003

DESCRIPTION FOR CONVEYANCE

Parcels 302 and 402 C.S. 6003 (2=8) 901

That part of Tract A described below:

Tract A. That part of Government Lots 1, 2 and 3 of Section 4, Township 149 North, Range 46 West, Polk County, Minnesota, lying south of Trunk Highway No. 2;

which lies northerly of a line run parallel with and distant 184 feet northerly of Line 1 described below and easterly and southerly of Line 2 described below:

Line 1. Commencing at the northwest corner of Section 5, Township 149 North, Range 46 West; thence southerly on an azimuth of 180 degrees 36 minutes 08 seconds along the west line thereof for 44.53 feet; thence on an azimuth of 99 degrees 37 minutes 59 seconds for 7385.04 feet to the point of beginning of Line 1 to be described; thence continue on the last described course for 591.03 feet; thence deflect to the left on a tangential curve, having a radius of 2948.79 feet and a delta angle of 43 degrees 55 minutes 52 seconds for 2260.96 feet and there terminating;

Line 2. Commencing at the point of beginning of Line 1 described above; thence northerly on an azimuth of 09 degrees 37 minutes 59 seconds for 184.00 feet to the point of beginning of Line 2 to be described; thence on an azimuth of 324 degrees 37 minutes 59 seconds for 70.71 feet to a point hereinafter referred to as Point "A"; thence on an azimuth of 09 degrees 37 minutes 59 seconds for 212.18 feet; thence on an azimuth of 54 degrees 40 minutes 06 seconds for 70.67 feet; thence on an azimuth of 99 degrees 42 minutes 12 seconds for 1216.21 feet; thence on an azimuth of 189 degrees 42 minutes 12 seconds for 40.00 feet; thence on an azimuth of 99 degrees 42 minutes 12 seconds for 70.00 feet; thence on an azimuth of 09 degrees 42 minutes 12 seconds for 40.00 feet; thence on an azimuth of 99 degrees 42 minutes 12 seconds for 40.00 feet; thence on an azimuth of 09 degrees 42 minutes 12 seconds for 60.00 feet and there terminating;

containing 11.01 acres, more or less;

Legal Description (cont'd)

Subject to the following restriction:

No access shall be permitted to Trunk Highway No. 2 from the lands herein conveyed, except that access shall be permitted along the following described line: Beginning at Point "A" as set forth in Line 2 described above; thence northerly and easterly along said Line 2 to its point of termination and there terminating.

ADDITIONAL COMMENTS

The subject property is 11.01 acres of mostly level land. No access will be allowed to TH2 from this parcel.

Please contact city and county officials for zoning and development limitations.