## Opt Out Log Template

City:   Marshall     Development Name:   Halter Villa III     Address   501 Jewett Street     Marshall, MN 56258     Owner:   Halter Housing     360 Pierce Ave #205     Mankato, MN 56003     Remarks:     Number of Federally Assisted Units:   24     Number of Section 8 Units:   19 (Rural Development subsidy)     Proposed Opt Out/Prepayment Date:   April 17, 2025     Type of Notice:   Opt Out Only     Prepayment Only   Both Opt Out and Prepayment Manufactured Home Park Conversion     MHFA First Mortgage:   Yes     No   Cherry Congregate Wholly Developmentally Disabled Wholly Elderfy Housekeeping, Wholly Physically Mandicapped     Programs:   Project Based Section 8 Section 227 (1)(3) MKIT Section 223 (a)(7)/221 (h)(244     Section 223 (a)(7)/221 (h)(244   Section 234 (a)(7)/241 (h)(235	County:	Lyon			
Development Name:   Halter Villa III     Address   501 Jewett Street     Marshall, MN 56258	county:	Lyon			
Address   S01 Jewett Street     Marshall, MN 56258     Owner:   Halter Housing     360 Pierce Ave #205     Markato, MN 56003     Remarks:     Number of Federally Assisted Units:     24     Number of Section 8 Units:   19 (Rural Development subsidy)     Proposed Opt Out/Prepayment Date:   April 17, 2025     Type of Notice:   Opt Out Only     Prepayment Only   Both Opt Out and Prepayment Marufactured Home Park Conversion     MHFA First Mortgage:   Yes     Ves   No     Client   Family Chronically Mentally III Human Acq. Immunodef Individuel Families – not Eld/handicapped Partially Elderly Handicapped   Wholly Developmentally Disabled Wholly Physically Handicapped Other     Programs:   Project Based Section 8 Section 202 Section 207/223(f) Section 207/223(f) Section 221(d)(3) MKT Section 221(d)(3) MKT Section 221(d)(3) MKT Section 221(d)(3) MKT   Section 223(a)(7)/241(f)/236 Section 223(a)(7)/241(f)/236 Section 223(a)(7)/241(f)/226 Section 223(a)(7)/241(f)/226 Section 223(a)(7)/241(f)/226	City:	Marshall			
Marshall, MN 56258     Owner:   Halter Housing     360 Pierce Ave #205     Mankato, MN 56003     Remarks:     Number of Federally Assisted Units:     24     Number of Section 8 Units:   19 (Rural Development subsidy)     Proposed Opt Out/Prepayment Date:   April 17, 2025     Type of Notice:   Opt Out Only     Prepayment Only   Both Opt Out and Prepayment     MHFA First Mortgage:   Yes     Ves   No X     Client   Family     Elderly   Wholly Developmentally Disabled     Wholly Elderly Hondicapped   Wholly Physically Disabled     Wholly Elderly Handicapped   Other     Programs:   Section 223 (a)(7)/234(j)(1)     Section 223 (a)(7)/234(j)(236)   Section 223 (a)(7)/241(f)/236     Section 223 (a)(7)/241(f)/236   Section 223 (a)(7)/241(f)/236     Section 221 (d)(3) MKT   Section 233 (a)(7)/241(f)/236     Section 221 (d)(3) MKT   Section 236(j)(1)/202     Section 221 (d)(3) MKT   Section 236(j)(1)/202     Section 221 (d)(3) MKT   Section 236(j)(1)/202	Development Name: Halter Villa III				
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Owner:   Halter Housing     360 Pierce Ave #205     Mankato, MN 56003     Remarks:     Number of Federally Assisted Units:   24     Number of Section 8 Units:   19 (Rural Development subsidy)     Proposed Opt Out/Prepayment Date:   April 17, 2025     Type of Notice:   Opt Out Only     Prepayment Only   Both Opt Out and Prepayment Manufactured Home Park Conversion     MHFA First Mortgage:   Yes     Versite   No      Client   Family     Both Opt Out Only   Wholly Developmentally Disabled     Wholly Elderly   Wholly Elderly Housekeeping     Wholly Elderly Handicapped   Wholly Physically Handicapped     Project Based Section 8   Section 223 (a)(7)/236(j)(1)     Section 202   Section 223 (a)(7)/236(j)(1)     Section 207   Section 223 (a)(7)/241(f)/236     Section 221 (d)(3)MKT   Section 231 (Section 231     Section 221 (d)(3)MKT   Section 236(j)(1)/202     Section 221 (d)(3)MKT   Section 236(j)(1)/202	Address				
360 Pierce Ave #205     Mankato, MN 56003     Remarks:     Number of Federally Assisted Units:   24     Number of Section 8 Units:   19 (Rural Development subsidy)     Proposed Opt Out/Prepayment Date:   April 17, 2025     Type of Notice:   Opt Out Only     Prepayment Only   Both Opt Out and Prepayment MHFA First Mortgage:     Yes   No X     Client Group:   Family Elderly Chronically Mentally III Human Acq. Immunodef Partially Elderly Handicapped   Wholly Developmentally Disabled Wholly Elderly Congregate Wholly Physically Disabled Wholly Physically Handicapped     Programs:   Project Based Section 8 Section 207 Section 207/223(f)   Section 223 (a)(7)/236(j)(1) Section 223 (a)(7)/241(f)/236 Section 223 (a)(7)/24					
Mankato, MN 56003     Remarks:     Number of Federally Assisted Units:   24     Number of Section 8 Units:   19 (Rural Development subsidy)     Proposed Opt Out/Prepayment Date:   April 17, 2025     Type of Notice:   Opt Out Only Prepayment Only   Both Opt Out and Prepayment Manufactured Home Park Conversion     MHFA First Mortgage:   Yes   No      Client Group:   Family Elderly Chronically Mentally III Human Acq. Immunodef Individual Families – not eld/handicapped Partially Elderly Handicapped   Wholly Developmentally Disabled Wholly Physically Disabled Wholly Physically Mandicapped     Programs:   Project Based Section 8 Section 207/223(f) Section 207/223(f) Section 223(a)(7)/221(d)(3)MKT Section 223(a)(7)/221(d)(3)MKT Section 223(a)(7)/2241(f)/236 Section 223(a)(7)/241(f)/236 Section 223(a)(7)/241(f)/236 Section 223(a)(7)/241(f)/236 Section 223(a)(7)/241(f)/236 Section 223(a)(7)/241(f)/236 Section 223(a)(7)/241(f)/236 Section 223(a)(7)/241(f)/236 Section 223(a)(7)/241	Owner:	Halter Housing			
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Proposed Opt Out/Prepayment Date:   April 17, 2025     Type of Notice:   Opt Out Only   Both Opt Out and Prepayment     MHFA First Mortgage:   Yes   No X     Client   Family   Wholly Elderly     Group:   Family   Wholly Mentally III     Human Acq. Immunodef   Wholly Elderly Congregate     Mholly Elderly Human Acq. Immunodef   Wholly Physically Handicapped     Partially Elderly Handicapped   Wholly Physically Handicapped     Programs:   Project Based Section 8   Section 223 (a)(7)/236(j)(1)     Section 207   Section 223 (a)(7)/241(f)/236     Section 207/223(f)   Section 223 (a)(7)/241(f)/236     Section 207/223(f)   Section 223 (a)(7)/241(f)/236     Section 207/223(f)   Section 23(a)(7)/241(f)/236     Section 207/223(f)   Section 236(j)(1)     Section 207/223(f)   Section 236(j)(244     Section 221 (d)(3) MIR   Section 236(j)(1)     Section 221 (d)(3) MIR   Section 236(j)(1)     Section 236(j)(1)   Section 236(j)(1)/202     Section 231(d)(3) MIRT   Section 236(j)(1)/202     Section 231(d)(4)/244   Section 236(j)(1)/202	Number of Federally Assisted Units: 24				
Type of Notice:   Opt Out Only   Both Opt Out and Prepayment     Prepayment Only   Manufactured Home Park Conversion     MHFA First Mortgage:   Yes   No     Client   Family   Wes   Wholly Developmentally Disabled     Client   Family   Wholly Developmentally Disabled   Wholly Elderly Chronically Mentally III     Human Acq. Immunodef   Wholly Elderly Housekeeping   Wholly Physically Disabled     Human Acq. Immunodef   Wholly Physically Disabled   Wholly Physically Handicapped     Partially Elderly Handicapped   Other   Other     Programs:   Project Based Section 8   Section 223 (a)(7)/236(j)(1)     Section 207   Section 223(a)(7)/241(f)/236     Section 207/223(f)   Section 223(a)(7)/241(f)/236     Section 207/223(f)   Section 231     Section 221 (d)(3) MNR   Section 236(j)(1)     Section 221 (d)(3) BMIR   Section 236(j)(1)/202     Section 221 (d)(3) MKT   Section 236(j)(1)/202     Section 221 (d)(4)/244   Section 515 Rural Rental Housing	Number of Section 8 Units:     19 (Rural Development subsidy)				
Prepayment Only   Manufactured Home Park Conversion     MHFA First Mortgage:   Yes   No     Client   Family   Wes   Wholly Developmentally Disabled     Group:   Family   Wanufactured Home Park Conversion     Human Acq. Immunodef   Wholly Elderly Housekeeping   Wholly Elderly Housekeeping     Human Acq. Immunodef   Wholly Physically Disabled   Wholly Physically Disabled     Partially Elderly Handicapped   Section 223 (a)(7)/236(j)(1)   Section 223 (a)(7)/236(j)(1)     Section 202   Section 223 (a)(7)/236(j)(1)   Section 223 (a)(7)/236(j)(1)     Section 207   Section 223 (a)(7)/241(f)/236     Section 207/223(f)   Section 223 (a)(7)/241(f)/236     Section 221 (d)(3) MKT   Section 236(j)(1)     Section 221 (d)(4)/244   Section 236(j)(1)/202     Section 221 (d)(4)/244   Section 515 Rural Rental Housing	Proposed Opt Out/Prepayment Date: April 17, 2025				
Prepayment Only   Manufactured Home Park Conversion     MHFA First Mortgage:   Yes   No     Client   Family   Wes   Wholly Developmentally Disabled     Group:   Family   Wes   Wholly Elderly Congregate     Chronically Mentally III   Wholly Elderly Housekeeping   Wholly Elderly Housekeeping     Human Acq. Immunodef   Wholly Physically Disabled   Wholly Physically Disabled     Individual Families – not eld/handicapped   Wholly Physically Handicapped   Other     Programs:   Project Based Section 8   Section 223 (a)(7)/236(j)(1)   Section 223 (a)(7)/241(f)/236     Section 207   Section 223 (a)(7)/241(f)/236   Section 223(a)(7)/241(f)/236   Section 223(a)(7)/241(f)/236     Section 221 (d)(3) BMIR   Section 236(j)(1)   Section 236(j)(1)   Section 236(j)(1)     Section 221 (d)(3) MKT   Section 236(j)(1)/202   Section 236(j)(1)/202   Section 236(j)(1)/202	Type of N	lotice: Opt Out Only	Both Opt Out and Prepayment		
Client Group:   Family Elderly   Wholly Developmentally Disabled Wholly Elderly Congregate     Human Acq. Immunodef   Wholly Elderly Housekeeping     Individual Families – not eld/handicapped   Wholly Physically Disabled     Partially Elderly Handicapped   Wholly Physically Handicapped     Partially Physically Handicapped   Other     Programs:   Project Based Section 8 Section 202 Section 207   Section 223 (a)(7)/236(j)(1) Section 223(a)(7)/221(d)(3)MKT Section 207/223(f)     Section 207/223(f)   Section 223(a)(7)/241(f)/236 Section 221 (d)(3) BMIR   Section 231 Section 23(a)(7)/241(f)/236 Section 231 Section 221 (d)(3)MKT     Section 221 (d)(4)/244   Section 236(j)(1)   Section 236(j)(1)/202 Section 515 Rural Rental Housing					
Client Group:   Family Elderly   Wholly Developmentally Disabled Wholly Elderly Congregate     Human Acq. Immunodef   Wholly Elderly Housekeeping     Individual Families – not eld/handicapped   Wholly Physically Disabled     Partially Elderly Handicapped   Wholly Physically Handicapped     Partially Physically Handicapped   Other     Programs:   Project Based Section 8 Section 202 Section 207   Section 223 (a)(7)/236(j)(1) Section 223(a)(7)/221(d)(3)MKT Section 207/223(f)     Section 207/223(f)   Section 223(a)(7)/241(f)/236 Section 221 (d)(3) BMIR   Section 231 Section 23(a)(7)/241(f)/236 Section 231 Section 221 (d)(3)MKT     Section 221 (d)(4)/244   Section 236(j)(1)   Section 236(j)(1)/202 Section 515 Rural Rental Housing					
Group:   Elderly   Wholly Elderly Congregate     Chronically Mentally III   Wholly Elderly Housekeeping     Human Acq. Immunodef   Wholly Physically Disabled     Individual Families – not eld/handicapped   Wholly Physically Handicapped     Partially Elderly Handicapped   Other     Programs:   Project Based Section 8   Section 223 (a)(7)/236(j)(1)     Section 202   Section 223(a)(7)/221(d)(3)MKT     Section 207   Section 223(a)(7)/241(f)/236     Section 207/223(f)   Section 231     Section 221 (d)(3) MKT   Section 236(j)(1)     Section 221 (d)(3) MKT   Section 236(j)(1)/202     Section 221 (d)(4)/244   Section 515 Rural Rental Housing	MHFA First Mortgage: Yes No 🔀				
Programs:   Project Based Section 8     Section 202   Section 202     Section 207   Section 207/223(f)     Section 207/223(f)/244   Section 223(a)(7)/241(f)/236     Section 211 (d)(3) BMIR   Section 231     Section 221 (d)(3) MKT   Section 236(j)(1)	Client	Family	Wholly Developmentally Disabled		
Human Acq. Immunodef   Wholly Physically Disabled     Individual Families – not eld/handicapped   Wholly Physically Handicapped     Partially Elderly Handicapped   Other     Programs:   Project Based Section 8     Section 202   Section 223 (a)(7)/236(j)(1)     Section 202   Section 223(a)(7)/241(f)/236     Section 207/223(f)   Section 223(a)(7)/241(f)/236     Section 207/223(f)/244   Section 231     Section 221 (d)(3) BMIR   Section 236(j)(1)     Section 221 (d)(3) MKT   Section 236(j)(1)/202     Section 221 (d)(4)/244   Section 236(j)(1)/202	Group:				
Individual Families – not eld/handicapped   Wholly Physically Handicapped     Partially Elderly Handicapped   Other     Programs:   Project Based Section 8     Section 202   Section 223 (a)(7)/236(j)(1)     Section 202   Section 223(a)(7)/221(d)(3)MKT     Section 207   Section 223(a)(7)/241(f)/236     Section 207/223(f)   Section 223(a)(7)/241(f)/236     Section 207/223(f)   Section 223(a)(7)/241(f)/236     Section 207/223(f)   Section 231     Section 221 (d)(3) BMIR   Section 236(j)(1)     Section 221 (d)(3) MKT   Section 236(j)(1)/202     Section 221(d)(4)/244   Section 515 Rural Rental Housing					
Partially Physically Handicapped     Programs:   Project Based Section 8     Section 202   Section 223 (a)(7)/236(j)(1)     Section 207   Section 223(a)(7)/221(d)(3)MKT     Section 207   Section 223(a)(7)/241(f)/236     Section 207/223(f)   Section 223(a)(7)/241(f)/236     Section 207/223(f)   Section 223(a)(7)/241(f)/236     Section 207/223(f)/244   Section 223(a)(7)/241(f)/236     Section 207/223(f)/244   Section 223(a)(7)/241(f)/236     Section 207/223(f)/244   Section 23(a)(7)/241(f)/236     Section 207/223(f)/244   Section 23(a)(7)/241(f)/236     Section 221(d)(3) BMIR   Section 236(j)(1)     Section 221(d)(3) MKT   Section 236(j)(1)/202     Section 221(d)(4)/244   Section 515 Rural Rental Housing					
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Section 202   Section 223(a)(7)/221(d)(3)MKT     Section 207   Section 223(a)(7)/241(f)/236     Section 207/223(f)   Section 223(a)(7)/241(f)/236     Section 207/223(f)/244   Section 223(a)(7)/241(f)/236     Section 207/223(f)/244   Section 231     Section 221 (d)(3) BMIR   Section 236(j)(1)     Section 221 (d)(3)MKT   Section 236(j)(1)/202     Section 221(d)(4)/244   Section 515 Rural Rental Housing					
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Section 221 (d)(3)MKT   Section 236(j)(1)/202     Section 221(d)(4)/244   Section 515 Rural Rental Housing					
Section 221(d)(4)/244 Section 515 Rural Rental Housing					
Section 811		Section 221(d)(4)MKT	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





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## **Rental Property Information**



Apartment Information Halter Villa III 501 Jewett Street Marshall, MN 56258

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

Contact Information life style, inc Phone: (507) 451-8524 Email: INFO@LIFESTYLEINC.NET Website: WWW.LIFESTYLEINC.NET

Rural Development Multi-Family Housing Contact Information 800-292-8293 MFHFODMidwest@usda.gov

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