



## **Collection Information:**

**Folder:** Parcel No. 133. Corner State and Eaton Street.

**Series:** Area 1-A, Parcels 1-182, 1961-1962.

**Collection:** Port Authority of the City of Saint Paul. Records.

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Project Area 1-A  
Parcel No. 133  
Corner State and Eaton Streets

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Project Area 1-A  
Parcel No. 133  
Corner State and Eaton Street

Owner: Arthur E. Sundberg  
702 So. Lexington Parkway

Legal: Lot 1 and except street, Lots 2 and 3 and the North  
1/2 of Lot 4, Block 3, Morrison's Addition

Lot Size: 50 x 150  
46.78 x 118  
46.77 x 118  
23.38 x 118 = Total 21,297 square feet.

Zoning: Heavy industry

Vacant Land

Assessors Value: Land \$625.00, Total \$625.00.

This is a group of lots on State Street at Eaton Street, being the northeast corner of State and Eaton. State Street is blacktop. There is no sewer, sidewalk or curb. Gas and water are in the street. Eaton Street is not open or graded.

The South one-half of Lot 4 is already owned by the Port Authority according to the Court House records.

Buildings now apparently a part of this property are in most part moveable and have no value.

We have made a complete survey of this general area. An exhaustive search of all sales made over the last 5 years has been completed.

From our investigation and the data accumulated, it appears that the Market Value of subject land is based on a square foot value of  $12\frac{1}{2}\phi$  per square foot.

$21,297$  square feet @  $12\frac{1}{2}\phi$  = \$2,662.00.

This is a total taking. Based on our investigations and experience, it is your appraisers' opinion that the total damages are:

\$2,700.00

"TWO THOUSAND SEVEN HUNDRED DOLLARS"