



NorthstarMLS

COMMERCIAL / MIXED-USE LISTING INPUT FORM

Disclosures

By signing the authorization section below, the Seller acknowledges the following disclosures:

1. The Seller's real estate broker (the Broker) is a participant in the Regional Multiple Listing Service of Minnesota, Inc. (RMLS).
2. The Seller has authorized the Broker to give the information on this form about the Seller's property to RMLS.
3. All data submitted to RMLS becomes the sole property of RMLS.
4. RMLS assumes no responsibility or liability to the Seller for errors or omissions on this form or in the RMLS computer system.
5. The Broker is required to promptly provide information to RMLS about any change in status or price of the Seller's listing.
6. If the Seller's property is sold, the Broker must report to RMLS the price and terms of the sale.
7. Neither the Seller nor any prospective buyer of the property can alter the Broker's responsibility to report all such data to RMLS by agreement among them.
8. RMLS shall retain and make available all such data and photographs to all its participants (real estate brokers, appraisers, and affiliated professionals) for an indefinite period.
9. Under no circumstances will RMLS permit data about the Seller's listing to be deleted from RMLS's systems in order to conceal any information, including information that the property was listed for a period of time by another broker or brokers.
10. The Broker's use of RMLS's systems is subject to the duties imposed on the Broker by the rules and regulations of RMLS and by the Code of Ethics of the National Association of REALTORS®.
11. At the request of the Broker, unless the field called Advertising Selection is marked "NO", RMLS will electronically transmit information about the Seller's property to Internet web sites to aid in marketing the property for sale.
12. At the request of the Broker, unless the field called Display Address is marked "NO", RMLS will include the address of the Seller's property in transmissions of data to web sites.

Authorization: I have read and understood the disclosures above.

I certify that the information contained on this form is accurate to the best of my knowledge.

100 The Listing Contract Starts* 04/29/2025	101 and ends at 11:59 P.M. on* 04/29/2026
102 Owner (Signature)* <i>Beth Giese</i> 04/24/2025	103 Owner (type or print)* Beth Giese
104 Owner (Signature)* <i>Tonya Craig</i> 04/24/25	105 Owner (type or print)* Tonya Craig
106 Real Estate Company* Keller Williams Premier Realty 04/24/25	107 By (Agent Signature)* <i>Breanna Kohn</i>

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200	List Number	201	Date Entered	202	Status	☐ Active ☐ Comp Sold ☐ Coming Soon ☐ Withheld ☐ BLACK BOXES are required, except on Comp Sold listings. * ASTERISKS after field name required for Comp Sold listings ☐ WHITE BOXES are not required
203	Listing Office Name	204	Listing Office Phone			

LOCATION							
210	State*	211	County*	212	Municipality*	213	Zip Code*
	MN		Goodhue		wanamingo		55983
214	Plus 4	215	Postal City*	216	Section #	217	Township #
			wanamingo				
218	Listing City	219	Range #	220	Street Number*		
	Wanamingo				225		
221	Street Direction Prefix			222	Street Name*		
	☐ None ☐ N ☐ S ☐ E ☐ W ☐ NW ☐ NE ☐ SW ☐ SE			3rd ave wanamingo, MN			
223	Street Suffix			224	Street Direction Suffix		
	☐ Avenue ☐ Boulevard ☐ Circle ☐ Drive ☐ Lane ☐ Parkway ☐ Place ☐ Road ☐ Street ☐ Trail ☐ Terrace ☐ Way ☐ Other			☐ None ☐ N ☐ S ☐ E ☐ W ☐ NW ☐ NE ☐ SW ☐ SE			
225	Unit Number	226	School District*	227	Complex/Dev/Subdivision		
			Kenyon/Wanamingo				
228	Directions (300 Characters Available)						
	HWY 60 west, right on 3rd ave , property on the right						

TAX							
230	Property ID Number(s)	231	Tax Year	232	Homestead?		
	701000650		2024		☐ Yes ☒ No		
233	Tax Amount	234	Assessment Pending?	235	Assessment Balance	236	Tax with Assessments
	0.00		☐ Yes ☒ No ☐ Unknown		0.00		0.00
237	Legal Description (6000 Characters Available)						
	ORIGINAL PLAT ID# 20-0100-06200 PART OF OUT LOT A						
238	Zoning						
	☐ Agriculture ☐ Industrial ☐ Residential - Multi-Family ☐ Business/Commercial ☐ Lot ☒ Residential – Single Family ☐ Forestry ☐ Other ☐ Shoreline						

LISTING							
240	For Sale or Lease	241	Lease Amount Type (lease)	242	Lease Type (lease)		
	☒ For Sale ☐ For Lease		☐ Monthly ☐ Square Foot ☐ Yearly		☐ Gross ☐ Double Net ☐ Other ☐ Single Net ☐ Triple Net		
243	Lease Expiration Date (lease)	244	Lease Price (lease)	245	List Price		
					400000.00		
250	Listing Agent ID #	251	Listing Agent Name	252	Listing Agent Phone #	253	Listing Office #
	40448850		Breanna Kohn		5072598116		
254	Listing Office Name	255	Co-Listing Agent ID #	256	Co-List Agent Name	257	Co-Listing Agent Phone #
258	Co-Listing Office #	259	Co-Listing Office Name	260	Appointment Phone	261	Team Name

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300	Lock Box Type (Choose 1) ☐ Combo ☐ Sentrilock ☐ None ☐ Supra ☐ Risco	301	Lock Box Source (Choose Only 1) ☐ ALEX ☐ LCAR ☐ OTHER ☐ SEMR ☐ FMR ☐ LSAR ☐ RANGE ☐ SPAAR ☐ GLAR ☐ MAAR ☐ RASM ☐ WCAR ☐ ICBR ☐ NWMAR ☐ SCAAR ☐ WWRA	302	Lock Box Serial Number			
303 Listing Type (Choose Only 1) ☒ Exclusive Right to Sell ☐ Exclusive Right with Exclusions ☐ Service Agreement ☐ Other ☐ Exclusive Agency ☐ Exclusive Agency with Exclusions ☐ Transaction Brokerage								
304 Construction Status (Choose Only 1) ☐ Previously Owned ☐ Under Construction/Spec home ☐ Model (for sale) ☐ Completed New Construction ☐ To Be Built/Floor Plan ☐ Model (not for sale)								
305 Sale Includes ☒ Building ☐ Fixtures/Equipment ☐ Leases ☐ Other ☐ Business ☐ Inventory ☐ Liquor License ☐ Rental License ☐ Business Assets ☒ Land								
306 In Foreclosure? ☐ Yes ☒ No ☐ Not Disclosed		307 Lender Owned? ☐ Yes ☒ No ☐ Not Disclosed		308 Potential Short Sale? ☐ Yes ☒ No ☐ Not Disclosed				
309 Owner is an Agent? ☐ Yes ☒ No		310 Yearly/Seasonal ☒ Yearly ☐ Seasonal			311 Rental License Type ☐ Airbnb ☐ Standard ☐ Other ☐ Short-Term Online Rental Mgmt (STORM)		312 Fractional Ownership? ☐ Yes ☒ No	
313 Ownership % (required if FO)								

AUCTION					
320 Auction? ☐ Yes ☒ No		321 Auction Type (choose only 1, required if auction) ☐ Absolute ☐ Minimum Bid ☐ Reserve		322 Auctioneer License# (if auction)	
323 Buyer's Premium? (if auct) ☐ Yes ☐ No		324 Auction Date (if auction)			

LAND & STRUCTURE					
330 Year Built 1950		331 Building Finished SqFt 63283.00		332 Building Total SqFt	
333 Foundation Size (SqFt) 63283.00		334 Foundation Dimensions		335 Total Number of Units* 0.00	
336 Number of 2 Bedroom Units		337 Number of 3 Bedroom Units		338 Owner Occupied? ☐ Yes ☐ No	
339 # of Acres or Square Feet		340 Garage Stalls 0.00		341 Lot Measurement ☐ Acres ☐ Square Feet	
342 Garage Door Height		343 Garage Door Width		344 Other Parking Spaces 0	
345 Land Leased? Monthly ☒ N/A		346 Monthly Land Lease Amt (required if Leased Land)		347 Lot Size Dimensions 300x314x300x316	
352 Accessible ☐ None ☐ Accessible for Hearing Impair ☐ Door Lever Handles ☐ Doors 36"+ ☐ Elevator ☐ Fully Wheelchair ☐ Grab Bars in Bathroom ☒ Hallways 42"+ ☐ Lowered Switches/Controls ☐ No Stairs Internal ☐ No Stairs External ☐ Other ☐ Partially Wheelchair ☐ Raised Outlets ☐ Reduced Height Cabinets ☐ Reduced Height Counters ☐ Roll Under Accessibility ☐ Roll-In Shower ☐ Sight Impaired ☐ Smart Technology ☐ Soaking Tub ☐ Solar Tube(s) ☐ Stair Chair Lift ☒ Wheelchair Ramp					

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400	Current Use			
☐ Automobile Service ☐ Food Service ☐ Professional Service ☐ Storage Facility				
☐ Beauty/Barber Shop ☐ Hotel/Motel ☐ Recreational ☐ Tavern/Lounge				
☐ Bed & Breakfast ☐ Industrial ☐ Residential ☐ Vacant				
☐ Business Service ☐ Laundromat ☐ Resort ☐ Vineyard				
☐ Church ☐ Manufacturing ☐ Restaurant ☐ Warehouse				
☐ Commercial ☐ Office ☐ Retail ☐ Wholesale				
☐ Event Space ☒ Other ☐ Skyway				
401	Potential Use			
☐ Agriculture ☐ Lounge/Bar ☐ Office ☐ Retail				
☐ Diversified ☐ Manufactured Home ☐ Other ☐ Service Station				
☐ Grocery ☐ Medical ☐ Professional ☐ Shop				
☐ Income ☐ Hotel/Motel ☐ Rest/Lounge ☐ Warehouse				
☐ Industrial ☐ None ☐ Restaurant ☐ Wholesale				
402	CMU Style*			
☐ Apartments and Retail ☐ Duplex - Other ☐ Industrial ☐ Retail/Shopping Center				
☐ Apartments/Multi-Family ☐ Duplex - Side x Side ☐ Low Rise (3- levels) ☐ Single Occupancy				
☐ Attached Building ☐ Duplex - Up and Down ☐ Mixed Use ☐ Storage Unit				
☐ Business Opportunity ☐ Freestanding ☐ Office ☐ Truck Terminal				
☐ Car Wash ☐ Funeral Home ☒ Other ☐ Warehouse				
☐ Common Wall ☐ High Rise (4+ levels) ☐ Resort				
403	Exterior			
☐ Aluminum Siding ☐ Cement Board ☐ Metal ☐ Steel Siding				
☒ Block ☐ Engineered Wood ☐ Other ☐ Stucco				
☒ Brick/Stone ☐ Fiber Board ☐ Shakes ☐ Vinyl				
☐ Brick Veneer ☐ Log ☐ Slate ☐ Wood				
☐ Cedar ☐ Log Siding				
404	Fuel			
☐ Electric ☐ Oil ☐ Pellet ☐ Solar				
☒ Natural Gas ☐ Other ☐ Propane ☐ Wood				
405	Heating			
☐ Baseboard ☐ Geothermal ☐ Other ☐ Space Heater				
☒ Boiler ☐ Gravity ☐ Outdoor Boiler ☐ Steam				
☐ Dual Fuel/Off Peak ☐ Heat Pump ☐ Outdoor Furnace ☐ Wood Stove				
☐ Ductless Mini-Split ☐ Hot Water ☐ Radiant ☐ Zoned				
☐ Fireplace ☐ Humidifier ☐ Radiator ☐ None				
☐ Forced Air ☐ In-floor Heating				
406	Parking Characteristics			
☐ Attached Garage ☐ Carport ☐ More Parking Onsite for Fee ☐ Storage				
☐ Detached Garage ☐ Uncovered/Open ☐ More Parking Offsite for Fee ☐ Floor Drain				
☐ Tuckunder Garage ☐ Driveway - Gravel ☐ Valet Parking for Fee ☐ Multiple Garages				
☐ Tandem Garage ☐ Driveway - Concrete ☐ Contract Parking Required ☐ Shared Garage/Stall				
☒ Parking Lot ☐ Driveway - Asphalt ☐ Assigned ☐ Elec Vehicle Charging Station				
☐ Parking Garage ☐ Driveway - Other Surface ☐ Unassigned ☐ Garage Door Opener				
☐ Insulated Garage ☐ Driveway - Shared ☐ On-Street Parking Only ☐ No Interior Access to Dwelling				
☐ Guest Parking ☐ Paved Lot ☐ Units Vary ☐ Finished Garage				
☐ Heated Garage ☐ Gravel Lot ☐ RV Access/Parking ☐ Other				
☐ Underground Garage ☐ Secured ☐ Electric ☐ None				
☐ Covered ☐ Off Site				

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500
Sewer

☐ City Sewer – In /Street
☐ Mound
☐ Private
☐ Shared System

☒ City Sewer/Connected
☐ Other
☐ Septic System Compliant - No
☐ Tank with Drainage Field

☐ Compost
☐ Outhouse
☐ Septic System Compliant - Yes
☐ None

☐ Holding Tanks

501
Utilities

☒ Electric Common
☒ Heating Common
☐ Hot Water Common
☐ None Available

☐ Electric Separate
☐ Heating Separate
☐ Hot Water Separate

502
Water

☐ 4-Inch Submersible
☐ Drilled
☐ Private
☐ Well

☐ Artesian
☐ Dug
☐ Rural/Municipality
☐ None

☐ City Water - In Street
☐ Lake Water
☐ Sand Point

☒ City Water/Connected
☐ Other
☐ Shared System

INTERNET (Default is Yes)

510
Display Listing on Internet
☒ Yes
☐ No

511
Display Address on Internet
☒ Yes
☐ No

512
Allow Auto Valuation
☐ Yes
☒ No

513
Allow Consumer Comment
☐ Yes
☒ No

FINANCIAL

520
Annual Gross Income

521
Annual Gross Expenses

522
Annual Net Income

523
Total Annual Expenses

524
Annual Caretaker Expense

525
Annual Insurance Expense

526
Annual Trash Expense

527
Annual Electric Expense

528
Annual Maintenance Expense

529
Annual Fuel Expense

530
Annual Repair Expense

531
Annual Water/Sewer Expense

532
Terms (seller will accept)

☐ ARM/GPM
☐ Conventional
☐ FHA Rehab 203k
☐ Special Funding

☐ Assumable
☐ Conventional Rehab
☐ Lease Purchase
☐ USDA

☐ Cash
☐ Exchange/Trade
☐ MHFA/WHEDA
☐ VA

☐ Contract For Deed
☐ Federal Land Bank
☐ Other

☐ Contract/Deed w/Assumption
☐ FHA
☐ Rural Development

533
Tenant Pays

☐ All Utilities
☐ Grounds Care
☐ Other
☐ See Remarks

☐ Broadband
☐ Heat
☐ Other Tax
☐ Sewer

☐ Cable TV
☐ Hot Water
☐ Parking Fee
☐ Snow

☐ Common Area Maintenance
☐ HVAC Maintenance
☐ Percentage Rent
☐ Taxes

☐ Electric
☐ Insurance
☐ Pest Control
☐ Telephone

☐ Escalation
☐ Janitorial
☐ Pool Maintenance
☐ Trash

☐ Exterior Maintenance
☐ Lawn
☐ Repairs
☐ Water

☐ Fuel
☐ Maintenance/Repair
☐ Roof Maintenance
☐ None

☐ Gas
☐ Management
☐ Security

OPTIONAL PROPERTY INFORMATION

540
Air Conditioning

☐ Attic Fan
☐ Ductless Mini-Split
☐ Wall
☐ Zoned

☐ Central
☐ Geothermal
☐ Whole House Fan
☐ None

☐ Dual System
☐ Heat Pump
☐ Window

541
Amenities - Shared

☐ 24 Hour Guard
☐ Common Garden
☐ Hot Tub
☐ Sauna

☐ Beach
☐ Concrete Floors & Walls
☐ In-Ground Sprinkler System
☐ Security Building

☐ Boat Slip
☐ Deck
☐ Other
☐ Tennis Courts

☐ Car Wash
☐ Dock
☐ Patio
☐ Unspecified

☐ Coin-op Laundry Leased
☐ Elevator(s)
☐ Porch
☐ None

☐ Coin-op Laundry Owned
☐ Fire Sprinkler System

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600 Amenities - Unit			
☐ Balcony	☐ Hot Tub	☐ Outdoor Kitchen	☐ Skylight
☐ Boat Slip	☐ In-Ground Sprinkler	☐ Paneled Doors	☐ Sunroom
☐ Cable	☐ Indoor Sprinklers	☐ Panoramic View	☐ Tennis Court
☐ Ceiling Fan(s)	☐ Intercom System	☐ Patio	☐ Tile Floors
☐ City View	☐ Kitchen Center Island	☐ Porch	☐ Vaulted Ceiling(s)
☐ Deck	☐ Kitchen Window	☐ Primary Bedroom Walk-In Closet	☐ Walk-In Closet
☐ Dock	☐ Local Area Network	☐ Satellite Dish	☐ Walk-Up Attic
☐ Ethernet Wired	☐ Main Floor Primary Bedroom	☐ Sauna	☐ Washer/Dryer Hookup
☐ Exercise Room	☐ Multiple Phone Lines	☐ Security Lights	☐ Wet Bar
☐ French Doors	☐ Natural Woodwork	☐ Security System	☐ Unspecified
☐ Hardwood Floors	☐ Other		☐ None
601 Appliances			
☐ Air-to-Air Exchanger	☐ Exhaust Fan/Hood	☐ Range	☐ Water Heater - Oil
☐ Central Vacuum	☐ Freezer	☐ Refrigerator	☐ Water Heater - Tankless
☐ Cooktop	☐ Fuel Tank - Owned	☐ Stainless Steel Appliances	☐ Water Heater - Wood
☐ Dishwasher	☐ Fuel Tank - Rented	☐ Trash Compactor	☐ Water Osmosis System
☐ Disposal	☐ Furnace Humidifier	☐ Wall Oven	☐ Water Softener - Owned
☐ Double Oven	☐ Indoor Grill	☐ Washer	☐ Water Softener - Rented
☐ Dryer	☐ Iron Filter	☐ Water Filtration System	☐ Wine Cooler
☐ Electronic Air Filter	☐ Microwave	☐ Water Heater - Electric	☐ None
☐ Energy Star Appliances	☐ Other	☐ Water Heater - Gas	
602 Assumable Loan			
☐ Not Assumable	☐ Yes w/ Qual. (approval)	☐ Information Coming	
☐ Yes w/ NO Qualifying	☐ Yes w/ Rate Change		
603 Basement			
☐ 8ft+ Pour	☐ Finished (Livable)	☐ Poured Concrete	☐ Sump Pump
☐ Brick/Mortar	☐ Full	☐ Raised	☐ Tile Shower
☐ Concrete Block	☐ Insulating Concrete Forms	☐ Shared Access	☐ Tray Ceiling(s)
☐ Crawl Space	☐ Other	☐ Single Tenant Access	☐ Unfinished
☐ Daylight/Lookout Windows	☐ Owner Access	☐ Slab	☐ Walkout
☐ Drain Tiled	☐ Partial	☐ Stone	☐ Wood
☐ Drainage System	☐ Partial Finished	☐ Storage Space	☐ None
☐ Egress Windows	☐ Posts	☐ Storage/Locker	
604 Ceiling Height			
☐ Less Than 8 Feet	☐ 11-15	☐ Over 20	
☐ 8-10	☐ 16-20	☐ Varied Heights	
605 Commercial Kitchen Amenities			
☐ Cookware/Utensils	☐ Grill	☐ Prep Station	☐ Warming Table
☐ Dishwasher	☐ Ice Machine	☐ Refrigerator	☐ Other
☐ Freezer	☐ Oven	☐ Shelving and Racks	
☐ Fryer	☐ Pre-Piped Fire Suppression System	☐ Walk-In Cooler/Freezer	
606 Construction Materials			
☐ Block	☐ Frame	☐ Steel	☐ Timber/Post & Beam
☐ Brick	☐ Insulating Concrete Forms	☐ Stone	☐ Other
☐ Concrete	☐ Log	☐ Structured Insulated Panel	
607 Existing Financing			
☐ ARM/GPM	☐ Conventional	☐ FHA 203k	☐ Rural Development
☐ Assumed	☐ Conventional Rehab	☐ Free and Clear	☐ Special Funding
☐ Cash	☐ Exchange/Trade	☐ Lease Purchase	☐ USDA
☐ Contract For Deed	☐ Federal Land Bank	☐ MHFA/WHEDA	☐ VA
☐ Contract/Deed w/ Assumption	☐ FHA	☐ Other	

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700 Fencing	☐ Chain Link ☐ Composite ☐ Cross Fenced ☐ Electric	☐ Full ☐ Invisible ☐ Other ☐ Partial	☐ Partial Cross ☐ Privacy ☐ Rail ☐ Vinyl	☐ Wire ☐ Wood ☐ None
701 Floors	☐ Carpet ☐ Concrete Slab ☐ Dirt ☐ Engineered Wood	☐ Floor Drains ☐ Heavy Duty ☐ Luxury Vinyl Plank	☐ Luxury Vinyl Tile ☐ Marble ☐ Other/See Remarks	☐ Tile ☐ Vinyl/Linoleum ☐ Wood
702 Internet Options	☐ Cable ☐ DSL	☐ Fiber Optic ☐ Satellite	☐ None	
703 Location	☐ Downtown ☐ Free Standing	☐ Industrial Park ☐ Shopping Center	☐ Strip Center ☐ Other/See Remarks	
704 Lot Description	☐ Accessible Shoreline ☐ Additional Land Available ☐ BWCA Access ☐ Cleared ☐ Corner Lot ☐ CRP Land	☐ Green Acres ☐ Infill Lot ☐ Irregular Lot ☐ Island/Peninsula ☐ On Golf Course ☐ Property Adjoins Public Land	☐ Public Transit (within 6 blks) ☐ Railroad Access ☐ Sod Included in Price ☐ Suitable for Horses ☐ Tillable ☐ Tree Coverage - Heavy	☐ Tree Coverage - Light ☐ Tree Coverage - Medium ☐ Underground Utilities ☐ Vineyard ☐ Zero Lot Line
705 Miscellaneous	☐ 2+ Lavatories ☐ 220 Volt ☐ 440 Volt ☐ Alarms ☐ Alley	☐ Auto Bay ☐ Building Sign ☐ Delivery Door ☐ Display Window ☐ Exterior Lighting	☐ Furnished Units ☐ Gas Pump ☐ Gas Tanks ☐ Kitchen Facilities ☐ Loading Dock	☐ Out Buildings ☐ Overhead Doors ☐ Pole Sign ☐ Single Phase ☐ Three Phase
706 Number of Ranges	☐ One ☐ Two	☐ Three ☐ Four	☐ Five ☐ Six or More	☐ One per Unit ☐ None
707 Number of Refrigerators	☐ One ☐ Two	☐ Three ☐ Four	☐ Five ☐ Six or More	☐ One per Unit ☐ None
708 Overhead Door Clearance	☐ 0-9 Feet	☐ 10-14 Feet	☐ 15-20 Feet	☐ 21+ Feet
709 Owner Pays	☐ All Utilities ☐ Broadband ☐ Cable TV ☐ Common Area Maintenance ☐ Electric ☐ Escalation ☐ Exterior Maintenance ☐ Fuel ☐ Gas	☐ Grounds Care ☐ Heat ☐ Hot Water ☐ HVAC Maintenance ☐ Insurance ☐ Janitorial ☐ Lawn ☐ Maintenance/Repair ☐ Management	☐ Other ☐ Other Tax ☐ Parking Fee ☐ Percentage Rent ☐ Pest Control ☐ Pool Maintenance ☐ Repairs ☐ Roof Maintenance ☐ Security	☐ See Remarks ☐ Sewer ☐ Snow ☐ Taxes ☐ Telephone ☐ Trash ☐ Water ☐ None
710 Patio, Porch, Deck Features	☐ Awning(s) ☐ Composite Decking ☐ Covered ☐ Deck	☐ Enclosed ☐ Front Porch ☐ Glass Enclosed ☐ Other	☐ Patio ☐ Porch ☐ Rear Porch ☐ Screened	☐ Side Porch ☐ Terrace ☐ Wrap Around
711 Pool	☐ Above Ground ☐ Below Ground	☐ Indoor ☐ Outdoor	☐ Heated ☐ Shared	☐ None

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800 Power Company (if in Minnesota or Wisconsin)			
801 Rent Rate Per Foot			
☐ Per Foot	☐ Gross	☐ Other	
☐ Per Month	☐ Net	☐ None	
802 Road Frontage			
☐ Private	☐ US Highway	☐ Unimproved	☐ Storm Sewer
☐ City	☐ Interstate	☐ No Outlet/Dead End	☐ Forest Service
☐ Township	☐ Cul De Sac	☐ Curbs	☐ None
☐ County	☐ Paved Streets	☐ Sidewalks	☐ Other
☐ State	☐ Unpaved Streets	☐ Streetlights	
803 Road Responsibility			
☐ Association Maintained Road	☐ Private Maintained Road	☐ Public Maintained Road	☐ Road Maintenance Agreement
804 Roof			
☐ Age 8 Years or Less	☐ Composition	☐ Other	☐ Tar/Gravel
☐ Age Over 8 Years	☐ Concrete	☐ Pitched	☐ Tile
☐ Architectural Shingle	☐ Flat	☐ Rubber	☐ Unspecified Shingle
☐ Asphalt Shingles	☐ Green Roof	☐ Shakes	☐ Wood Shingles
☐ Asphalt - Rolled	☐ Metal	☐ Slate	
805 Shared Rooms			
☐ Amusement/Party Room	☐ Community Room	☐ Media Room	☐ Sunroom
☐ Business Center	☐ Exercise Room	☐ Other	
☐ Club House	☐ Guest Suite	☐ Play Area	
806 Stories			
☐ One	☐ Two	☐ Three or More	
807 Topography			
☐ Flood Plain	☐ Level	☐ Pasture	☐ Sloped
☐ Gently Rolling	☐ Low Land	☐ Ravine	☐ Solar Oriented
☐ High Ground	☐ Meadow	☐ Rolling	☐ Walkout
☐ Hilly	☐ Other	☐ Scattered Timber	☐ Wooded
808 Walls			
☐ Concrete/Block	☐ Insulated	☐ Paneling	☐ Vinyl
☐ Drywall	☐ Metal	☐ Plaster	☐ Wood
☐ Finished	☐ Other/See Remarks	☐ Unfinished	
809 Window Features			
☐ Aluminum Frames	☐ Energy Star Qualified Windows	☐ Shutters	☐ Tinted Windows
☐ Bay Window(s)	☐ Garden Window(s)	☐ Skylight(s)	☐ Triple Pane Windows
☐ Blinds	☐ Insulated Windows	☐ Solar Screens	☐ Window Coverings
☐ Display Window(s)	☐ Low Emissivity Windows	☐ Stained Glass	☐ Window Treatments
☐ Double Pane Windows	☐ Plantation Shutters	☐ Storm Window(s)	☐ Wood Frames
☐ Drapes	☐ Screens	☐ Tilt-In Windows	
810 Management Company Name		811 Management Company Phone	

WATERFRONT INFORMATION			
820 Lake/Waterfront			
☐ Lake Front	☐ River View	☐ Channel Shore	☐ Lake Superior
☐ River Front	☐ Pond	☐ Association Access	☐ Other
☐ Deeded Access	☐ Creek/Stream	☐ Shared	
☐ Lake View	☐ Dock		
821 Lake/Waterfront Name	822 Waterfront Frontage (feet)	823 DNR Lake ID #	824 Lake Acres
825 Lake Depth (feet)	826 Lake Chain Name	827 Lake Chain Acreage	828 Road Btwn WF & Home?
			☐ Yes ☐ No

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900	Elevation Highpoint to Waterfront Slope			
☐ Gradual		☐ Level		☐ Steep
901	Elevation Highpoint to Waterfront Feet			
☐ 0-4		☐ 10-15	☐ 26-40	
☐ 4-10		☐ 15-26	☐ 40+	
902	Lake Bottom			
☐ Gravel		☐ Sand	☐ Undeveloped	☐ Wetland
☐ Hard		☐ Excellent Sand	☐ Weeds	
☐ Rocky		☐ Soft	☐ Reeds	
903	Waterfront View			
☐ Bay		☐ Harbor	☐ River	☐ South
☐ City Lights		☐ Lake	☐ See Remarks	☐ East
☐ Golf Course		☐ Panoramic	☐ North	☐ West

GREEN BUILDING				
910	Green Energy Efficient			
☐ Appliances		☐ Exposure/Shade	☐ Insulation	☐ Thermostat
☐ Construction		☐ HVAC	☐ Lighting	☐ Water Heater
☐ Doors		☐ Incentives	☐ Roof	☐ Windows
911	Green Indoor Air Quality			
☐ Active Radon Mitigation Sys		☐ Integrated Pest Management	☐ Passive Radon Mitigation Sys	
☐ Contaminant Control		☐ Moisture Control	☐ Ventilation	
912	Green Sustainability			
☐ Conserving Methods		☐ Recyclable Materials	☐ Regionally-Sourced Materials	☐ Salvaged Materials
☐ Onsite Recycling Center		☐ Recycled Materials	☐ Renewable Materials	
913	Green Water Conservation			
☐ Efficient Hot Water Distribution		☐ Green Infrastructure	☐ Water Recycling	
☐ Gray Water System		☐ Low-Flow Fixtures	☐ Water-Smart Landscaping	

GREEN BUILDING VERIFICATION						
920	Verification Type (Verification 1)					
☐ ENERGY STAR Certified Building ☐ LEED						
921	Verification Body	922	Verification Rating	923	Verification Score	
924	Verification Source					
☐ Administrator		☐ Contractor or Installer	☐ Program Sponsor	☐ Public Records		
☐ Assessor		☐ Other	☐ Program Verifier	☐ See Remarks		
☐ Builder		☐ Owner				
925	Verification Status	926			Verification URL	
☐ Complete ☐ In Process						
927			Verification Version	928		Verification Year
929	Verification Type (Verification 2)					
☐ ENERGY STAR Certified Building ☐ LEED						
930	Verification Body	931	Verification Rating	932	Verification Score	
933	Verification Source					
☐ Administrator		☐ Contractor or Installer	☐ Program Sponsor	☐ Public Records		
☐ Assessor		☐ Other	☐ Program Verifier	☐ See Remarks		
☐ Builder		☐ Owner				
934	Verification Status	935			Verification URL	
☐ Complete ☐ In Process						
936			Verification Version	937		Verification Year

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GREEN BUILDING POWER PRODUCTION							
1000	Power Production Type (1)	1001	Power Production Size	1002	Year Installed	1003	Annual Power Prod (kWh)
	☐ Solar ☐ Wind						☐ Actual ☐ Est ☐ Partial
1004	Power Production Type (2)	1005	Power Production Size	1006	Year Installed	1007	Annual Power Prod (kWh)
	☐ Solar ☐ Wind						☐ Actual ☐ Est ☐ Partial

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REMARKS
Agent Remarks (Generally for agent to agent communication, 4,000 characters available) Buyers and Buyers agents to verify all measurements and information . Zoned R2 single family currently, Buyer responsible for contacting county/city for approval for rezone or CUP/Variance. Property currently tax exempt, taxes will change with county if use changes.
Public Remarks (Additional property information - do NOT include contact information, or marketing or promotional messages made on behalf of the listing broker, seller or third party. 4,000 characters available) Incredible Opportunity! Discover the potential of this expansive former school building. Set on a generous lot in a quiet neighborhood, this 63,000 sq foot property offers endless possibilities- whether you're dreaming of a residential conversion, business hub, retreat or community center, or creative redevelopment, with city/county approval. Featuring spacious classrooms, wide hallways, a gymnasium and commercial kitchen , the structure is solid and ready for your vision. Don't miss this chance to own a truly unique piece of real estate.
Financial Remarks (Generally for agent to agent communication regarding financial information. Do NOT include contact information, or marketing or promotional messages)

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UNITS

UNIT 1

1200	Leased?	1201	Unit Number	1202	Unit Level		
	☐ Yes ☐ No			☐ Below Ground ☐ 3rd Level ☐ 5th Level or Higher			
				☐ 2nd Level ☐ 4th Level ☐ Multi-Level			
1203	Total Rooms	1204	Bedrooms	1205	Full Baths		
					1206	Three-Quarter Baths	
1207	Half Baths	1208	Quarter Baths	1209	Unit Total SqFt	1210	Lease Expiration Date
1211	Monthly Rent						

UNIT 2

1212	Leased?	1213	Unit Number	1214	Unit Level		
	☐ Yes ☐ No			☐ Below Ground ☐ 3rd Level ☐ 5th Level or Higher			
				☐ 2nd Level ☐ 4th Level ☐ Multi-Level			
1215	Total Rooms	1216	Bedrooms	1217	Full Baths		
					1218	Three-Quarter Baths	
1219	Half Baths	1220	Quarter Baths	1221	Unit Total SqFt	1222	Lease Expiration Date
1223	Monthly Rent						

UNIT 3

1224	Leased?	1225	Unit Number	1226	Unit Level		
	☐ Yes ☐ No			☐ Below Ground ☐ 3rd Level ☐ 5th Level or Higher			
				☐ 2nd Level ☐ 4th Level ☐ Multi-Level			
1227	Total Rooms	1228	Bedrooms	1229	Full Baths		
					1230	Three-Quarter Baths	
1231	Half Baths	1232	Quarter Baths	1233	Unit Total SqFt	1234	Lease Expiration Date
1235	Monthly Rent						

UNIT 4

1236	Leased?	1237	Unit Number	1238	Unit Level		
	☐ Yes ☐ No			☐ Below Ground ☐ 3rd Level ☐ 5th Level or Higher			
				☐ 2nd Level ☐ 4th Level ☐ Multi-Level			
1239	Total Rooms	1240	Bedrooms	1241	Full Baths		
					1242	Three-Quarter Baths	
1243	Half Baths	1244	Quarter Baths	1245	Unit Total SqFt	1246	Lease Expiration Date
1247	Monthly Rent						

UNIT 5

1248	Leased?	1249	Unit Number	1250	Unit Level		
	☐ Yes ☐ No			☐ Below Ground ☐ 3rd Level ☐ 5th Level or Higher			
				☐ 2nd Level ☐ 4th Level ☐ Multi-Level			
1251	Total Rooms	1252	Bedrooms	1253	Full Baths		
					1254	Three-Quarter Baths	
1255	Half Baths	1256	Quarter Baths	1257	Unit Total SqFt	1258	Lease Expiration Date
1259	Monthly Rent						

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UNIT 6

1300	Leased? ☐ Yes ☐ No	1301	Unit Number	1302	Unit Level ☐ Below Ground ☐ 3rd Level ☐ 5th Level or Higher ☐ 2nd Level ☐ 4th Level ☐ Multi-Level		
1303	Total Rooms	1304	Bedrooms	1305	Full Baths	1306	Three-Quarter Baths
1307	Half Baths	1308	Quarter Baths	1309	Unit Total SqFt	1310	Lease Expiration Date
1311	Monthly Rent						

UNIT 7

1312	Leased? ☐ Yes ☐ No	1313	Unit Number	1314	Unit Level ☐ Below Ground ☐ 3rd Level ☐ 5th Level or Higher ☐ 2nd Level ☐ 4th Level ☐ Multi-Level		
1315	Total Rooms	1316	Bedrooms	1317	Full Baths	1318	Three-Quarter Baths
1319	Half Baths	1320	Quarter Baths	1321	Unit Total SqFt	1322	Lease Expiration Date
1323	Monthly Rent						

UNIT 8

1324	Leased? ☐ Yes ☐ No	1325	Unit Number	1326	Unit Level ☐ Below Ground ☐ 3rd Level ☐ 5th Level or Higher ☐ 2nd Level ☐ 4th Level ☐ Multi-Level		
1327	Total Rooms	1328	Bedrooms	1329	Full Baths	1330	Three-Quarter Baths
1331	Half Baths	1332	Quarter Baths	1333	Unit Total SqFt	1334	Lease Expiration Date
1335	Monthly Rent						

UNIT 9

1336	Leased? ☐ Yes ☐ No	1337	Unit Number	1338	Unit Level ☐ Below Ground ☐ 3rd Level ☐ 5th Level or Higher ☐ 2nd Level ☐ 4th Level ☐ Multi-Level		
1339	Total Rooms	1340	Bedrooms	1341	Full Baths	1342	Three-Quarter Baths
1343	Half Baths	1344	Quarter Baths	1345	Unit Total SqFt	1346	Lease Expiration Date
1347	Monthly Rent						

UNIT 10

1348	Leased? ☐ Yes ☐ No	1349	Unit Number	1350	Unit Level ☐ Below Ground ☐ 3rd Level ☐ 5th Level or Higher ☐ 2nd Level ☐ 4th Level ☐ Multi-Level		
1351	Total Rooms	1352	Bedrooms	1353	Full Baths	1354	Three-Quarter Baths
1355	Half Baths	1356	Quarter Baths	1357	Unit Total SqFt	1358	Lease Expiration Date
1359	Monthly Rent						

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UNIT 11					
1400	Leased? ☐ Yes ☐ No	1401	Unit Number	1402	Unit Level ☐ Below Ground ☐ 3rd Level ☐ 5th Level or Higher ☐ 2nd Level ☐ 4th Level ☐ Multi-Level
1403	Total Rooms	1404	Bedrooms	1405	Full Baths
1407	Half Baths	1408	Quarter Baths	1409	Unit Total SqFt
1411	Monthly Rent				
UNIT 12					
1412	Leased? ☐ Yes ☐ No	1413	Unit Number	1414	Unit Level ☐ Below Ground ☐ 3rd Level ☐ 5th Level or Higher ☐ 2nd Level ☐ 4th Level ☐ Multi-Level
1415	Total Rooms	1416	Bedrooms	1417	Full Baths
1419	Half Baths	1420	Quarter Baths	1421	Unit Total SqFt
1423	Monthly Rent				

NOTE: You may add unlimited additional units.