



Board of County Commissioners Agenda Request

Agenda Item #

Requested Meeting Date: October 25, 2022

Title of Item: Patricia Bikkie application to repurchase tax-forfeited property

<input type="checkbox"/> REGULAR AGENDA <input checked="" type="checkbox"/> CONSENT AGENDA <input type="checkbox"/> INFORMATION ONLY	Action Requested: <input type="checkbox"/> Approve/Deny Motion <input checked="" type="checkbox"/> Adopt Resolution (attach draft) <i>*provide copy of hearing notice that was published</i>	<input type="checkbox"/> Direction Requested <input type="checkbox"/> Discussion Item <input type="checkbox"/> Hold Public Hearing*
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Submitted by: DJ Thompson	Department: Land
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Presenter (Name and Title): DJ Thompson, Land Commissioner	Estimated Time Needed: NA
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Summary of Issue:

S 282.241 allows application to repurchase tax-forfeited property by an owner/heir/mortgagee/representative of heirs of a vested interest in the property at the time of forfeiture, have the privilege to make written application to the Aitkin County Board requesting to be allowed to repurchase this property.

Patricia Bikkie, Owner at the time of forfeiture, has made and filed an application with the County Auditor for the repurchase of the hereinafter described parcel of tax-forfeited land:

Parcel # 11-1-190000 Derby Town Plat 43 Lot 9 Block 1 Sect: 32 Twp: 45 Rge: 27

Property will revert to the owner at the time of forfeiture.

Alternatives, Options, Effects on Others/Comments:

Recommended Action/Motion:
Adopt resolution allowing repurchase of tax forfeited property

Financial Impact:

Is there a cost associated with this request? Yes No

What is the total cost, with tax and shipping? \$

Is this budgeted? Yes No Please Explain:

By Commissioner: xxx

20221025-xxx

Bikki Repurchase of Tax-Forfeited Property

WHEREAS, Patricia Bikkie, Owner at the time of forfeiture. (Applicant)

WHEREAS, the Applicant has made and filed an application with the County Auditor for the repurchase of the hereinafter described parcel of tax-forfeited land, in accordance with the provisions of Minnesota Statutes 1945, Section 282.241, of amended, which land is situated in the County of Aitkin, Minnesota and described as follows, to-wit:

Parcel # 11-1-190000 Derby Town Plat 43 Lot 9 Block 1 Sect: 32 Twp: 45 Rge: 27

and **WHEREAS**, said Applicants has set forth in his application that:

- A. Hardship and injustice has resulted because of forfeiture of said land, for the following reasons, to-wit:

Due to unfortunate medical hardship, I am reapplying for the above property. I have sustained an ankle fracture, hip fracture and fracture of my collarbone and thumb. This has resulted in decreased mobility. I entrusted a family member to pay the taxes which I learned they did not. Please consider this application for my property.

- B. That the repurchase of said land by me will promote and best serve the public interest because:

I am a reliable and financially independent person who contributes to the City of Aitkin.

and **WHEREAS**, the Applicants have made payment of all delinquent taxes of properties

and **WHEREAS**, this board is of the opinion that said applications should be granted for such reasons,

NOW, THEREFORE BE IT RESOLVED, That the application of Patricia Bikkie for the purchase of the above-described parcel of tax-forfeited land be and the same is hereby granted and the County Auditor is hereby authorized and directed to permit such repurchase according to the provisions of Minnesota Statutes 1945, Section 282.241, as amended.

Commissioner xxx moved the adoption of the resolution and it was declared adopted upon the following vote

FIVE MEMBERS PRESENT

All Members Voting Yes

**STATE OF MINNESOTA}
COUNTY OF AITKIN}**

I, Jessica Seibert, County Administrator, Aitkin County, Minnesota do hereby certify that I have compared the foregoing with the original resolution filed in the Administration Office of Aitkin County in Aitkin, Minnesota as stated in the minutes of the proceedings of said Board on the 25th day of October 2022, and that the same is a true and correct copy of the whole thereof.

Witness my hand and seal this 25th day of October 2022

Jessica Seibert

J. Mark Wedel, County Board Chair

Kirk Peysar, County Auditor



AITKIN COUNTY LAND DEPARTMENT

502 Minnesota Ave N.
Aitkin, MN 56431

acd@co.aitkin.mn.us
phone: 218-927-7364

September 27, 2022

Patricia Bikkie
1283 Hewitt Avenue
St. Paul, MN. 55104

RE: PID 11-1-190000

The above property forfeited to Aitkin County on 8/11/2022 for the nonpayment of real estate taxes. The property is now owned by Aitkin County and is the responsibility of this department.

You, as an **owner/heir/mortgagee/representative of heirs** of a vested interest in the property at the time of forfeiture, have the privilege to make written application to the Aitkin County Board **requesting to be allowed to repurchase** this property.

Prior to the County Board considering a repurchase request, the following must be received in this office:

1. A copy of any document, preferably the deed, that shows you have a legal interest in this property and what type of ownership you hold on the property, whether it be previous owner, mortgagee, heir or representative of heir. If you do not have title to the property, we will not be able to accept an application from you.
2. Original fully completed, notarized and signed repurchase application form (enclosed).
3. Certified check or money order for the full amount of the repurchase made payable to Aitkin County. The repurchase amount due on Parcel #11-1-190000 is **\$1,583.30**. This amount includes the real estate taxes that have not been paid and all repurchase costs. These are due before 10/31/2022 to be eligible to put in a repurchase application for this amount. An application received after this date will need to be refigured for the cost.

FULLY complete the enclosed application. This is the only information the County Board of Commissioners has as to why they should approve the repurchase. The County Board can approve the repurchase only if it is determined that:

- An undue hardship or injustice resulting from the forfeiture will be corrected by the repurchase.
- The repurchase will promote the use of such lands that will best serve the public interest.

After the completed application and full payment of the repurchase amount has been received in this office, the application will be submitted to the Aitkin County Board for consideration. If the County Board approves the repurchase of the property, the property will go back into the same status as before any forfeiture. In other words, if there are any liens on the property they will all be reinstated. The fees that you are paying here cover only the forfeiture and real estate tax costs. The money that you send to us will be cashed if the County Board approves the repurchase. If they do not approve the repurchase, the money will be returned to you.

If you have any questions, please feel free to contact me.

Dennis Thompson
Land Commissioner
Aitkin County Land Department
502 Minnesota Ave North
Aitkin, MN 56431
acld@co.aitkin.mn.us
218-927-7364

To the Honorable Board of County Commissioners of

Aitkin County, Minnesota.

I, the undersigned owner-mortgagee-heir-representative of heirs Patricia Bikkie, at the time of forfeiture of the parcel of land situated in the County of Aitkin State of Minnesota, described as follows, to-wit:

Derby Town lot 9 Block 1

do hereby make application for the purchase of said parcel... of land from the State of Minnesota, in accordance with the provisions of Minnesota Statutes 1945, Section 282.241, as amended.

In support of this application for the repurchase of said land I make the following statement:

(a) That hardship and injustice has resulted because of forfeiture of said land, for the following reasons, to-wit:

Due to unfortunate medical hardship I am reapplying for the above property. I have sustained a ankle fracture, hip fracture and fracture of my collarbone and thumb. This has resulted in decreased mobility. I entrusted a family member to pay the taxes which I learned they did not. Please consider this application for my property.

(b) That the repurchase of said land by me will promote and best serve the public interest, because

I am a reliable and financially independent person who contributes to the city of Aitkin.

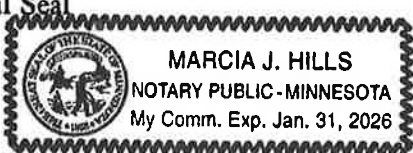
Patricia Bikkie
Owner-Mortgagee-Heir-Representative of Heirs

State of Minnesota
County of Aitkin

The foregoing instrument was acknowledged before me this 14th day of October, 2022 by

Patricia Bikkie
Notarial Seal

[Signature]
Signature of person taking acknowledgement



NO DELINQUENT TAXES AND TRANSFER ENTERED

This 8 Day Aug 2016

Kirk Payson
County Auditor

Elizabeth Harmon
Deputy



A435117

Office of the County Recorder
Aitkin County, Minnesota

I HEREBY CERTIFY THE WITHIN INSTRUMENT WAS FILED, AND/OR RECORDED ON 8/8/2016 9:00 AM

PACKAGE: 51676

REC FEE: \$46.00

Michael T. Moriarty, Aitkin County Recorder

CERTIFICATE OF REAL ESTATE VALUE (FILED () NOT REQUIRED CERTIFICATE OF REAL ESTATE VALUE NO 43835

(Top 3 inches reserved for recording data)

QUIT CLAIM DEED

Individual(s) to Joint Tenants

Minnesota Uniform Conveyancing Blanks Form 10.3.3 (2013)

eCRV number: 543416

DEED TAX DUE: \$ 40

DATE: 8/4/16
(month/day/year)

FOR VALUABLE CONSIDERATION, Gary Heldman + Stephanie Heldman
(insert name and marital status of each Grantor)

husband + WIFE ("Grantor"),

hereby conveys and quitclaims to Patricia Susan Bikkie
(insert name of each Grantee)

tenants, real property in Aitkin County, Minnesota, legally described as follows:

→ Derbytown Lot 9 Blk 1
Sherwood Forest

Check here if all or part of the described real property is Registered (Torrens)

together with all hereditaments and appurtenances belonging thereto.

Check applicable box:

- The Seller certifies that the Seller does not know of any wells on the described real property.
- A well disclosure certificate accompanies this document or has been electronically filed. (If electronically filed, insert WDC number: _____)
- I am familiar with the property described in this instrument and I certify that the status and number of wells on the described real property have not changed since the last previously filed well disclosure certificate.

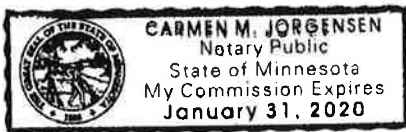
Grantor
Gary Heldman
(signature)

Stephanie Heldman
(signature)

State of Minnesota, County of Aitkin

This instrument was acknowledged before me on 8-4-16 by Gary HELDMAN & Stephanie HELDMAN
(month/day/year) husband & wife
(insert name and marital status of each Grantor)

(Stamp)



Carmen M. Jorgensen

(signature of notarial officer)

Title (and Rank): _____

My commission expires: _____
(month/day/year)

THIS INSTRUMENT WAS DRAFTED BY:
(insert name and address)

Gary Heldman
14528 Brant Street
Hem Lake MN 55304

TAX STATEMENTS FOR THE REAL PROPERTY DESCRIBED IN THIS INSTRUMENT SHOULD BE SENT TO:
(insert legal name and residential or business address of Grantee)

Patricia Susan Bikke
1283 Hewitt Ave
St. Paul, MN 55104

AITKIN COUNTY DEED TAX
No. 9564 Date 8-8-16
26.40 Dollars Paid
Loi Grams
County Treasurer
By B. B. B. Deputy

Bikkie, Patricia S

September 26, 2022

11-1-190000

Interest calc October 31, 2022
(Subject to change)

Year	Tax	Cost	Interest	Penalty	Total
2018	\$ 102.00	\$ 20.00	\$ 49.44	\$ 6.97	\$ 178.41
2019	\$ 240.00	\$	\$ 73.78	\$ 20.40	\$ 334.18
2020	\$ 230.00	\$	\$ 45.75	\$ 19.55	\$ 295.30
2021	\$ 220.00	\$	\$ 19.89	\$ 18.70	\$ 258.59
2022	\$ 230.00	\$	\$ -	\$ 11.50	\$ 241.50
Total:	\$ 1,022.00	\$ 20.00	\$ 188.86	\$ 77.12	\$ 1,307.98

0.383333
0.283333
0.183333
0.083333
0

Total:	1307.98
St Deed Tax	4.32
For Proc Cost	100.00
Well Cert	
Sheriff Cost	0.00
Deed	25.00
Land Dept Cost	100.00
Rec Fee	46.00
Crt Letter Fee-Auditor	0.00
Insurance	0.00
Total:	\$ 1,583.30

THIS CHECK IS VOID WITHOUT A MULTI-COLORED BACKGROUND AND AN ARTIFICIAL WATERMARK ON THE BACK - HOLD AT AN ANGLE TO VIEW



6789 Upper Alton Rd
Woodbury, MN 55125

Payment Cannot Be Stopped
Within 90 days of date issued

22-7638/2960

107211

CASHIERS CHECK

DATE
10/14/22

PAY ONE THOUSAND FIVE HUNDRED EIGHTY-THREE AND 30/100 DOLLARS-----

AMOUNT
\$*****1,583.30

TO THE ORDER OF AITKIN COUNTY

VOID IF NOT CASHED WITHIN 120 DAYS

Remitter

Property reapplication

Jhena Malone

AUTHORIZED SIGNATURE

SIGNATURE HAS A COLORED BACKGROUND • BORDER CONTAINS MICROPRINTING

⑈ 107211⑈ ⑆ 296076385⑆ 8100083891⑈