



# PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 5/14/2025 4:06:57 AM

General Details							
Parcel ID:	185-0150-00920						
Document:	Abstract - 01307505						
Document Date:	04/14/2017						
Legal Description Details							
Plat Name:	MAGOFFINS 2ND DIVISION OF PROCTORKNOTT						
Section	Township	Range	Lot	Block			
-	-	-	-	003			
Description:	LOTS 23 AND 24						
Taxpayer Details							
Taxpayer Name	CARLSON CATHLEEN M LYSHER & CHARLES						
and Address:	803 2ND STREET PROCTOR MN 55810						
Owner Details							
Owner Name	CARLSON CATHLEEN M						
Owner Name	CARLSON CHARLES G						
Payable 2025 Tax Summary							
2025 - Net Tax			\$2,321.00				
2025 - Special Assessments			\$29.00				
<b>2025 - Total Tax &amp; Special Assessments</b>			<b>\$2,350.00</b>				
Current Tax Due (as of 5/13/2025)							
Due May 15		Due October 15			Total Due		
2025 - 1st Half Tax	\$1,175.00	2025 - 2nd Half Tax	\$1,175.00	2025 - 1st Half Tax Due	\$1,175.00		
2025 - 1st Half Tax Paid	\$0.00	2025 - 2nd Half Tax Paid	\$0.00	2025 - 2nd Half Tax Due	\$1,175.00		
<b>2025 - 1st Half Due</b>	<b>\$1,175.00</b>	<b>2025 - 2nd Half Due</b>	<b>\$1,175.00</b>	<b>2025 - Total Due</b>	<b>\$2,350.00</b>		
Parcel Details							
Property Address:	803 2ND ST, PROCTOR MN						
School District:	704						
Tax Increment District:	-						
Property/Homesteader:	CARLSON, CHARLES & CATHLEEN M LYSHE						
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)	\$15,000	\$190,100	\$205,100	\$0	\$0	-
Total:		\$15,000	\$190,100	\$205,100	\$0	\$0	1777



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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	1905	1,008	1,008	U Quality / 0 Ft <sup>2</sup>	RAM - RAMBL/RNCH
Segment	Story	Width	Length	Area	Foundation
BAS	1	24	42	1,008	BASEMENT
CW	1	6	14	84	BASEMENT
DK	1	3	5	15	POST ON GROUND
DK	1	10	28	280	PIERS AND FOOTINGS
Bath Count	Bedroom Count	Room Count		Fireplace Count	HVAC
0.75 BATH	2 BEDROOMS	-		0	C&AIR_COND, 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	1930	352	352	-	DETACHED
Segment	Story	Width	Length	Area	Foundation
BAS	1	16	22	352	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	1990	120	120	-	-
Segment	Story	Width	Length	Area	Foundation
BAS	1	8	15	120	POST ON GROUND

## Sales Reported to the St. Louis County Auditor

Sale Date	Purchase Price	CRV Number
04/2017	\$100,000 (This is part of a multi parcel sale.)	220539
10/2012	\$97,000 (This is part of a multi parcel sale.)	199010



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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	\$15,100	\$177,700	\$192,800	\$0	\$0	-
	Total	\$15,100	\$177,700	\$192,800	\$0	\$0	1,639.00
2023 Payable 2024	201	\$11,400	\$154,600	\$166,000	\$0	\$0	-
	Total	\$11,400	\$154,600	\$166,000	\$0	\$0	1,439.00
2022 Payable 2023	201	\$11,400	\$136,600	\$148,000	\$0	\$0	-
	Total	\$11,400	\$136,600	\$148,000	\$0	\$0	1,243.00
2021 Payable 2022	201	\$10,600	\$128,800	\$139,400	\$0	\$0	-
	Total	\$10,600	\$128,800	\$139,400	\$0	\$0	1,149.00
Tax Detail History							
Tax Year	Tax	Special Assessments	Total Tax & Special Assessments	Taxable Land MV	Taxable Building MV	Total Taxable MV	
2024	\$2,151.00	\$25.00	\$2,176.00	\$9,883	\$134,033	\$143,916	
2023	\$1,953.00	\$25.00	\$1,978.00	\$9,574	\$114,722	\$124,296	
2022	\$1,957.00	\$25.00	\$1,982.00	\$8,738	\$106,175	\$114,913	

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