

# 2023 Ward County Real Estate Tax

Your cancelled check is your receipt.

Please indicate and list address change

Parcel Number MI10F880000020

Amount Paid \_\_\_\_\_

JAXON-JAEGER RENTAL, LLC  
PO BOX 1427  
MINOT ND 58702-0000



\*MI10F880000020\*

Total tax due 11,071.62  
Less 5% discount -553.58

**Amount due by February 15, 2024 10,518.04**

Or pay in two installments (with no discount):  
Payment 1: Pay by March 1, 2024 5,535.81  
Payment 2: Pay by October 15, 2024 5,535.81

**MAKE CHECK PAYABLE TO:**

Ward County Treasurer  
PO BOX 5005  
Minot, ND 58702  
Phone: 701.857.6420

MP #

*Detach and return with payment*

# 2023 Ward County Real Estate Tax Statement

Statement No: 15863

Parcel Number MI10F880000020  
Owner JAXON-JAEGER RENTAL, LLC

Jurisdiction City of Minot  
Physical Location 2115 15TH ST NW  
MINOT, ND 58703

Legal Description  
LOT:2  
LAKESIDE 23RD ADDITION  
LOT 2

<b>Legislative tax relief (3-year comparison)</b>	<b>2021</b>	<b>2022</b>	<b>2023</b>
Legislative tax relief	0.00	1,264.31	4,402.89

<b>Tax distribution (3-year comparison):</b>	<b>2021</b>	<b>2022</b>	<b>2023</b>
True and Full Value		177,000	606,000
Taxable Value	0	8,850	30,300
Less: Homestead credit	0	0	0
Disabled Veteran credit	0	0	0
Net Taxable Value	0	8,850	30,300

Total mill levy 335.300 367.010 365.400

<b>Taxes By District (in dollars):</b>			
CITY	0.00	1,054.50	3,628.72
COUNTY	0.00	495.14	1,716.48
PARK	0.00	429.84	1,463.48
SCHOOL (after state reduction)	0.00	1,259.70	4,232.64
STATE	0.00	8.86	30.30

**Consolidated tax 0.00 3,248.04 11,071.62**

**Net effective tax rate 0.00% 1.84% 1.83%**

**2023 TAX BREAKDOWN**

Net consolidated tax 11,071.62  
Plus: Special Assessments  
Principal 0.00  
Interest 0.00

Total tax due 11,071.62

Less: 5% discount, if paid by February 15, 2024 -553.58

**Amount due by February 15, 2024 10,518.04**

Or pay in two installments (with no discount):  
Payment 1: Pay by March 1, 2024 5,535.81  
Payment 2: Pay by October 15, 2024 5,535.81

Penalty on 1st Installment & Specials:	
March 2, 2024	3%
May 1, 2024	6%
July 1, 2024	9%
October 15, 2024	12%
Penalty on 2nd Installment:	
October 16, 2024	6%

**FOR ASSISTANCE CONTACT:**

Office Ward County Treasurer  
PO BOX 5005  
Minot, ND 58702

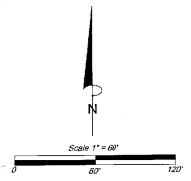
Phone: 701.857.6420

Email:

Website: www.wardnd.com



### LAKESIDE 23RD ADDITION TO THE CITY OF MINOT, NORTH DAKOTA (BENG LOT 1, LAKESIDE 22ND ADDITION TO THE CITY OF MINOT, NORTH DAKOTA)



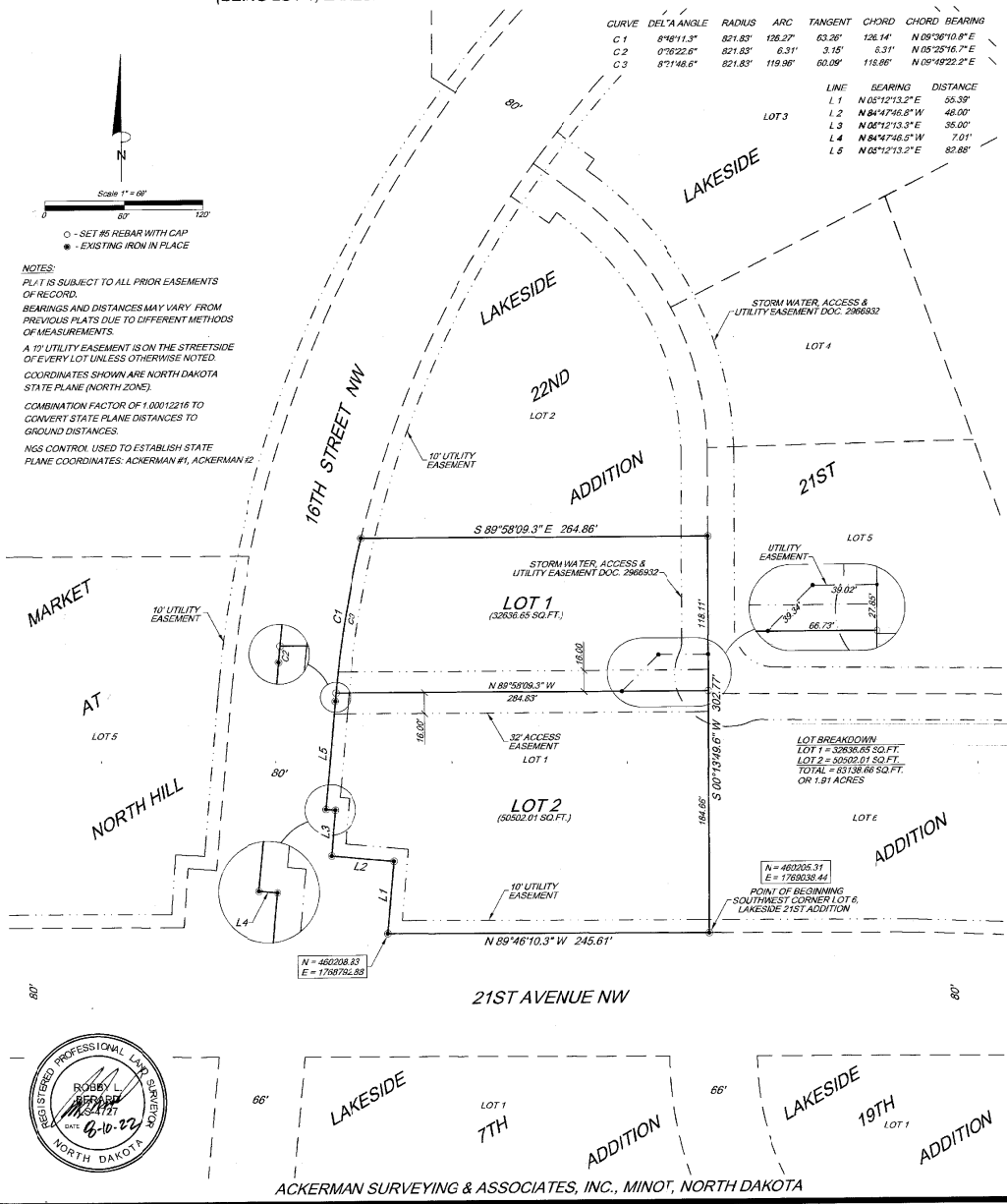
○ - SET #5 REBAR WITH CAP  
● - EXISTING IRON IN PLACE

**NOTES:**  
PLAT IS SUBJECT TO ALL PRIOR EASEMENTS OF RECORD.  
BEARINGS AND DISTANCES MAY VARY FROM PREVIOUS PLATS DUE TO DIFFERENT METHODS OF MEASUREMENTS.  
A 10' UTILITY EASEMENT IS ON THE STREETSIDE OF EVERY LOT UNLESS OTHERWISE NOTED.  
COORDINATES SHOWN ARE NORTH DAKOTA STATE PLANE (NORTH ZONE).  
COMBINATION FACTOR OF 1.0012216 TO CONVERT STATE PLANE DISTANCES TO GROUND DISTANCES.  
NGS CONTROL USED TO ESTABLISH STATE PLANE COORDINATES: ACKERMAN #1, ACKERMAN #2

CURVE	DELTA ANGLE	RADIUS	ARC	TANGENT	CHORD	CHORD BEARING
C 1	8°48'11.3"	821.83	126.27	63.26'	126.14'	N 09°36'10.8" E
C 2	0°76'22.6"	821.83	6.31'	3.15'	6.31'	N 05°25'16.7" E
C 3	8°14'48.6"	821.83	119.96'	60.00'	118.86'	N 09°48'22.2" E

LINE	BEARING	DISTANCE
L 1	N 05°12'13.2" E	55.39'
L 2	N 84°47'46.8" W	48.00'
L 3	N 06°12'13.3" E	35.00'
L 4	N 84°47'46.8" W	7.01'
L 5	N 05°12'13.2" E	82.85'



#### DESCRIPTION

KNOW ALL MEN BY THESE PRESENTS THAT JAXON-JAEGER RENTAL, LLC, BEING OWNER AND PROPRIETOR OF LOT 1, LAKESIDE 22ND ADDITION TO THE CITY OF MINOT, NORTH DAKOTA, WHICH IS MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT THE SOUTHWEST CORNER OF LOT 6, LAKESIDE 21ST ADDITION TO THE CITY OF MINOT, NORTH DAKOTA, A PLAT ON RECORD AT THE WARD COUNTY RECORDERS OFFICE; THENCE N 89°46'10.3" W, A DISTANCE OF 245.61 FEET; THENCE N 05°12'13.2" E, A DISTANCE OF 55.39 FEET; THENCE N 84°47'46.8" W, A DISTANCE OF 48.00 FEET; THENCE N 05°12'13.3" E, A DISTANCE OF 35.00 FEET; THENCE N 84°47'46.8" W, A DISTANCE OF 7.01 FEET; THENCE N 05°12'13.2" E, A DISTANCE OF 82.85 FEET; THENCE ALONG A CURVE TO THE RIGHT A DISTANCE OF 126.27 FEET, SAID CURVE HAVING A RADIUS OF 821.83 FEET AND A CHORD OF 126.14 FEET WHICH BEARS N 09°36'10.8" E; THENCE S 89°58'09.3" E, A DISTANCE OF 264.86 FEET; THENCE S 00°13'48.6" W, A DISTANCE OF 302.77 FEET TO THE POINT OF BEGINNING. TRACT CONTAINS 1.91 ACRES. HAVE CAUSED THE SAME TO BE SURVEYED AND PLATTED AS SHOWN HEREON TO BE KNOWN AS LAKESIDE 23RD ADDITION, TO THE CITY OF MINOT, NORTH DAKOTA AND HEREBY DONATE AND DEDICATE THE EASEMENTS AS SHOWN HEREON, TO THE PUBLIC FOR PUBLIC USE, IN WITNESS WHEREOF THE OWNER HAS HEREUNTO AFFIXED HIS SIGNATURE.

*Jarid Lundeen*  
JARID LUNDEEN, MEMBER  
JAXON-JAEGER RENTAL, LLC.

#### STATE OF NORTH DAKOTA COUNTY OF WARD

ON THIS 11<sup>th</sup> DAY OF August, 2022, BEFORE ME, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, APPEARED JARID LUNDEEN, WILL KNOWN TO ME TO BE THE PERSON DESCRIBED IN THE FOREGOING DESCRIPTION AND WHO ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME AS HIS OWN FREE ACT AND DEED.

MY COMMISSION EXPIRES:

*Brandi Hartman*  
NOTARY PUBLIC, COUNTY OF WARD, STATE OF NORTH DAKOTA

BRANDY N HARTMAN  
Notary Public  
State of North Dakota  
My Commission Expires Oct. 3, 2023

#### SURVEYOR'S CERTIFICATE

I, ROBBY L. BERARD, REGISTERED LAND SURVEYOR, HEREBY CERTIFY THAT I HAVE SURVEYED AND PLATTED THE FOREGOING DESCRIBED TRACT OF LAND, THAT LOTS, DISTANCES, AREAS AND LOCATIONS AS SHOWN ON THE FOREGOING PLAT AND CONTAINED IN THE DESCRIPTION THEREOF, ARE TRUE AND CORRECT TO THE BEST OF MY INFORMATION, KNOWLEDGE AND BELIEF.

*Robby L. Berard*  
ROBBY L. BERARD, RLS NO. 4727



#### STATE OF NORTH DAKOTA COUNTY OF WARD

ON THIS 10<sup>th</sup> DAY OF August, 2022, BEFORE ME, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, APPEARED ROBBY L. BERARD, REGISTERED LAND SURVEYOR, WELL KNOWN TO ME TO BE SUCH AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE FOREGOING SURVEYOR'S CERTIFICATE AS HIS OWN FREE ACT AND DEED.

MY COMMISSION EXPIRES:

*Chad Atterton*  
NOTARY PUBLIC, WARD COUNTY, STATE OF NORTH DAKOTA

CHAD ATTERTON  
Notary Public  
State of North Dakota  
My Commission Expires Nov. 11, 2024

Taxes and special assessments paid and transfer accepted this 10<sup>th</sup> day of September, 2022  
*Ward County Auditor / Treasurer*  
Ward County Auditor / Treasurer

APPROVED: *Lawrence*  
CITY OF MINOT ENGINEER

DATE: 9/14/2022