

# 17131 Cedarcrest Dr, Eden Prairie, MN 55347-3713, Hennepin County



<b>3</b>	<b>1,780</b>	<b>20,000</b>	<b>\$209,880</b>
<b>Beds</b>	<b>Bldg Sq Ft</b>	<b>Lot Sq Ft</b>	<b>CREV Sale Price</b>
<b>3</b>	<b>1972</b>	<b>SFR</b>	<b>10/01/2001</b>
<b>Baths</b>	<b>Yr Built</b>	<b>Type</b>	<b>CREV Sale Date</b>

## Owner Information

Owner Name:	<b>Federal Natl Mtg Assn</b>	Taxpayer ZIP+4:	<b>1337</b>
Taxpayer Address:	<b>5720 Brook Dr</b>	Taxpayer Carrier Route:	<b>C017</b>
Taxpayer City and State:	<b>Edina, MN</b>	Torrens/Abstract:	<b>Abstract</b>
Taxpayer Zip:	<b>55439</b>		

## Location Information

Municipality:	<b>Eden Prairie</b>	School District Name:	<b>Eden Prairie</b>
Zip Code:	<b>55347</b>	School District:	<b>272</b>
Carrier Route:	<b>R006</b>	Section #:	<b>29</b>
Census Tract:	<b>260.22</b>	Township #:	<b>116</b>
Subdivision:	<b>Cedar Forest 1st Add</b>	Range #:	<b>22</b>
Lot:	<b>1</b>	Quarter:	<b>NW</b>
Block:	<b>3</b>	Quarter-Quarter:	<b>NE</b>
Zoning:	<b>R1-22</b>	Location:	<b>Lake</b>

## Tax Information

PID#:	<b>2911622210010</b>	% Improved:	<b>46%</b>
PID:	<b>29-116-22-21-0010</b>	Special Assessment:	<b>\$3,017</b>
Legal Description:	<b>LOT 001 BLOCK 003 CEDAR FOREST 1ST ADDN</b>		

## Assessment & Tax

Assessment Year	2014	2013	2012
Estimated Mkt. Value - Total	\$318,200	\$292,000	\$286,400
Estimated Mkt. Value - Land	\$172,700	\$158,500	\$155,500
Estimated Mkt. Value - Building	\$145,500	\$133,500	\$130,900
Taxable Mkt. Value - Total	\$309,598	\$281,040	\$274,936
YOY Taxable Mkt. Value Chg (\$)	\$28,558	\$6,104	
YOY Taxable Mkt. Value Chg (%)	10.16%	2.22%	

Payable Tax Year	Total Tax	Change (\$)	Change (%)
2013	\$5,939		
2014	\$6,654	\$715	12.04%
2015	\$7,356	\$702	10.54%

## Characteristics

Lot Acres:	<b>0.4591</b>	Fireplaces:	<b>2</b>
Lot Sq Ft:	<b>20,000</b>	Basement Type:	<b>Full</b>
Land Use - County:	<b>Residential (NEC)</b>	Garage Type:	<b>Attached Garage</b>
Land Use - CoreLogic:	<b>SFR</b>	Parking Type:	<b>Attached Garage</b>
# of Buildings:	<b>1</b>	Garage Sq Ft:	<b>576</b>
Building Type:	<b>Single Family</b>	Garage Capacity:	<b>2</b>
Style:	<b>Rambler</b>	Roof Shape:	<b>Gable</b>
Stories:	<b>1</b>	Roof Type:	<b>Gable</b>
Levels:	<b>1</b>	Roof Material:	<b>Asphalt</b>
Year Built:	<b>1972</b>	Bldg Frame Material:	<b>Wood</b>

Courtesy of Sharon Siegel, NorthstarMLS

The data within this report is compiled by CoreLogic from public and private sources. If desired, the accuracy of the data contained herein can be independently verified by the recipient of this report with the applicable county or municipality.

## Property Detail

Generated on 12/15/2015

Page 1 of 3

Finished Sq Ft:	1,780	Interior Wall:	Drywall
Total Building Sq Ft:	4,136	Exterior:	Wood
Basement Sq Ft:	1,780	Construction:	Wood
First Floor Sq Ft:	1,780	Floor Cover:	Carpet
Above Grade Sq Ft:	1,780	Cooling Type:	Central
Total Rooms:	7	Heat Type:	Forced Air
Bedrooms:	3	No. of Patios:	1
Total Baths:	3	Patio Type:	Deck/Patio
Full Baths:	2	Primary Patio/Deck Sq Ft:	160
3/4 Baths:	1	No. of Porches:	1
Half Baths:	1	Porch Type:	Open Porch
Family Rooms:	1	Porch 1 Area:	76
Other Rooms:	Living Room, Family Room, Kitchen, Other	Porch:	Open Porch
Fireplace:	Y		

## Estimated Value

RealAVM™ (1):	\$335,265	Confidence Score (2):	75
RealAVM™ Range:	\$288,328 - \$382,202	Forecast Standard Deviation (3):	14
Value As Of:	12/04/2015		

(1) RealAVM™ is a CoreLogic® derived value and should not be used in lieu of an appraisal.

(2) The Confidence Score is a measure of the extent to which sales data, property information, and comparable sales support the property valuation analysis process. The confidence score range is 60 - 100. Clear and consistent quality and quantity of data drive higher confidence scores while lower confidence scores indicate diversity in data, lower quality and quantity of data, and/or limited similarity of the subject property to comparable sales.

(3) The FSD denotes confidence in an AVM estimate and uses a consistent scale and meaning to generate a standardized confidence metric. The FSD is a statistic that measures the likely range or dispersion an AVM estimate will fall within, based on the consistency of the information available to the AVM at the time of estimation. The FSD can be used to create confidence that the true value has a statistical degree of certainty.

## Last Market Sale & Sales History

Recording Date:	11/25/2015	Deed Type:	Certificate Of Redemption
Sale Date:	11/17/2015	Owner Name:	Federal Natl Mtg Assn
Sale Price:	\$135,279	Seller:	Sheriff Of Hennepin County
Price Per Square Feet:	\$117.91		

Recording Date	11/25/2015	11/25/2015	09/28/2015	06/19/2015	02/20/2002
Sale/Settlement Date	11/17/2015	11/19/2015	09/23/2015	06/05/2015	10/01/2001
Sale Price	\$135,279	\$15,000	\$135,279	\$135,279	\$136,429
Buyer Name	Federal Natl Mtg Assn	Harry Green LLC	Federal Natl Mtg Assn	Federal Natl Mtg Assn	Piatt James R & Ann-Jennette
Buyer Name 2					Piatt Ann-Jennette
Seller Name	Sheriff Of Hennepin County	Piatt James R & Ann-Jennette	Sheriff Of Hennepin	Deputy Sheriff Of Hennepin County	Nolte Jerome E & Sharon L
Document Type	Certificate Of Redemption	Warranty Deed	Certificate Of Redemption	Certif Of Sale-Sheriff/Marshal	Warranty Deed

## Certificates of Real Estate Value

CREV Sale Date	Buyer Name	Signer Date	Filing Date	Deed Type	CREV Sale Price	CREV ID
10/01/2001	Piatt J/Piatt A-J	10/01/2001	10/01/2001	Warranty Deed	\$209,880	1405225
CREV Sale Date	10/01/2001					
CREV Sale Price	\$209,880					
Buyer Name	Piatt J/Piatt A-J					
Seller Name	Unknown Unknown					

## Mortgage History

Mortgage Date	11/25/2015	08/12/2002
Mortgage Amount	\$15,000	\$25,388
Mortgage Lender	Private Individual	First Nat'l Bk/Pine Cty
Borrower Name	Harry Green LLC	Piatt James R
Borrower Name 2		Piatt Ann
Mortgage Type		Conventional

## Foreclosure History

Courtesy of Sharon Siegel, NorthstarMLS

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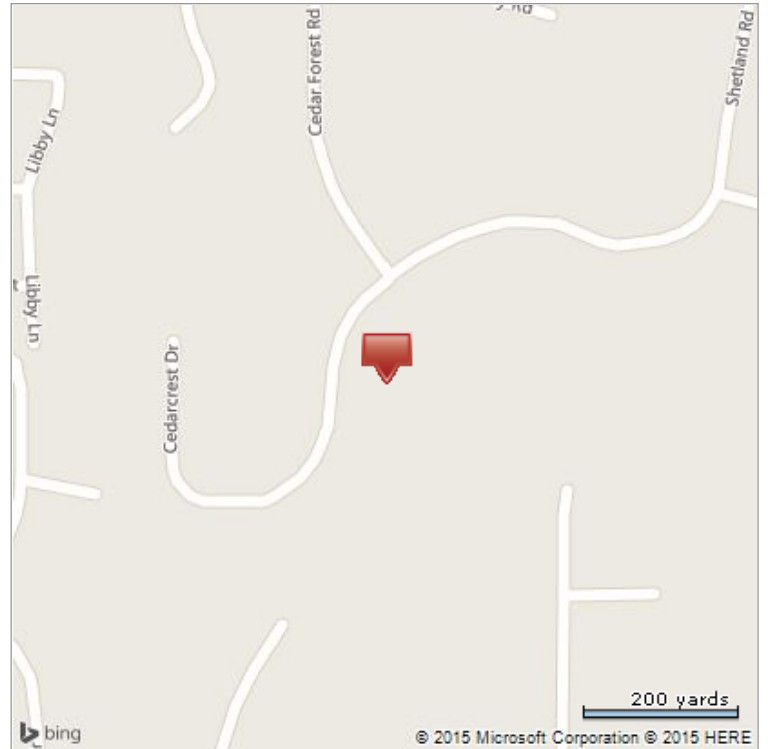
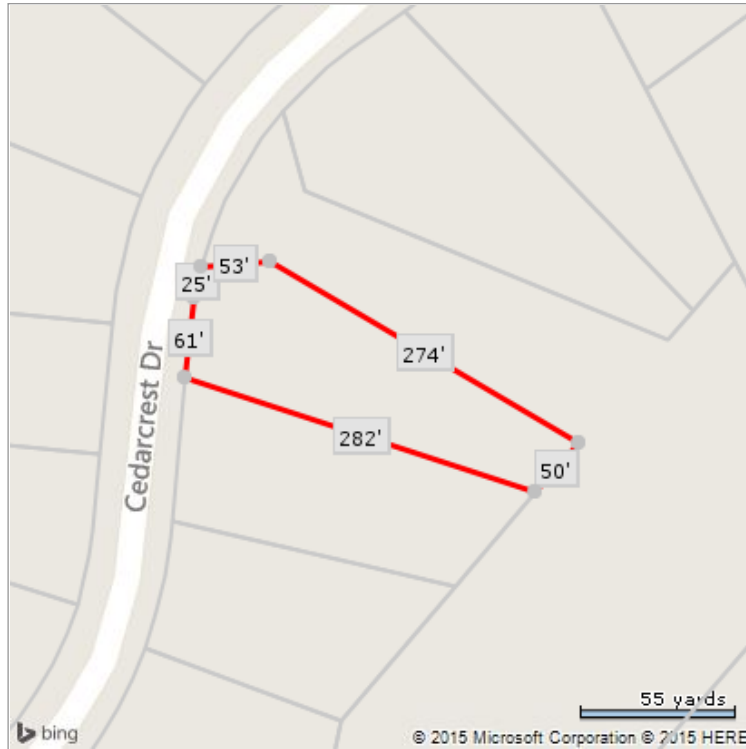
**Property Detail**

Generated on 12/15/2015

Page 2 of 3

Document Type	Notice Of Sale	Notice Of Sale	Notice Of Sale
Foreclosure Filing Date	04/02/2015	02/28/2015	03/06/2013
Recording Date	04/08/2015	03/30/2015	03/11/2013
Final Judgment Amount	\$131,300		
Original Doc Date	04/21/2004	04/21/2004	08/18/2006
Trustee Name		Law Firm/Shapiro & Zielke Llp	Gurstel Chargo Pa
Trustee Phone		(952) 831-4060	(763) 267-6700
Trustee Sale Order Number	15-099526	15-099526	
Buyer 1	Piatt James R	Piatt James R	Piatt James R
Buyer 2	Piatt Ann-Jennette	Piatt Ann-Jennette	Piatt Ann-Jennette
Buyer Relationship Type	Husband/Wife	Husband/Wife	Husband/Wife
Lender Name	Federal Nat'l Mtg Assn	Federal Nat'l Mtg Assn	Signature Bk
Mortgage Amount	\$133,500		
Title Company		Attorney Only	Attorney Only

## Property Map



\*Lot Dimensions are Estimated