



Commercial Sales Verification

MONTANA
Form AB-60C
3-04

Geocode
Assessor Code
Property Address

Legal Description:
Subd/Blk/Lot
Sec/Twp/Rge

Sale Mo/Year
Nbhd-Code

The Department of Revenue shares Montana taxpayers' concerns about fair and equitable valuation of all property statewide. An important component of determining accurate market values is an analysis of property sales. This practice is consistent with the same technique used by fee appraisers.

We want to ensure that our information about the property sale referenced above is correct. Please assist us by completing this questionnaire and returning it to us within ten (10) days using the envelope provided. **This information will be considered confidential.**

An appraiser from our office will visit your property to verify property record data and sales information. If you have any questions, please call your local Department of Revenue office at (406) _____, or visit the local office at _____.

Questionnaire

Description of the Sale

1. Total Sale Price \$ _____ Date of Sale _____ Cash Down Payment \$ _____

Note: This question is to help determine if the financing method affected the sale price and to confirm the sale price reported on the Realty Transfer Certificate.

➤ Financing

Amount \$ _____ Interest Rate _____ Term _____

Amount \$ _____ Interest Rate _____ Term _____

Other Consideration(s) _____

If the buyer assumed any unpaid taxes or assessments, please identify them. Indicate the amounts involved and indicate whether they are included in the total sale price or are excluded.

Description _____ Amount \$ _____

Included _____ Excluded _____

➤ Source of Financing: Conventional Loan Contract for Deed SBA Loan

Other (specify) _____

➤ Was a trade of property involved in this sale? Yes No

If yes, please explain: _____ Estimated Value \$ _____

➤ Describe any business equipment/inventory included in the total sales price and give an estimate of their value.

Description _____ Estimated Value \$ _____

➤ Describe any licenses included in this transfer: _____ Value \$ _____

➤ Was any portion of the sale price attributed to good will? Yes No Amount \$ _____

Is this sale part of a merger? Yes No

Is this sale between related businesses? Yes No

Is this sale between business partners? Yes No

2. What portion of the property is rented? _____

3. Was the seller forced to sell this property? Yes No If yes, please explain: _____

4. Have any changes (e.g. additions, remodeling, new structures, damage) occurred to the property since this sale?

Yes No If yes, please indicate the changes: _____

This questionnaire was completed by: _____

Daytime Phone No.: _____ (Please print)

Signature: _____ Date: _____

For Office Use Only

Name of Person Contacted: _____ Date: _____

Person Contacted by What Means: On-site Visit Phone Mail

Signature of Verifier: _____ Date: _____

Determination of Sale: Valid Invalid Give Reason: _____