

ONLINE ONLY REAL ESTATE AUCTION

Rare Opportunity to Purchase a
Bare Building Site in Rice County,
Rural Dennison, Minnesota

This will be the Final Real Estate
Auction for the James W. Tracy Trust.



Bidding Opens: Saturday November 5, 2022 at 8:00 a.m.

BIDDING CLOSING Monday, November 14, 2022 7:00 p.m.

**Build Your Dream Home on 4.94 Acre Building Site in Rural Dennison, MN
COMPLETE DETAILS AND BIDDING AT WWW.MARINGAUCTION.COM**

**4.94 Acre Building Site, 40'x120' & 32'x36' Sheds, (2) Private
Septic System Sites, Northfield Township, Rice County, MN**



OPEN HOUSE DATES:

Saturday, November 5 10:00 a.m. - 11:00 a.m. & Saturday, November 12 10:00 a.m. - 11:00 a.m.

- *** Address: 12722 110th Street East, Dennison, MN 55018, Just North Of Denison On Goodhue Ave. To 110th Stret, West On 110th Street.
- *** PID# 0812425001, Taxes For 2022, #336.00
- *** Area: 4.94 Surveyed Acres
- *** Approved By Rice County As Single Family Home Building Site
- *** Two Approved Sites For Private Septic Systems
- *** Well In place, Unknown Condition, Age, or Working Condition, Selling AS-IS
- *** (2) Pole Sheds, 40'x120' and 32'x48'
- *** Located 2 Miles North Of Dennison or 7 Miles Southeast Of Northfield, MN
- *** To Be Sold By The Gross Dollar

Terms: \$7,500.00 Down The Day Of Auction, Which Is Non-Refundable If Buyer Fails To Close On Property. The Balance Is Due And Payable To The Seller On Or Before December 19, 2022, At Which Time The Buyer Shall Receive Possession And Clear Marketable Title. All Real Is Selling In AS-IS Condition With No Warranties Or Guarantees Expressed Or Implied By The Sellers Or Their Agents. There Are No Contingencies Whatsoever. All Bidder And Buyer Must Have Their Finances In Order Prior To Auction Date. There Is A 5% Buyer Premium That Applies To This Auction. This 5% Shall Be Added Above And Beyond The Final Bid Price To Equal Full Purchase Contract Price. Broker: Maring Auction & Realty Inc., Lic# 40241191

James W. Tracy Trust, Sellers



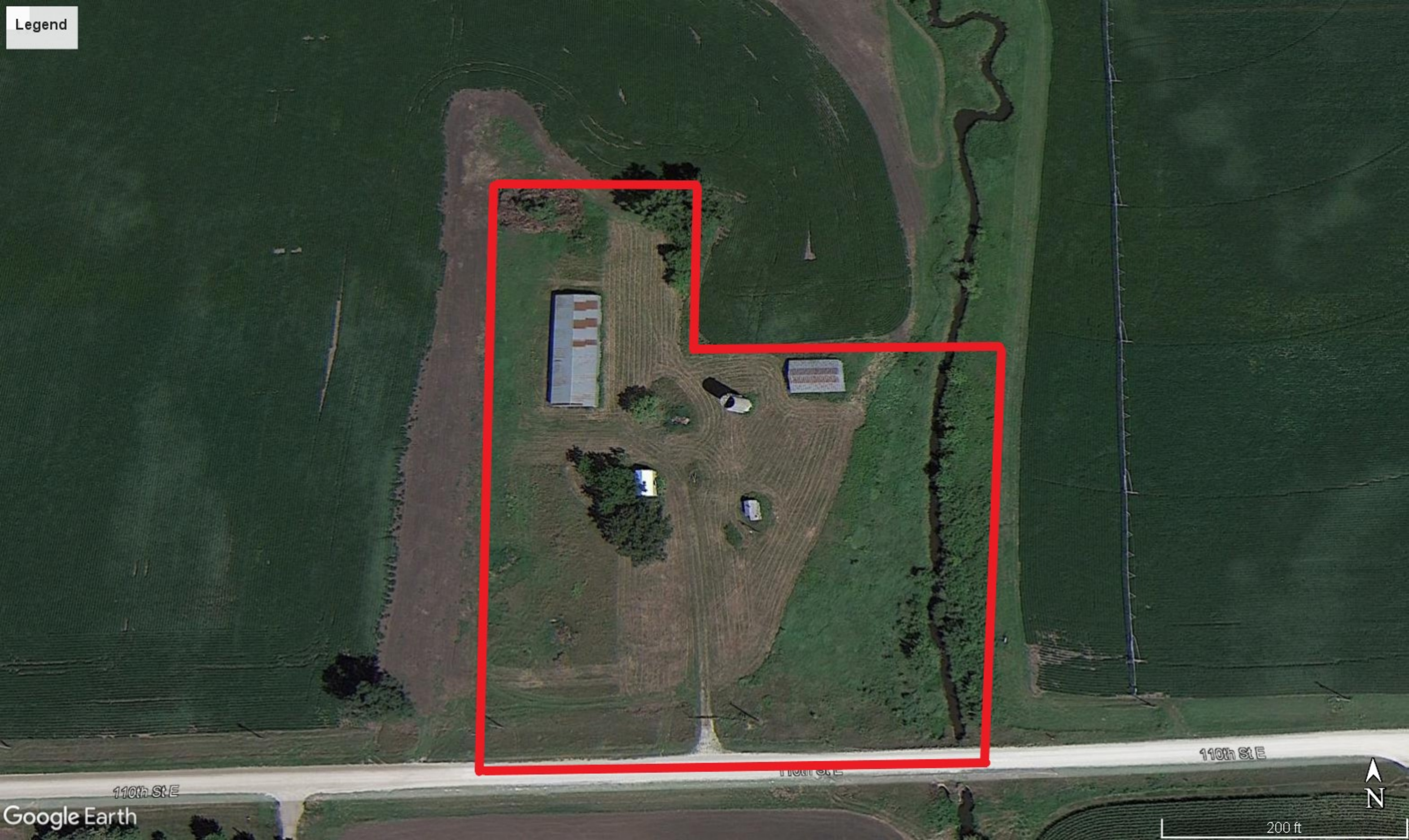
We Sell the Earth & Everything On It.
Design and Print provided by greghepola@yahoo.com

With Questions About the Farm or Bidding Call 800-801-4502



MATT MARING AUCTION CO., INC.
P.O. Box 37, Kenyon, MN 55946 • 800-801-4502
Matt Maring, Lic. #25-28 • 507-951-8354
Kevin Maring, Lic. #25-70 • 507-271-6280
Adam Engen, MN Lic. #25-93 • 507-213-0647
Broker: Maring Auction & Realty Inc., Lic# 40241191





Legend

110th St E

Google Earth

110th St E

110th St E



200 ft



Summary

Parcel ID 08.12.4.50.002
Property 12722 110TH ST E
Address DENNISON, MN 55018
Sec/Twp/Rng 12/111/019
Brief SE4 COMG SW COR SE4 TH N89D21'31"E 949.11FT TO POB TH N00D07'08"E
Tax Description 529.28FT TH S89D52'52"E 193.16FT TH S00D07'08"W 127.35FT TH S89D52'52"E
 323.37FT TH S11D16'25"W 403.73FT TO S LI SE4 TH S89D21'31"W 438.47FT TO POB
 (Note: Not to be used on legal documents)
Area 4.94 Acres
Use Code 4BB1-Residential Non-Homestead single unit
Tax Authority Group NORTHFIELD TWP-SD659



Owners

Primary Owner James W Tracy Trust 800 Mayflower CT Northfield MN 55057	Alternate Taxpayer	Fee Owner
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Land

Lot Area 4.94 Acres ; 215,186 SF

Agricultural Buildings

Plot #	Type	Description	Width	Length	Year Built
1	Machine or Utility Building	4SCM-P-Fr	40	120	1970
2	Machine or Utility Building	Mtl.	32	48	1965

Yard Extras

#1 - (1) Driveway Gravel, Standard Normal, Built 1900

Permits

Permit #	Date	Description	Amount
20.015	07/14/2020	Rmv Bldg	0

Valuation

	Payable 2023 Values	Payable 2022 Values
EMV Improvement	\$6,600	\$5,700
EMV Land	\$74,000	\$41,400
EMV Machine	\$0	\$0
EMV (Estimated Market Value) Total	\$80,600	\$47,100
Green Acres Value	\$0	\$0
Homestead Exclusion	\$0	\$0

Taxation

	2022 Payable
Estimated Market Value	\$47,100
Taxable Market Value	\$47,100
Net Tax Amount	\$336.00
+ Special Assessments	\$0.00
= Total Taxes Due	\$336.00
+ Penalty	\$0.00
+ Interest	\$0.00
+ Fees	\$0.00
- Amount Paid	\$168.00
= Outstanding Balance	\$168.00

Tax Payment

2022

Full Amount

168.00

Pay full amount by:

Credit Card

E-Check

Partial Installment

(enter amount on next page)

Pay partial installment by:

Credit Card

E-Check

Taxes Paid

Please note that it may take up to three days from the date of payment for tax payments to be posted.

Tax Year	Receipt	Payment Date	Tax Amount	Special Assessment	Penalty	Interest	Fees	Total Payment
2022	U22.11533	5/16/2022	(\$168.00)	\$0.00	\$0.00	\$0.00	\$0.00	(\$168.00)

Unpaid Taxes

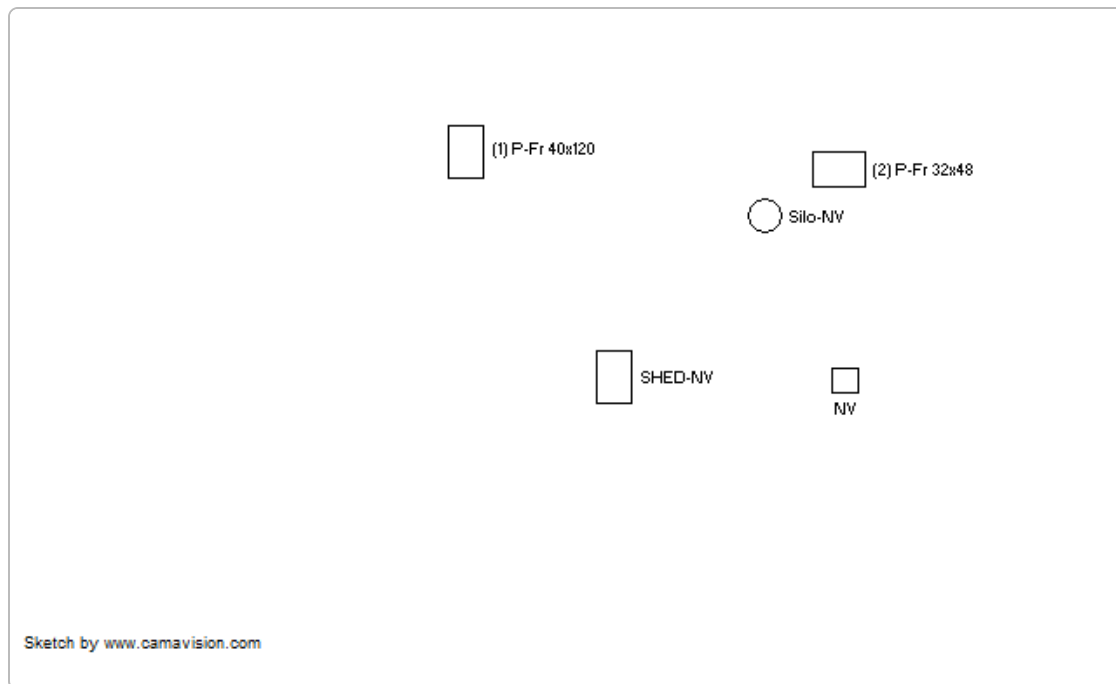
	2022 Payable
+ Net Tax Amount	\$336.00
+ Special Assessments	\$0.00
= Total Taxes Due	\$336.00
+ Penalty	\$0.00
+ Interest	\$0.00
+ Fees	\$0.00
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= Outstanding Balance	\$168.00

Photos





Sketches



TriMin LandShark



[Click here to search for Parcel in TriMin LandShark](#)

Tax Statements

[Click here to show a list of available documents](#)

Plats

[Click here to show a list of available documents](#)

No data available for the following modules: Condominiums, Mobile Home on Leased Land, Cell Towers, Cooperative, Divided Interest, Leased Land, Apartments, Billboards, Agricultural Land, Residential Dwellings, Commercial Buildings, Sales.

Information is believed reliable, but its accuracy cannot be guaranteed.

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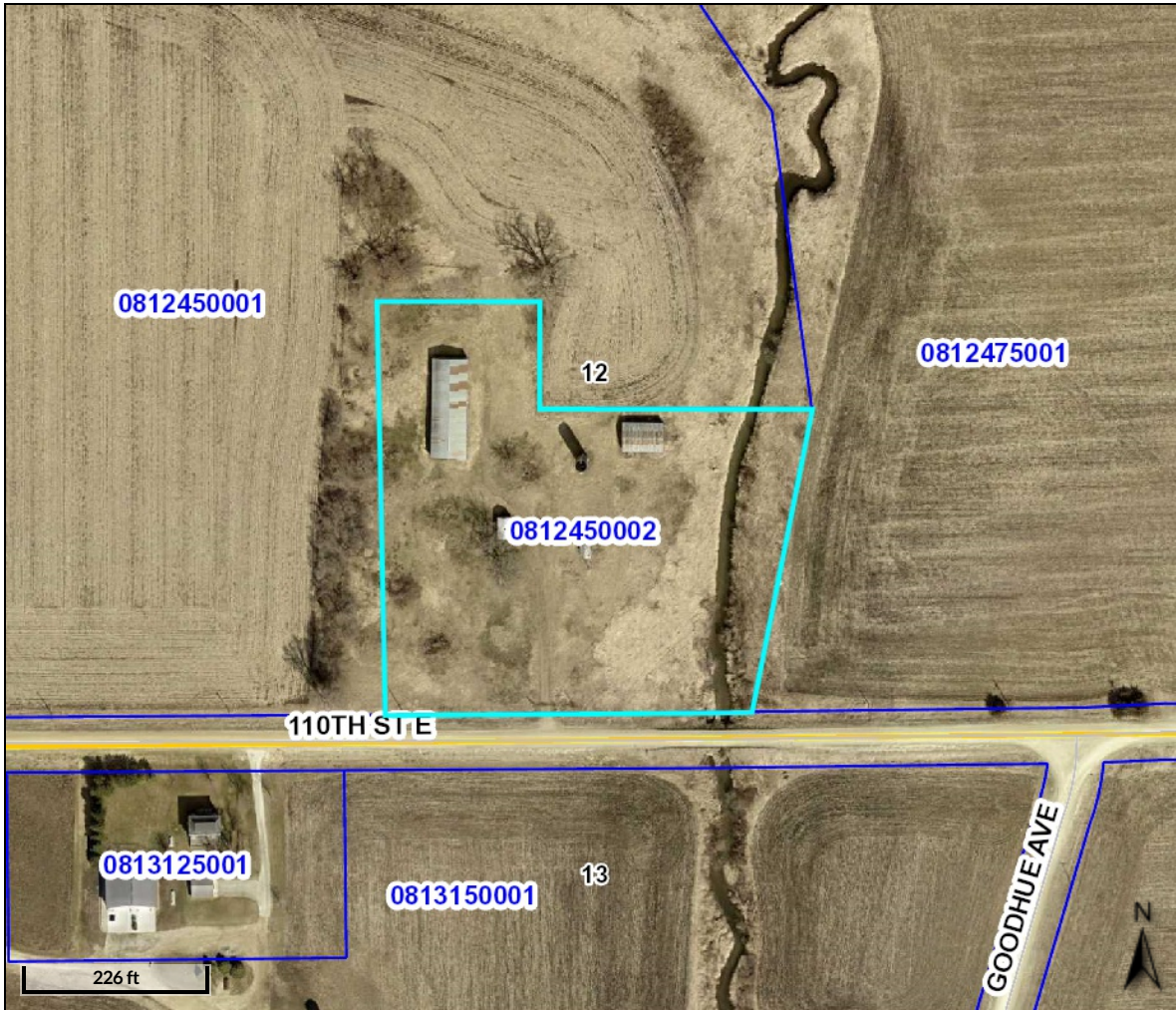
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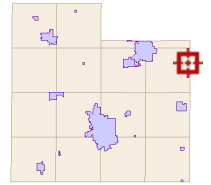
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Version 2.3.223



Overview



Legend

- Townships
- Sections
- Parcels
- Roads
- Road Numbers

Parcel ID	0812450002	Alternate ID	n/a	Owner Address	JAMES W TRACY TRUST
Sec/Twp/Rng	12/111/019	Class	4BB1-Residential Non-Homestead single unit		800 MAYFLOWER CT
Property Address	12722 110TH ST E DENNISON	Acreage	4.94		NORTHFIELD MN 55057
District	NORTHFIELD TWP-SD659				
Brief Tax Description	SE4 COMG SW COR SE4 TH N89D21'31"E 949.11FT TO POB TH N00D07'08"E 529.28FT TH S89D52'52"E 193.16FT TH S00D07'08"W 127.35FT TH S89D52'52"E 323.37FT TH S11D16'25"W 403.73FT TO S LI SE4 TH S89D21'31"W 438.47FT TO POB				
	(Note: Not to be used on legal documents)				

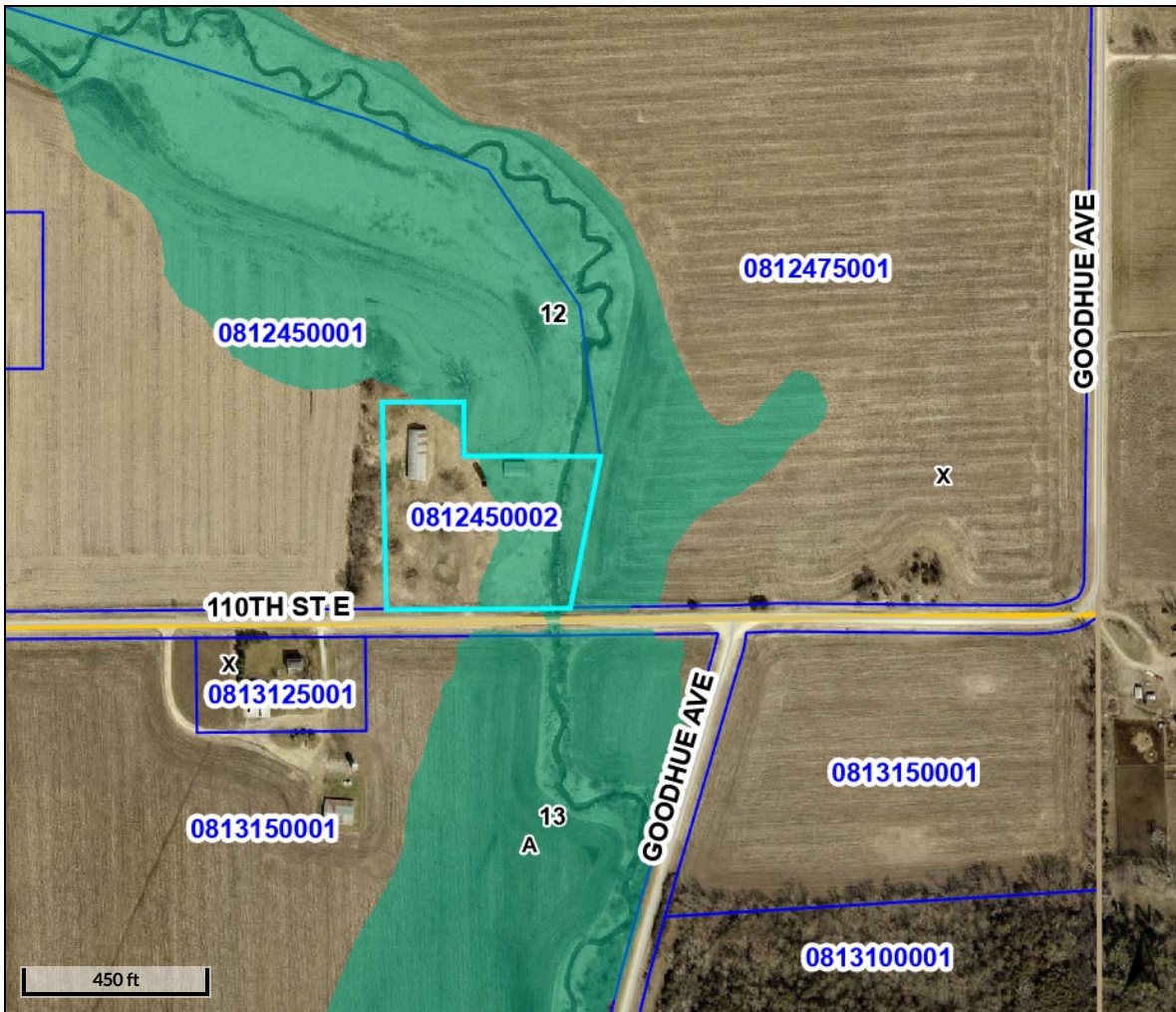
The parcels are the base parcels in Rice County.

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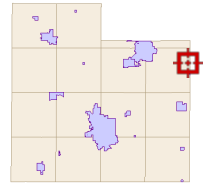
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Overview



Legend

-  Townships
-  Sections
-  Parcels
-  Roads
-  Road Numbers
- Floodplain**
 -  0.2 PCT ANNUAL CHANCE FLOOD HAZARD
 -  A
 -  AE
 -  X

Parcel ID	0812450002	Alternate ID	n/a	Owner Address	JAMES W TRACY TRUST
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	DENNISON				
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GEOSPATIAL



RICE COUNTY
PROPERTY TAX & ELECTIONS
320 Third Street NW
Faribault, MN 55021
(507) 332-6104
www.co.rice.mn.us

Bill#: 1709104
Owner Name: JAMES W TRACY TRUST

Property ID Number: 08.12.4.50.002

Taxpayer:
JAMES W TRACY TRUST
C/O STEVE KOZIOLEK
800 MAYFLOWER CT
NORTHFIELD MN 55057-3408



01010898



2022 Property Tax Statement

VALUES AND CLASSIFICATION			
Step 1	Taxes Payable Year:		
	2021		2022
	Estimated Market Value:		0 47,100
	Improvements Excluded:		
	Homestead Exclusion:		0 0
	New Improvements/ Expired Exclusions:		
	Taxable Market Value:		0 47,100
Property Classification:		Ag Non-Hstd	
Sent in March 2021			
Step 2	PROPOSED TAX		
Did not include special assessments or referenda approved by the voters at the November election sent in November 2021			\$336.00
PROPERTY TAX STATEMENT			
Step 3	First half taxes due:		5/16/2022 168.00
	Second half taxes due:		11/15/2022 168.00
	Total Taxes Due in 2022:		336.00

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REFUNDS?

You may be eligible for one or even two refunds to reduce your property tax. Read the back of this statement to find out how to apply.

Property Address:

12722 110TH ST E
DENNISON MN 55018

Property Description:

Acres: 4.94
SE4 COMG SW COR SE4 TH N89D21'31"E
949.11FT TO POB TH N00D07'08"E 529.28FT
TH S89D52'52"E 193.16FT TH S00D07'08"W
127.35FT TH S89D52'52"E 323.37FT TH
S11D16'25"W 403.73FT TO S LI SE4 TH
S89D21'31"W 438.47FT TO POB
Section 12 Township 111 Range 019

Tax Detail for Your Property:			
Taxes Payable Year:		2021	2022
1.	Use this amount on Form M1PR to see if you are eligible for a property tax refund. File by August 15. If this box is checked, you owe delinquent taxes and are not eligible.		0.00
	2. Use these amounts on Form M1PR to see if you are eligible for a special refund.	0.00	
Tax and Credits	3. Property taxes before credits	0.00	378.87
	4. Credits that reduce property taxes	0.00	42.87
5.	A. Agricultural and rural land credits	0.00	0.00
	B. Other Credits	0.00	0.00
Property taxes after credits		0.00	336.00
6.	County RICE COUNTY	0.00	190.68
	7. City or Town TOWN OF NORTHFIELD	0.00	59.72
8.	State General Tax	0.00	0.00
	9. School District SD 0659 NORTHFIELD		
10.	A. Other	0.00	50.98
	B. Voter Approved	0.00	33.41
Special Taxing Districts	A. Rice County HRA	0.00	1.21
	B. Hospital	0.00	0.00
C. City HRA		0.00	0.00
	D. EDA	0.00	0.00
E. TIF		0.00	0.00
11.	Non-school voter approved referenda levies	0.00	0.00
	12. Total property tax before special assessments	0.00	336.00
13. Special assessments		Principal: 0.00 Interest: 0.00	0.00 0.00
14. YOUR TOTAL PROPERTY TAX AND SPECIAL ASSESSMENTS		\$0.00	\$336.00
		Tax Amount Paid: \$0.00	

PAYABLE 2022 2nd HALF PAYMENT STUB

TO AVOID PENALTY PAY ON OR BEFORE: 11/15/2022

Property ID#: 08.12.4.50.002

SECOND 1/2 TAX AMOUNT DUE:

\$168.00

PENALTY:

Bill #: 1709104

Taxpayer: JAMES W TRACY TRUST
C/O STEVE KOZIOLEK
800 MAYFLOWER CT
NORTHFIELD MN 55057-3408

MAKE CHECKS PAYABLE TO:

Rice County Property Taxes
320 3rd St NW
Faribault MN 55021-6141



Your cancelled check is proof of payment. Please write your Property ID # on your check. Postdated checks are not held. Only official U.S. Postmark determines payment mail date.

No charge applies to E-check payments made online or by phone.

Automatic withdrawal plans are available in both quarterly and semi-annual installments.

PAYABLE 2022 1st HALF PAYMENT STUB

TO AVOID PENALTY PAY ON OR BEFORE: 5/16/2022

Property ID#: 08.12.4.50.002

FULL TAX AMOUNT:

\$336.00

FIRST 1/2 TAX AMOUNT DUE:

\$168.00

PENALTY:

Bill #: 1709104

Taxpayer: JAMES W TRACY TRUST
C/O STEVE KOZIOLEK
800 MAYFLOWER CT
NORTHFIELD MN 55057-3408

MAKE CHECKS PAYABLE TO:

Rice County Property Taxes
320 3rd St NW
Faribault MN 55021-6141



Your cancelled check is proof of payment. Please write your Property ID # on your check. Postdated checks are not held. Only official U.S. Postmark determines payment mail date.

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