

# Opt Out Log Template

<b>County:</b>	Lyon		
<b>City:</b>	Marshall		
<b>Development Name:</b>	Halter Villa III		
<b>Address</b>	501 Jewett Street		
	Marshall, MN 56258		
<b>Owner:</b>	Halter Housing		
	360 Pierce Ave #205		
	Mankato, MN 56003		
<b>Remarks:</b>			
<b>Number of Federally Assisted Units:</b>	24		
<b>Number of Section 8 Units:</b>	19 (Rural Development subsidy)		
<b>Proposed Opt Out/Prepayment Date:</b>	April 17, 2025		
<b>Type of Notice:</b>	<input type="checkbox"/> Opt Out Only <input type="checkbox"/> Prepayment Only	<input checked="" type="checkbox"/> Both Opt Out and Prepayment <input type="checkbox"/> Manufactured Home Park Conversion	
<b>MHFA First Mortgage:</b>	Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>		
<b>Client Group:</b>	<input checked="" type="checkbox"/> Family <input type="checkbox"/> Elderly <input type="checkbox"/> Chronically Mentally Ill <input type="checkbox"/> Human Acq. Immunodef <input type="checkbox"/> Individual Families – not eld/handicapped <input type="checkbox"/> Partially Elderly Handicapped <input type="checkbox"/> Partially Physically Handicapped	<input type="checkbox"/> Wholly Developmentally Disabled <input type="checkbox"/> Wholly Elderly Congregate <input type="checkbox"/> Wholly Elderly Housekeeping <input type="checkbox"/> Wholly Physically Disabled <input type="checkbox"/> Wholly Physically Handicapped <input type="checkbox"/> Other	
<b>Programs:</b>	<input type="checkbox"/> Project Based Section 8 <input type="checkbox"/> Section 202 <input type="checkbox"/> Section 207 <input type="checkbox"/> Section 207/223(f) <input type="checkbox"/> Section 207/223(f)/244 <input type="checkbox"/> Section 221 (d)(3) BMIR <input type="checkbox"/> Section 221 (d)(3)MKT <input type="checkbox"/> Section 221(d)(4)/244 <input type="checkbox"/> Section 221(d)(4)MKT <input type="checkbox"/> Section 811	<input type="checkbox"/> Section 223 (a)(7)/236(j)(1) <input type="checkbox"/> Section 223(a)(7)/221(d)(3)MKT <input type="checkbox"/> Section 223(a)(7)/241(f)/236 <input type="checkbox"/> Section 223(a)(7)/241(f)/236 <input type="checkbox"/> Section 231 <input type="checkbox"/> Section 236(j)(1) <input type="checkbox"/> Section 236(j)(1)/202 <input checked="" type="checkbox"/> Section 515 Rural Rental Housing <input type="checkbox"/> Section 542 (c)	


Halter Villa III Apartments  
Halter Housing  
360 Pierce Ave #205  
North Mankato, MN. 56003

April 17, 2024

Tenants of Halter Villa III Apartments  
City of Marshall  
MHFA

To Everyone,

This is a notice to the tenants of Halter Villa III Apartments, the City of Marshall and Minnesota Housing Finance that the owner of Halter Villa III Apartments will now begin the process of prepaying the Federal Mortgage. Once the federal loan is paid off the current federal use restrictions will terminate. This may result in some tenants losing their current type of rental assistance. However the owner is working with the mortgage agency to replace those subsidy monies with vouchers distributed to each of the tenants with rental assistance. The tenants will be kept updated as this process continues. Any action of paying off the mortgage will be at least one year from now.



Ted Halter



United States Department of Agriculture

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Halter Villa III  
501 Jewett Street  
Marshall, MN 56258

<b>Total Units:</b>	24
<b>Units with Subsidy:</b>	19
<b>Complex Type:</b>	Mixed
<b>Labor Housing Type:</b>	NA
<b>Bedrooms:</b>	<b>Studio:</b> 0
	<b>1 Bdr.</b> 12
	<b>2 Bdr.</b> 8
	<b>3 Bdr.</b> 4

**Contact Information**

life style, inc  
Phone: (507) 451-8524  
Email: [INFO@LIFESTYLEINC.NET](mailto:INFO@LIFESTYLEINC.NET)  
Website: [WWW.LIFESTYLEINC.NET](http://WWW.LIFESTYLEINC.NET)

Rural Development Multi-Family Housing  
Contact Information  
800-292-8293  
[MFHFODMidwest@usda.gov](mailto:MFHFODMidwest@usda.gov)

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