

**CERTIFICATE OF REAL ESTATE VALUE [SDCL 7-9-7(4)]**

COURTHOUSE USE ONLY

Book \_\_\_\_\_ Page \_\_\_\_\_

Ratio Card No. \_\_\_\_\_

State of South Dakota, County of \_\_\_\_\_

Seller(s): \_\_\_\_\_ ( )  
 Name \_\_\_\_\_ Phone Number \_\_\_\_\_

Mailing Address \_\_\_\_\_  
 Street/Box Number \_\_\_\_\_ City \_\_\_\_\_ State/Zip Code \_\_\_\_\_

Buyer(s): \_\_\_\_\_ ( )  
 Name \_\_\_\_\_ Phone Number \_\_\_\_\_

Current Mailing Address \_\_\_\_\_  
 Street/Box Number \_\_\_\_\_ City \_\_\_\_\_ State/Zip Code \_\_\_\_\_

**NEW** Mailing Address \_\_\_\_\_  
 Street/Box Number \_\_\_\_\_ City \_\_\_\_\_ State/Zip Code \_\_\_\_\_

**OWNER OCCUPIED – THIS BOX TO BE COMPLETED BY BUYER ONLY**

These items are important to complete for property to continue to be classified as owner occupied for a lower property tax rate.

Property is currently classified as owner-occupied YES \_\_\_\_\_ NO \_\_\_\_\_  
 Property will be occupied by buyer on \_\_\_\_\_ (date) YES \_\_\_\_\_ NO \_\_\_\_\_  
 Property will be principal residence of buyer on the above stated date YES \_\_\_\_\_ NO \_\_\_\_\_  
 Do you own any other residential property in the United States? YES \_\_\_\_\_ NO \_\_\_\_\_ If yes, state location \_\_\_\_\_

Signature (BUYER ONLY) \_\_\_\_\_

**Legal Description (Please include the number of acres for unplatted properties)**

(1) Date of Instrument \_\_\_\_\_

**(2) Type of Instrument:**

Contract for Deed \_\_\_\_\_ Warranty Deed \_\_\_\_\_ Executor's Deed \_\_\_\_\_ Mineral Deed \_\_\_\_\_  
 Quit Claim Deed \_\_\_\_\_ Trustee's Deed \_\_\_\_\_ Administrator's Deed \_\_\_\_\_ Gift \_\_\_\_\_  
 Other (specify) \_\_\_\_\_

**(3) Items Involved in Transaction**

(a) Was this property offered for sale to the general public YES \_\_\_\_\_ NO \_\_\_\_\_ (d) Actual Consideration Exchanged: \$ \_\_\_\_\_  
 (b) Relationship between buyer and seller? YES \_\_\_\_\_ NO \_\_\_\_\_ (e) Adjusted price paid for real estate: \$ \_\_\_\_\_  
 (c) Was this property sold by owner \_\_\_\_\_ agent \_\_\_\_\_ (actual consideration less amount paid for major items of personal property which are listed below)

In the blanks below, list any major items of personal property and their value which were included in the total purchase price (i.e. furniture, inventory, crops, leases, franchises): \_\_\_\_\_

**(4) Was there Buyer Financing YES \_\_\_\_\_ NO \_\_\_\_\_ If yes, items (a) and (b) below MUST be completed**

**(a) Type of Buyer Financing – check where applicable**

Conventional Bank Loan \_\_\_\_\_ Like Kind Exchange \_\_\_\_\_  
 Cash Sale \_\_\_\_\_ Assumed Mortgage \_\_\_\_\_  
 FHA, FmHA, SDHA Loan \_\_\_\_\_ Farm Credit Service \_\_\_\_\_  
 Contract for Deed \_\_\_\_\_ [must complete part (b)]

**(b) Contract for Deed YES \_\_\_\_\_ NO \_\_\_\_\_ (If yes, MUST complete items below)**

Down Payment \_\_\_\_\_  
 Monthly/Yearly Payment \_\_\_\_\_ Interest Rate \_\_\_\_\_  
 No. of Payments \_\_\_\_\_ Balloon Payment \_\_\_\_\_

Signature of seller, Buyer, or agent of \_\_\_\_\_

\_\_\_\_\_ Date