



# PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 4/25/2025 9:13:10 AM

General Details							
Parcel ID:	185-0103-00030						
Document:	Torrens - 936318.0						
Document Date:	08/30/2013						
Legal Description Details							
Plat Name:	LUNDHOLM DIVISION PROCTOR						
Section	Township	Range	Lot	Block			
-	-	-	0003	001			
Description:	LOT: 0003 BLOCK:001						
Taxpayer Details							
Taxpayer Name	SALO JASON & MEGAN						
and Address:	1217 BIRCHWOOD DR PROCTOR MN 55810						
Owner Details							
Owner Name	SALO JASON						
Owner Name	SALO MEGAN						
Payable 2025 Tax Summary							
2025 - Net Tax			\$4,199.00				
2025 - Special Assessments			\$29.00				
<b>2025 - Total Tax &amp; Special Assessments</b>			<b>\$4,228.00</b>				
Current Tax Due (as of 4/24/2025)							
Due May 15		Due October 15			Total Due		
2025 - 1st Half Tax	\$2,114.00	2025 - 2nd Half Tax	\$2,114.00	2025 - 1st Half Tax Due	\$2,114.00		
2025 - 1st Half Tax Paid	\$0.00	2025 - 2nd Half Tax Paid	\$0.00	2025 - 2nd Half Tax Due	\$2,114.00		
<b>2025 - 1st Half Due</b>	<b>\$2,114.00</b>	<b>2025 - 2nd Half Due</b>	<b>\$2,114.00</b>	<b>2025 - Total Due</b>	<b>\$4,228.00</b>		
Parcel Details							
Property Address:	1217 BIRCHWOOD DR, PROCTOR MN						
School District:	704						
Tax Increment District:	-						
Property/Homesteader:	SALO, JASON E & MEGAN J						
Assessment Details (2025 Payable 2026)							
Class Code (Legend)	Homestead Status	Land EMV	Bldg EMV	Total EMV	Def Land EMV	Def Bldg EMV	Net Tax Capacity
201	1 - Owner Homestead (100.00% total)	\$36,500	\$303,800	\$340,300	\$0	\$0	-
Total:		\$36,500	\$303,800	\$340,300	\$0	\$0	3244



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## Land Details

Deeded Acres: 0.00  
Waterfront: -  
Water Front Feet: 0.00  
Water Code & Desc: -  
Gas Code & Desc: -  
Sewer Code & Desc: -  
Lot Width: 0.00  
Lot Depth: 0.00

The dimensions shown are not guaranteed to be survey quality. Additional lot information can be found at <https://apps.stlouiscountymn.gov/webPlatsIframe/frmPlatStatPopUp.aspx>. If there are any questions, please email [PropertyTax@stlouiscountymn.gov](mailto:PropertyTax@stlouiscountymn.gov).

## Improvement 1 Details (HOUSE)

Improvement Type	Year Built	Main Floor Ft <sup>2</sup>	Gross Area Ft <sup>2</sup>	Basement Finish	Style Code & Desc.
HOUSE	1981	1,432	1,432	AVG Quality / 1224 Ft <sup>2</sup>	SE - SPLT ENTRY
Segment	Story	Width	Length	Area	Foundation
BAS	1	2	15	30	CANTILEVER
BAS	1	2	21	42	CANTILEVER
BAS	1	20	24	480	BASEMENT
BAS	1	22	40	880	BASEMENT
CW	1	7	8	56	POST ON GROUND
DK	0	0	0	513	POST ON GROUND
DK	0	8	8	64	POST ON GROUND
Bath Count	Bedroom Count	Room Count	Fireplace Count	HVAC	
1.75 BATHS	4 BEDROOMS	-	1	CENTRAL, GAS	

## Improvement 2 Details (DG)

Improvement Type	Year Built	Main Floor Ft <sup>2</sup>	Gross Area Ft <sup>2</sup>	Basement Finish	Style Code & Desc.
GARAGE	1981	720	720	-	DETACHED
Segment	Story	Width	Length	Area	Foundation
BAS	1	24	30	720	FLOATING SLAB

## Improvement 3 Details (SHED)

Improvement Type	Year Built	Main Floor Ft <sup>2</sup>	Gross Area Ft <sup>2</sup>	Basement Finish	Style Code & Desc.
STORAGE BUILDING	1981	144	144	-	-
Segment	Story	Width	Length	Area	Foundation
BAS	1	12	12	144	POST ON GROUND

## Sales Reported to the St. Louis County Auditor

Sale Date	Purchase Price	CRV Number
08/2013	\$226,000	203040
08/2013	\$226,000	203041
05/2003	\$206,000	153805



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Assessment History							
Year	Class Code (Legend)	Land EMV	Bldg EMV	Total EMV	Def Land EMV	Def Bldg EMV	Net Tax Capacity
2024 Payable 2025	201	\$39,100	\$277,900	\$317,000	\$0	\$0	-
	Total	\$39,100	\$277,900	\$317,000	\$0	\$0	2,990.00
2023 Payable 2024	201	\$32,300	\$253,300	\$285,600	\$0	\$0	-
	Total	\$32,300	\$253,300	\$285,600	\$0	\$0	2,741.00
2022 Payable 2023	201	\$32,300	\$228,400	\$260,700	\$0	\$0	-
	Total	\$32,300	\$228,400	\$260,700	\$0	\$0	2,469.00
2021 Payable 2022	201	\$29,800	\$215,000	\$244,800	\$0	\$0	-
	Total	\$29,800	\$215,000	\$244,800	\$0	\$0	2,296.00
Tax Detail History							
Tax Year	Tax	Special Assessments	Total Tax & Special Assessments	Taxable Land MV	Taxable Building MV	Total Taxable MV	
2024	\$4,059.00	\$25.00	\$4,084.00	\$30,995	\$243,069	\$274,064	
2023	\$3,841.00	\$25.00	\$3,866.00	\$30,593	\$216,330	\$246,923	
2022	\$3,865.00	\$25.00	\$3,890.00	\$27,949	\$201,643	\$229,592	

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