

**CHAPTER 2820**  
**DEPARTMENT OF COMMERCE**  
**FORMS FOR CONVEYANCES OF REAL ESTATE**

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**2820.0010 PURPOSE.**

The purpose of this chapter is to make clear, modern, and uniform forms consistent with the laws of this state available for use in conveying real property in the state.

The forms in this chapter have been recommended for use in Minnesota by the Uniform Conveyancing Blanks Advisory Task Force appointed by the commissioner of commerce under Minnesota Statutes, section 507.09. They have been adopted by the commissioner under the rulemaking provisions of Minnesota Statutes, chapter 14.

**Statutory Authority:** *MS s 507.09*

**History:** *14 SR 216*

FORMS OF CONVEYANCE FOR GUARDIANS AND CONSERVATORS

2820.1350 FORM NO. 13-M; GUARDIANS'S DEED.

Subpart 1. Recommended form. The recommended form for a guardian's deed is contained in subpart 2.

Subp. 2. Contents.

Form No. 13-M - GUARDIAN'S DEED Minnesota Uniform Conveyance Blanks

No delinquent taxes and transfer entered, Certificate of Real Estate Value ( ) filed ( ) not required Certificate of Real Estate Value No \_\_\_\_\_, 19\_\_\_\_  
County Auditor  
by \_\_\_\_\_ Deputy

(reserved for recording data)

DEED TAX DUE HEREON \$ \_\_\_\_\_  
Date \_\_\_\_\_, 19\_\_\_\_

FOR VALUABLE CONSIDERATION, \_\_\_\_\_, as Guardian(s) of the Estate of \_\_\_\_\_, Ward, single , married  on the date hereof (and) \_\_\_\_\_ (spouse of Ward) Grantor(s), hereby convey(s) to \_\_\_\_\_, Grantee(s), real property in \_\_\_\_\_ County, Minnesota, described as follows

(if more space is needed continue on back)  
together with all hereditaments and appurtenances belonging thereto

GUARDIAN(S)  
\_\_\_\_\_  
\_\_\_\_\_

STATE OF MINNESOTA }  
COUNTY OF \_\_\_\_\_ } ss

Signature of Spouse of Ward

The foregoing was acknowledged before me this \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_, by \_\_\_\_\_, as Guardian(s) of the Estate of \_\_\_\_\_, Ward, Grantor(s)

NOTARIAL STAMP OR SEAL (OR OTHER TITLE OR RANK)

SIGNATURE OF PERSON TAKING ACKNOWLEDGMENT

STATE OF MINNESOTA }  
COUNTY OF \_\_\_\_\_ } ss

The foregoing was acknowledged before me this \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_, by \_\_\_\_\_, spouse of \_\_\_\_\_, Ward

NOTARIAL STAMP OR SEAL (OR OTHER TITLE OR RANK)

SIGNATURE OF PERSON TAKING ACKNOWLEDGMENT

Tax Statements for the real property described in this instrument should be sent to (include name and address of Grantee)

THIS INSTRUMENT WAS DRAFTED BY (NAME AND ADDRESS)

Statutory Authority: MS s 507.09

History: 14 SR 216

2820.1351 FORM NO. 14-M; GUARDIAN'S DEED TO JOINT TENANTS.

Subpart 1. Recommended form. The recommended form for a guardian's deed to joint tenants is contained in subpart 2.

Subp. 2. Contents.

Form No 14-M-GUARDIAN'S DEED Minnesota Uniform Conveyancing Blanks

To Joint Tenants

No delinquent taxes and transfer entered, Certificate of Real Estate Value ( ) filed ( ) not required Certificate of Real Estate Value No \_\_\_\_\_, 19\_\_\_\_ by \_\_\_\_\_ County Auditor Deputy

(reserved for recording data)

DEED TAX DUE HEREON \$ \_\_\_\_\_

Date \_\_\_\_\_, 19\_\_\_\_

FOR VALUABLE CONSIDERATION, \_\_\_\_\_, as Guardian(s) of the Estate of \_\_\_\_\_, Ward, single [ ], married [ ] on the date hereof (and) \_\_\_\_\_ (spouse of Ward) Grantor(s), hereby convey(s) to \_\_\_\_\_, Grantees as Joint Tenants, real property in \_\_\_\_\_ County, Minnesota, described as follows

(if more space is needed continue on back) together with all hereditaments and appurtenances belonging thereto

GUARDIAN(S)

\_\_\_\_\_  
\_\_\_\_\_

STATE OF MINNESOTA }  
COUNTY OF \_\_\_\_\_ } ss

Signature of Spouse of Ward

The foregoing was acknowledged before me this \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_, by \_\_\_\_\_ as Guardian(s) of the Estate of \_\_\_\_\_, Ward, Grantor(s)

NOTARIAL STAMP OR SEAL (OR OTHER TITLE OR RANK)

SIGNATURE OF PERSON TAKING ACKNOWLEDGMENT

STATE OF MINNESOTA }  
COUNTY OF \_\_\_\_\_ } ss

The foregoing was acknowledged before me this \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_, by \_\_\_\_\_, Ward, spouse of \_\_\_\_\_

NOTARIAL STAMP OR SEAL (OR OTHER TITLE OR RANK)

SIGNATURE OF PERSON TAKING ACKNOWLEDGMENT

Tax Statements for the real property described in this instrument should be sent to (include name and address of Grantee)

THIS INSTRUMENT WAS DRAFTED BY (NAME AND ADDRESS)

Statutory Authority: MS s 507.09

History: 14 SR 216

2820.1352 FORM NO. 33-M; CONSERVATOR'S DEED.

Subpart 1. Recommended form. The recommended form for a conservator's deed is contained in subpart 2.

Subp. 2. Contents.

Form No. 33-M--CONSERVATOR'S DEED Minnesota Uniform Conveyancing Blanks

No delinquent taxes and transfer entered, Certificate of Real Estate Value ( ) filed ( ) not required  
 Certificate of Real Estate Value No \_\_\_\_\_, 19\_\_\_\_  
 \_\_\_\_\_  
 County Auditor  
 by \_\_\_\_\_ Deputy

(reserved for recording data)

DEED TAX DUE HEREON \$ \_\_\_\_\_

Date \_\_\_\_\_, 19\_\_\_\_

FOR VALUABLE CONSIDERATION, \_\_\_\_\_, as Conservator(s)  
 of the Estate of \_\_\_\_\_, Conservatee, single , married   
 on the date hereof (and) \_\_\_\_\_ (spouse of Conservatee), Grantor(s),  
 hereby convey(s) to \_\_\_\_\_, Grantee(s),  
 real property in \_\_\_\_\_ County, Minnesota, described as follows

(if more space is needed continue on back)  
together with all hereditaments and appurtenances belonging thereto

CONSERVATOR(S)  
 \_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_  
 Signature of Spouse of Conservatee

STATE OF MINNESOTA }  
 COUNTY OF \_\_\_\_\_ } SS

The foregoing was acknowledged before me this \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_,  
 by \_\_\_\_\_,  
 as Conservator(s) of the Estate of \_\_\_\_\_,  
 \_\_\_\_\_, Conservatee, Grantor(s)

NOTARIAL STAMP OR SEAL (OR OTHER TITLE OR RANK)

SIGNATURE OF PERSON TAKING ACKNOWLEDGMENT

STATE OF MINNESOTA }  
 COUNTY OF \_\_\_\_\_ } SS

The foregoing was acknowledged before me this \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_,  
 by \_\_\_\_\_, spouse of \_\_\_\_\_,  
 \_\_\_\_\_, Conservatee

NOTARIAL STAMP OR SEAL (OR OTHER TITLE OR RANK)

SIGNATURE OF PERSON TAKING ACKNOWLEDGMENT

Tax Statements for the real property described in this instrument should be sent to (include name and address of Grantee)

THIS INSTRUMENT WAS DRAFTED BY (NAME AND ADDRESS)

Statutory Authority: MS s 507.09

History: 14 SR 216

2820.1353 FORM NO. 34-M; CONSERVATOR'S DEED TO JOINT TENANTS.

Subpart 1. Recommended form. The recommended form for a conservator's deed to joint tenants is contained in subpart 2.

Subp. 2. Contents.

Form No. 34-M—CONSERVATOR'S DEED Minnesota Uniform Conveyancing Blanks  
To Joint Tenants

No delinquent taxes and transfer entered, Certificate of Real Estate Value ( ) filed ( ) not required Certificate of Real Estate Value No _____, 19____  <div style="text-align: right;">County Auditor</div> by _____ <div style="text-align: right;">Deputy</div>	(reserved for recording data)
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DEED TAX DUE HEREON \$ \_\_\_\_\_  
Date \_\_\_\_\_, 19\_\_\_\_

FOR VALUABLE CONSIDERATION, \_\_\_\_\_, as Conservator(s) of the Estate of \_\_\_\_\_, Conservatee, single , married  (spouse of Conservatee) Grantor(s), on the date hereof (and) \_\_\_\_\_ hereby convey(s) to \_\_\_\_\_, Grantees as Joint Tenants, real property in \_\_\_\_\_ County, Minnesota, described as follows

(if more space is needed, continue on back)  
together with all hereditaments and appurtenances belonging thereto

CONSERVATOR(S)

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
Signature of Spouse of Conservatee

STATE OF MINNESOTA }  
COUNTY OF \_\_\_\_\_ } SS

The foregoing was acknowledged before me this \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_, by \_\_\_\_\_ as Conservator(s) of the Estate of \_\_\_\_\_, Conservatee, Grantor(s)

NOTARIAL STAMP OR SEAL (OR OTHER TITLE OR RANK)

SIGNATURE OF PERSON TAKING ACKNOWLEDGMENT

\_\_\_\_\_

STATE OF MINNESOTA }  
COUNTY OF \_\_\_\_\_ } SS

The foregoing was acknowledged before me this \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_, by \_\_\_\_\_, spouse of \_\_\_\_\_, Conservatee

NOTARIAL STAMP OR SEAL (OR OTHER TITLE OR RANK)

SIGNATURE OF PERSON TAKING ACKNOWLEDGMENT

\_\_\_\_\_

Tax Statements for the real property described in this instrument should be sent to (include name and address of Grantee)

THIS INSTRUMENT WAS DRAFTED BY (NAME AND ADDRESS)

\_\_\_\_\_  
\_\_\_\_\_

Statutory Authority: MS s 507.09

History: 14 SR 216

TRUSTEE'S DEEDS

2820.2700 FORM NO. 37-M; TRUSTEE'S DEED BY INDIVIDUAL.

Subpart 1. Recommended form. The recommended form for a trustee's deed by individual is contained in subpart 2.

Subp. 2. Contents.

Form No. 37 M—TRUSTEE'S DEED Minnesota Uniform Conveyance Blanks  
By Individual(s)

<p>No delinquent taxes and transfer entered, Certificate of Real Estate Value ( ) filed ( ) not required Certificate of Real Estate Value No _____ _____, 19____</p> <p>_____ County Auditor</p> <p>by _____ Deputy</p>	<p>(reserved for recording data)</p>
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DEED TAX DUE HEREON \$ \_\_\_\_\_  
Date \_\_\_\_\_, 19\_\_\_\_

FOR VALUABLE CONSIDERATION, \_\_\_\_\_  
\_\_\_\_\_, as Trustee(s) of \_\_\_\_\_  
(Name of Trust)  
\_\_\_\_\_, Grantor(s),  
hereby convey(s) to \_\_\_\_\_, Grantee(s),  
real property in \_\_\_\_\_ County, Minnesota, described as follows

(if more space is needed continue on back)

together with all hereditaments and appurtenances belonging thereto

TRUSTEE(S)  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

STATE OF MINNESOTA }  
COUNTY OF \_\_\_\_\_ } ss

The foregoing was acknowledged before me this \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_,  
by \_\_\_\_\_,  
as Trustee(s) of \_\_\_\_\_  
(Name of Trust)  
\_\_\_\_\_, Grantor(s)

<p>NOTARIAL STAMP OR SEAL (OR OTHER TITLE OR RANK)</p>   <p>THIS INSTRUMENT WAS DRAFTED BY (NAME AND ADDRESS)</p>   	<p>_____ SIGNATURE OF PERSON TAKING ACKNOWLEDGMENT</p> <p style="font-size: x-small;">Tax Statements for the real property described in this instrument should be sent to (include name and address of Grantee)</p>
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Statutory Authority: MS s 507.09

History: 14 SR 216

MINNESOTA RULES 1990

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FORMS FOR CONVEYANCES OF REAL ESTATE 2820.2701

2820.2701 FORM NO. 38-M; TRUSTEE'S DEED BY INDIVIDUAL TO JOINT TENANTS.

Subpart 1. Recommended form. The recommended form for a trustee's deed by an individual to joint tenants is contained in subpart 2.

Subp. 2. Contents.

Form No. 38-M - TRUSTEE'S DEED Minnesota Uniform Conveyancing Base  
By Individual to Joint Tenants

<p>No delinquent taxes and transfer entered, Certificate of Real Estate Value ( ) filed ( ) not required Certificate of Real Estate Value No _____, 19____</p> <p style="text-align: right;">County Auditor</p> <p>by _____ Deputy</p>	<p>(reserved for recording data)</p>
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DEED TAX DUE HEREON \$ \_\_\_\_\_

Date \_\_\_\_\_, 19\_\_\_\_

FOR VALUABLE CONSIDERATION, \_\_\_\_\_

\_\_\_\_\_, as Trustee(s) of \_\_\_\_\_  
(Name of Trust)

\_\_\_\_\_, Grantor(s),  
hereby convey(s) to \_\_\_\_\_, Grantees as Joint Tenants,  
real property in \_\_\_\_\_ County, Minnesota, described as follows

(If more space is needed, continue on back)

together with all hereditaments and appurtenances belonging thereto

TRUSTEE(S)

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

STATE OF MINNESOTA }  
COUNTY OF \_\_\_\_\_ } ss

The foregoing was acknowledged before me this \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_,  
by \_\_\_\_\_  
as Trustee(s) of \_\_\_\_\_  
(Name of Trust)

\_\_\_\_\_, Grantor(s)

<p>NOTARIAL STAMP OR SEAL (OR OTHER TITLE OR RANK)</p>   <p>THIS INSTRUMENT WAS DRAFTED BY (NAME AND ADDRESS)</p>	<p>_____ SIGNATURE OF PERSON TAKING ACKNOWLEDGMENT</p> <p style="font-size: x-small;">Tax Statements for the real property described in this instrument should be sent to (include name and address of Grantee)</p>
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Statutory Authority: MS s 507.09

History: 14 SR 216

2820.2702 FORM NO. 39-M; TRUSTEE'S DEED BY CORPORATION.

Subpart 1. Recommended form. The recommended form for a trustee's deed by a corporation is contained in subpart 2.

Subp. 2. Contents.

Form No. 39-M - TRUSTEE'S DEED Minnesota Uniform Conveyancing Blanks  
By Corporation

<p>No delinquent taxes and transfer entered, Certificate of Real Estate Value ( ) filed ( ) not required Certificate of Real Estate Value No _____ _____, 19____  _____ County Auditor  by _____ Deputy</p>	<p>(reserved for recording data)</p>
<p>DEED TAX DUE HEREON \$ _____ Date _____, 19____</p>	

FOR VALUABLE CONSIDERATION, \_\_\_\_\_  
\_\_\_\_\_, as Trustee of  
(Name of Trust)  
\_\_\_\_\_, Grantor(s),  
hereby convey(s) to \_\_\_\_\_, Grantee(s),  
real property in \_\_\_\_\_ County, Minnesota, described as follows

(if more space is needed continue on back)  
together with all hereditaments and appurtenances belonging thereto

TRUSTEE  
\_\_\_\_\_  
By \_\_\_\_\_  
Its \_\_\_\_\_  
By \_\_\_\_\_  
Its \_\_\_\_\_

STATE OF MINNESOTA }  
COUNTY OF \_\_\_\_\_ } ss

The foregoing instrument was acknowledged before me this \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_,  
by \_\_\_\_\_ and \_\_\_\_\_,  
the \_\_\_\_\_ and \_\_\_\_\_,  
of \_\_\_\_\_, a corporation  
under the laws of \_\_\_\_\_, on behalf of the corporation  
as Trustee of \_\_\_\_\_  
(Name of Trust)  
\_\_\_\_\_, Grantor(s)

NOTARIAL STAMP OR SEAL (OR OTHER TITLE OR RANK)  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

SIGNATURE OF PERSON TAKING ACKNOWLEDGMENT  
Tax Statements for the real property described in this instrument should be sent to (include name and address of Grantee)

THIS INSTRUMENT WAS DRAFTED BY (NAME AND ADDRESS)  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

Statutory Authority: MS s 507.09  
History: 14 SR 216



2820.2703 FORM NO. 40-M; TRUSTEE'S DEED BY CORPORATION TO JOINT TENANTS.

Subpart 1. Recommended form. The recommended form for a trustee's deed by a corporation to joint tenants is contained in subpart 2.

Subp. 2. Contents.

Form No. 40-M—TRUSTEE'S DEED Minnesota Uniform Conveyancing Blanks  
By Corporation to Joint Tenants

No delinquent taxes and transfer entered, Certificate of Real Estate Value ( ) filed ( ) not required Certificate of Real Estate Value No _____ _____, 19____  _____ County Auditor by _____ _____ Deputy	           (reserved for recording data)
DEED TAX DUE HEREON \$ _____ Date _____, 19____	

FOR VALUABLE CONSIDERATION, \_\_\_\_\_  
 \_\_\_\_\_, as Trustee of  
 \_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_, Grantor(s),  
 hereby convey(s) to \_\_\_\_\_, Grantees as Joint Tenants,  
 real property in \_\_\_\_\_ County, Minnesota, described as follows

(if more space is needed continue on back)  
 together with all hereditaments and appurtenances belonging thereto

TRUSTEE

By \_\_\_\_\_  
 Its \_\_\_\_\_

STATE OF MINNESOTA }  
 COUNTY OF \_\_\_\_\_ } ss

By \_\_\_\_\_  
 Its \_\_\_\_\_

The foregoing instrument was acknowledged before me this \_\_\_\_\_ day of \_\_\_\_\_ 19\_\_\_\_,  
 by \_\_\_\_\_ and \_\_\_\_\_,  
 the \_\_\_\_\_ and \_\_\_\_\_  
 of \_\_\_\_\_, a corporation  
 under the laws of \_\_\_\_\_, on behalf of the corporation  
 as Trustee of \_\_\_\_\_  
 \_\_\_\_\_ (Name of Trust)

Grantor(s)

NOTARIAL STAMP OR SEAL (OR OTHER TITLE OR RANK)

SIGNATURE OF PERSON TAKING ACKNOWLEDGMENT

The Statements for the real property described in this instrument should be sent to (include name and address of Grantee)

THIS INSTRUMENT WAS DRAFTED BY (NAME AND ADDRESS)

Statutory Authority: MS s 507.09  
 History: 14 SR 216

**2820.4700 FORM NO. 60M; NOTICE OF CANCELLATION OF CONTRACT FOR DEED.**

Subpart 1. **Recommended form.** The recommended form for a notice of cancellation of a contract for deed is contained in subpart 2.

**Subp. 2. Contents.**

NOTICE OF CANCELLATION  
OF CONTRACT FOR DEED

Form No 60M

Minnesota Uniform Conveyancing Blanks

**NOTICE OF CANCELLATION  
OF  
CONTRACT FOR DEED**

(reserved for recording data)

**YOU ARE NOTIFIED**

1 Default has occurred in the Contract for Deed ("Contract") dated \_\_\_\_\_, 19\_\_\_\_, and filed for record \_\_\_\_\_, 19\_\_\_\_, as Document Number \_\_\_\_\_ (or in Book \_\_\_\_\_ of \_\_\_\_\_ Page \_\_\_\_\_), in the Office of the (County Recorder) (Registrar of Titles) of \_\_\_\_\_ County, Minnesota, in which \_\_\_\_\_

as seller(s), sold to \_\_\_\_\_

as purchaser(s), the real property in \_\_\_\_\_ County, Minnesota, described as follows

2 The default is as follows

3 For contracts executed after August 1, 1976, and prior to August 1, 1985, the purchase price was \$ \_\_\_\_\_ and the amount of the purchase price paid by purchaser is \$ \_\_\_\_\_, which is \_\_\_\_\_% of the purchase price, as calculated in the manner required by Minnesota Statutes § 559 21, subd 1e

4 The conditions contained in Minnesota Statutes § 559 209 have been complied with or are not applicable

FORMS FOR CONVEYANCES OF REAL ESTATE 2820.4700

5 THIS NOTICE IS TO INFORM YOU THAT BY THIS NOTICE THE SELLER HAS BEGUN PROCEEDINGS UNDER MINNESOTA STATUTES, SECTION 559 21, TO TERMINATE YOUR CONTRACT FOR THE PURCHASE OF YOUR PROPERTY FOR THE REASONS SPECIFIED IN THIS NOTICE THE CONTRACT WILL TERMINATE \_\_\_\_\_ DAYS AFTER (SERVICE OF THIS NOTICE UPON YOU) (THE FIRST DATE OF PUBLICATION OF THIS NOTICE) UNLESS BEFORE THEN

(A) THE PERSON AUTHORIZED IN THIS NOTICE TO RECEIVE PAYMENTS RECEIVES FROM YOU

- (1) THE AMOUNT THIS NOTICE SAYS YOU OWE, PLUS
- (2) THE COSTS OF SERVICE (TO BE SENT TO YOU), PLUS
- (3) \$ \_\_\_\_\_ TO APPLY TO ATTORNEYS' FEES ACTUALLY EXPENDED OR INCURRED, PLUS
- (4) FOR CONTRACTS EXECUTED ON OR AFTER MAY 1, 1980, ANY ADDITIONAL PAYMENTS BECOMING DUE UNDER THE CONTRACT TO THE SELLER AFTER THIS NOTICE WAS SERVED ON YOU, PLUS
- (5) FOR CONTRACTS EXECUTED ON OR AFTER AUGUST 1, 1985, \$ \_\_\_\_\_ (WHICH IS TWO PERCENT OF THE AMOUNT IN DEFAULT AT THE TIME OF SERVICE OTHER THAN THE FINAL BALLOON PAYMENT, ANY TAXES, ASSESSMENTS, MORTGAGES, OR PRIOR CONTRACTS THAT ARE ASSUMED BY YOU), OR

(B) YOU SECURE FROM A COUNTY OR DISTRICT COURT AN ORDER THAT THE TERMINATION OF THE CONTRACT BE SUSPENDED UNTIL YOUR CLAIMS OR DEFENSES ARE FINALLY DISPOSED OF BY TRIAL, HEARING OR SETTLEMENT YOUR ACTION MUST SPECIFICALLY STATE THOSE FACTS AND GROUNDS THAT DEMONSTRATE YOUR CLAIMS OR DEFENSES

IF YOU DO NOT DO ONE OR THE OTHER OF THE ABOVE THINGS WITHIN THE TIME PERIOD SPECIFIED IN THIS NOTICE, YOUR CONTRACT WILL TERMINATE AT THE END OF THE PERIOD AND YOU WILL LOSE ALL THE MONEY YOU HAVE PAID ON THE CONTRACT, YOU WILL LOSE YOUR RIGHT TO POSSESSION OF THE PROPERTY, YOU MAY LOSE YOUR RIGHT TO ASSERT ANY CLAIMS OR DEFENSES THAT YOU MIGHT HAVE, AND YOU WILL BE EVICTED IF YOU HAVE ANY QUESTIONS ABOUT THIS NOTICE, CONTACT AN ATTORNEY IMMEDIATELY

**6. YOU MAY BE ELIGIBLE FOR AN EXTENSION OF THE TIME PRIOR TO TERMINATION UNDER MINNESOTA STATUTES SECTIONS 583.01 TO 583.12.**

7 The name, address and telephone number of the seller or of an attorney authorized by the seller to accept payments pursuant to this notice is

Seller     Attorney for Seller

Address \_\_\_\_\_

\_\_\_\_\_

Telephone (    ) \_\_\_\_\_

This person is authorized to receive the payments from you under this notice

\_\_\_\_\_  
Signature [Optional - See Minn Stat §559 21, subd 4(e)]

AFFIDAVIT OF PERSONAL SERVICE

STATE OF MINNESOTA

County of \_\_\_\_\_

} ss

\_\_\_\_\_, being duly sworn on oath says that on \_\_\_\_\_, 19\_\_\_\_, I served the foregoing notice upon \_\_\_\_\_ personally at \_\_\_\_\_, County of \_\_\_\_\_, State of Minnesota, by handing to and leaving with \_\_\_\_\_, a true and correct copy thereof

Subscribed and sworn to before me this \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_

\_\_\_\_\_  
SIGNATURE OF NOTARY PUBLIC OR OTHER OFFICIAL

NOTARY STAMP OR SEAL (OR OTHER TITLE OR RANK)

AFFIDAVIT OF SUBSTITUTED SERVICE

STATE OF MINNESOTA

County of \_\_\_\_\_

} ss

\_\_\_\_\_, being duly sworn on oath says that on \_\_\_\_\_, 19\_\_\_\_, I served the foregoing notice upon \_\_\_\_\_ by leaving a true and correct copy thereof at his or her usual place of abode with \_\_\_\_\_, a person of suitable age and discretion then residing therein

Subscribed and sworn to before me this \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_

\_\_\_\_\_  
SIGNATURE OF NOTARY PUBLIC OR OTHER OFFICIAL

NOTARY STAMP OR SEAL (OR OTHER TITLE OR RANK)

SHERIFF'S RETURN OF PERSONAL SERVICE

STATE OF MINNESOTA

County of \_\_\_\_\_

} ss

I hereby certify and return that in the \_\_\_\_\_ of \_\_\_\_\_ in said County and State on \_\_\_\_\_, 19\_\_\_\_, I served the foregoing notice upon \_\_\_\_\_ personally by handing to and leaving with \_\_\_\_\_ a true and correct copy thereof

Dated \_\_\_\_\_, 19\_\_\_\_

FEES Service \$ \_\_\_\_\_  
Mileage \$ \_\_\_\_\_  
TOTAL \$ \_\_\_\_\_

Sheriff of \_\_\_\_\_  
County, Minnesota  
By \_\_\_\_\_, Deputy

SHERIFF'S RETURN OF SUBSTITUTED SERVICE

STATE OF MINNESOTA

County of \_\_\_\_\_

} ss

I hereby certify and return that in the \_\_\_\_\_ of \_\_\_\_\_ in said County and State on \_\_\_\_\_, 19\_\_\_\_, I served the foregoing notice upon \_\_\_\_\_ by leaving a true and correct copy thereof at his or her usual place of abode with \_\_\_\_\_, a person of suitable age and discretion then residing therein

Dated \_\_\_\_\_, 19\_\_\_\_

FEES Service \$ \_\_\_\_\_  
Mileage \$ \_\_\_\_\_  
TOTAL \$ \_\_\_\_\_

Sheriff of \_\_\_\_\_  
County, Minnesota  
By \_\_\_\_\_, Deputy

AFFIDAVIT OF SERVICE ON OCCUPANT

STATE OF MINNESOTA }  
County of \_\_\_\_\_ } ss

\_\_\_\_\_, being duly sworn on oath says that  
on \_\_\_\_\_, 19\_\_\_\_, I went upon the real estate described in the foregoing notice for the  
purpose of serving the notice upon the persons in possession thereof, on said date \_\_\_\_\_  
was/were in possession of the real estate, and on said day I served the notice on \_\_\_\_\_

by handing to and leaving with \_\_\_\_\_  
a true and correct copy thereof

Subscribed and sworn to before me this \_\_\_\_\_  
day of \_\_\_\_\_, 19\_\_\_\_

\_\_\_\_\_  
SIGNATURE OF NOTARY PUBLIC OR OTHER OFFICIAL

\_\_\_\_\_  
NOTARY STAMP OR SEAL (OR OTHER TITLE OR RANK)

AFFIDAVIT OF VACANCY

STATE OF MINNESOTA }  
County of \_\_\_\_\_ } ss

\_\_\_\_\_, being duly sworn on oath says that  
on \_\_\_\_\_, 19\_\_\_\_, I went upon the real estate described in the foregoing notice for the  
purpose of serving the notice on the persons in possession thereof, and on said date the real estate was  
vacant and unoccupied

Subscribed and sworn to before me this \_\_\_\_\_  
day of \_\_\_\_\_, 19\_\_\_\_

\_\_\_\_\_  
SIGNATURE OF NOTARY PUBLIC OR OTHER OFFICIAL

\_\_\_\_\_  
NOTARY STAMP OR SEAL (OR OTHER TITLE OR RANK)

AFFIDAVIT OF FAILURE TO COMPLY WITH NOTICE

STATE OF MINNESOTA }  
County of \_\_\_\_\_ } ss

\_\_\_\_\_, being duly sworn on oath says that I am  
the person authorized to receive payments, more than \_\_\_\_\_ days have elapsed since the service of the  
notice on \_\_\_\_\_, the terms of the notice have not been  
complied with, and the default set forth in the notice still continues I make this affidavit for the purpose  
of terminating the Contract and recording the notice, the proofs of the service of the notice, and this  
affidavit

Subscribed and sworn to before me this \_\_\_\_\_  
day of \_\_\_\_\_, 19\_\_\_\_

\_\_\_\_\_  
SIGNATURE OF NOTARY PUBLIC OR OTHER OFFICIAL

THIS INSTRUMENT WAS DRAFTED BY (NAME AND ADDRESS)  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

\_\_\_\_\_  
NOTARY STAMP OR SEAL (OR OTHER TITLE OR RANK)

Statutory Authority: *MS s 507.09*

History: *14 SR 216*