



# PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 12/16/2025 5:20:00 AM

| General Details                                   |   |                            |                 |                         |                 |                 |                     |
|---|---|----------------------------|-----------------|-------------------------|-----------------|-----------------|---------------------|
| Parcel ID:  | 215-0010-05445  |                            |                 |                         |                 |                 |                     |
| Document:   | Abstract - 01119059   |                            |                 |                         |                 |                 |                     |
| Document Date:                                    | 09/09/2009  |                            |                 |                         |                 |                 |                     |
| Legal Description Details                         |   |                            |                 |                         |                 |                 |                     |
| Plat Name:  | ANGORA  |                            |                 |                         |                 |                 |                     |
| Section   | Township  | Range                      | Lot             | Block                   |                 |                 |                     |
| 32  | 61  | 18                         | -               | -                       |                 |                 |                     |
| Description:                                      | E 1000 FT OF W 1135 6/10 FT OF N 400 FT OF NW 1/4 OF NE 1/4 |                            |                 |                         |                 |                 |                     |
| Taxpayer Details                                  |   |                            |                 |                         |                 |                 |                     |
| Taxpayer Name                                     | LANGE CHRISTOPHER LEWIS                                     |                            |                 |                         |                 |                 |                     |
| and Address:                                      | 9164 HANNULA RD<br>ANGORA MN 55703                          |                            |                 |                         |                 |                 |                     |
| Owner Details                                     |   |                            |                 |                         |                 |                 |                     |
| Owner Name  | LANGE CHRISTOPHER LEWIS                                     |                            |                 |                         |                 |                 |                     |
| Payable 2025 Tax Summary                          |   |                            |                 |                         |                 |                 |                     |
| 2025 - Net Tax                                    |   |                            | \$137.00        |                         |                 |                 |                     |
| 2025 - Special Assessments                        |   |                            | \$85.00         |                         |                 |                 |                     |
| <b>2025 - Total Tax &amp; Special Assessments</b> |   |                            | <b>\$222.00</b> |                         |                 |                 |                     |
| Current Tax Due (as of 12/15/2025)                |   |                            |                 |                         |                 |                 |                     |
| Due May 15  |   | Due October 15             |                 |                         | Total Due       |                 |                     |
| 2025 - 1st Half Tax                               | \$111.00  | 2025 - 2nd Half Tax        | \$111.00        | 2025 - 1st Half Tax Due | \$0.00          |                 |                     |
| 2025 - 1st Half Tax Paid                          | \$111.00  | 2025 - 2nd Half Tax Paid   | \$111.00        | 2025 - 2nd Half Tax Due | \$0.00          |                 |                     |
| <b>2025 - 1st Half Due</b>                        | <b>\$0.00</b>   | <b>2025 - 2nd Half Due</b> | <b>\$0.00</b>   | <b>2025 - Total Due</b> | <b>\$0.00</b>   |                 |                     |
| Parcel Details                                    |   |                            |                 |                         |                 |                 |                     |
| Property Address:                                 | 9164 HANNULA RD, ANGORA MN                                  |                            |                 |                         |                 |                 |                     |
| School District:                                  | 2142  |                            |                 |                         |                 |                 |                     |
| Tax Increment District:                           | -   |                            |                 |                         |                 |                 |                     |
| Property/Homesteader:                             | LANGE, CHRISTOPHER L  |                            |                 |                         |                 |                 |                     |
| Assessment Details (2025 Payable 2026)            |   |                            |                 |                         |                 |                 |                     |
| Class Code<br>(Legend)                            | Homestead<br>Status   | Land<br>EMV                | Bldg<br>EMV     | Total<br>EMV            | Def Land<br>EMV | Def Bldg<br>EMV | Net Tax<br>Capacity |
| 201   | 1 - Owner Homestead<br>(100.00% total)                      | \$32,700                   | \$102,900       | \$135,600               | \$0             | \$0             | -                   |
| Total:  |   | \$32,700                   | \$102,900       | \$135,600               | \$0             | \$0             | 1013                |



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## Land Details

**Deeded Acres:** 9.20  
**Waterfront:** RICE RIVER  
**Water Front Feet:** 940.00  
**Water Code & Desc:** W - DRILLED WELL  
**Gas Code & Desc:** -  
**Sewer Code & Desc:** S - ON-SITE SANITARY SYSTEM  
**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 (RESIDENCE)

| Improvement Type | Year Built    | Main Floor Ft <sup>2</sup> | Gross Area Ft <sup>2</sup> | Basement Finish      | Style Code & Desc. |
|------------------|---------------|----------------------------|----------------------------|----------------------|--------------------|
| HOUSE            | 2020          | 768                        | 1,272                      | -                    | 1S+ - 1+ STORY     |
| Segment          | Story         | Width                      | Length                     | Area                 | Foundation         |
| BAS              | 1             | 12                         | 22                         | 264                  | FLOATING SLAB      |
| BAS              | 2             | 12                         | 42                         | 504                  | FLOATING SLAB      |
| DK               | 1             | 8                          | 8                          | 64                   | FLOATING SLAB      |
| Bath Count       | Bedroom Count | Room Count                 | Fireplace Count            | HVAC                 |                    |
| 1.25 BATHS       | 2 BEDROOMS    | -                          | 0                          | STOVE/SPCE, ELECTRIC |                    |

## Improvement 2 Details (ATT GARAGE)

| Improvement Type | Year Built | Main Floor Ft <sup>2</sup> | Gross Area Ft <sup>2</sup> | Basement Finish | Style Code & Desc. |
|------------------|------------|----------------------------|----------------------------|-----------------|--------------------|
| GARAGE           | 2020       | 264                        | 264                        | -               | ATTACHED           |
| Segment          | Story      | Width                      | Length                     | Area            | Foundation         |
| BAS              | 1          | 12                         | 22                         | 264             | FLOATING SLAB      |

## Improvement 3 Details (DET GARAGE)

| Improvement Type | Year Built | Main Floor Ft <sup>2</sup> | Gross Area Ft <sup>2</sup> | Basement Finish | Style Code & Desc. |
|------------------|------------|----------------------------|----------------------------|-----------------|--------------------|
| GARAGE           | 0          | 1,340                      | 1,340                      | -               | DETACHED           |
| Segment          | Story      | Width                      | Length                     | Area            | Foundation         |
| BAS              | 1          | 10                         | 30                         | 300             | POST ON GROUND     |
| BAS              | 1          | 26                         | 40                         | 1,040           | FLOATING SLAB      |

## Improvement 4 Details (OLD GARAGE)

| Improvement Type | Year Built | Main Floor Ft <sup>2</sup> | Gross Area Ft <sup>2</sup> | Basement Finish | Style Code & Desc. |
|------------------|------------|----------------------------|----------------------------|-----------------|--------------------|
| GARAGE           | 0          | 240                        | 240                        | -               | DETACHED           |
| Segment          | Story      | Width                      | Length                     | Area            | Foundation         |
| BAS              | 1          | 12                         | 20                         | 240             | FLOATING SLAB      |

## Improvement 5 Details (20X24 CPT)

| Improvement Type | Year Built | Main Floor Ft <sup>2</sup> | Gross Area Ft <sup>2</sup> | Basement Finish | Style Code & Desc. |
|------------------|------------|----------------------------|----------------------------|-----------------|--------------------|
| CAR PORT         | 0          | 672                        | 672                        | -               | -                  |
| Segment          | Story      | Width                      | Length                     | Area            | Foundation         |
| BAS              | 1          | 8                          | 24                         | 192             | POST ON GROUND     |
| BAS              | 1          | 20                         | 24                         | 480             | POST ON GROUND     |



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| Improvement 6 Details (18X20 CPT)   |                        |                            |                                 |                            |                     |                    |                  |         |       |       |        |      |            |  |  |     |   |   |    |    |                |  |  |     |   |    |    |     |                |  |  |
|---|------------------------|----------------------------|---------------------------------|----------------------------|---------------------|--------------------|------------------|---------|-------|-------|--------|------|------------|--|--|-----|---|---|----|----|----------------|--|--|-----|---|----|----|-----|----------------|--|--|
| Improvement Type  | Year Built             | Main Floor Ft <sup>2</sup> |                                 | Gross Area Ft <sup>2</sup> | Basement Finish     | Style Code & Desc. |                  |         |       |       |        |      |            |  |  |     |   |   |    |    |                |  |  |     |   |    |    |     |                |  |  |
| CAR PORT  | 0                      | 528                        |                                 | 528                        | -                   | -                  |                  |         |       |       |        |      |            |  |  |     |   |   |    |    |                |  |  |     |   |    |    |     |                |  |  |
| <table><tr><td>Segment</td><td>Story</td><td>Width</td><td>Length</td><td>Area</td><td colspan="3">Foundation</td></tr><tr><td>BAS</td><td>1</td><td>6</td><td>16</td><td>96</td><td colspan="3">POST ON GROUND</td></tr><tr><td>BAS</td><td>1</td><td>18</td><td>24</td><td>432</td><td colspan="3">POST ON GROUND</td></tr></table> |                        |                            |                                 |                            |                     |                    |                  | Segment | Story | Width | Length | Area | Foundation |  |  | BAS | 1 | 6 | 16 | 96 | POST ON GROUND |  |  | BAS | 1 | 18 | 24 | 432 | POST ON GROUND |  |  |
| Segment   | Story                  | Width                      | Length                          | Area                       | Foundation          |                    |                  |         |       |       |        |      |            |  |  |     |   |   |    |    |                |  |  |     |   |    |    |     |                |  |  |
| BAS   | 1                      | 6                          | 16                              | 96                         | POST ON GROUND      |                    |                  |         |       |       |        |      |            |  |  |     |   |   |    |    |                |  |  |     |   |    |    |     |                |  |  |
| BAS   | 1                      | 18                         | 24                              | 432                        | POST ON GROUND      |                    |                  |         |       |       |        |      |            |  |  |     |   |   |    |    |                |  |  |     |   |    |    |     |                |  |  |
| Sales Reported to the St. Louis County Auditor  |                        |                            |                                 |                            |                     |                    |                  |         |       |       |        |      |            |  |  |     |   |   |    |    |                |  |  |     |   |    |    |     |                |  |  |
| Sale Date   |                        | Purchase Price             |                                 |                            | CRV Number          |                    |                  |         |       |       |        |      |            |  |  |     |   |   |    |    |                |  |  |     |   |    |    |     |                |  |  |
| 07/2003   |                        | \$44,000                   |                                 |                            | 154218              |                    |                  |         |       |       |        |      |            |  |  |     |   |   |    |    |                |  |  |     |   |    |    |     |                |  |  |
| 08/1997   |                        | \$25,000                   |                                 |                            | 118062              |                    |                  |         |       |       |        |      |            |  |  |     |   |   |    |    |                |  |  |     |   |    |    |     |                |  |  |
| Assessment History  |                        |                            |                                 |                            |                     |                    |                  |         |       |       |        |      |            |  |  |     |   |   |    |    |                |  |  |     |   |    |    |     |                |  |  |
| Year  | Class Code<br>(Legend) | Land EMV                   | Bldg EMV                        | Total EMV                  | Def Land EMV        | Def Bldg EMV       | Net Tax Capacity |         |       |       |        |      |            |  |  |     |   |   |    |    |                |  |  |     |   |    |    |     |                |  |  |
| 2024 Payable 2025   | 201                    | \$35,200                   | \$16,600                        | \$51,800                   | \$0                 | \$0                | -                |         |       |       |        |      |            |  |  |     |   |   |    |    |                |  |  |     |   |    |    |     |                |  |  |
|   | Total                  | \$35,200                   | \$16,600                        | \$51,800                   | \$0                 | \$0                | 311.00           |         |       |       |        |      |            |  |  |     |   |   |    |    |                |  |  |     |   |    |    |     |                |  |  |
| 2023 Payable 2024   | 201                    | \$28,900                   | \$16,600                        | \$45,500                   | \$0                 | \$0                | -                |         |       |       |        |      |            |  |  |     |   |   |    |    |                |  |  |     |   |    |    |     |                |  |  |
|   | Total                  | \$28,900                   | \$16,600                        | \$45,500                   | \$0                 | \$0                | 273.00           |         |       |       |        |      |            |  |  |     |   |   |    |    |                |  |  |     |   |    |    |     |                |  |  |
| 2022 Payable 2023   | 201                    | \$28,900                   | \$15,900                        | \$44,800                   | \$0                 | \$0                | -                |         |       |       |        |      |            |  |  |     |   |   |    |    |                |  |  |     |   |    |    |     |                |  |  |
|   | Total                  | \$28,900                   | \$15,900                        | \$44,800                   | \$0                 | \$0                | 269.00           |         |       |       |        |      |            |  |  |     |   |   |    |    |                |  |  |     |   |    |    |     |                |  |  |
| 2021 Payable 2022   | 201                    | \$34,400                   | \$13,400                        | \$47,800                   | \$0                 | \$0                | -                |         |       |       |        |      |            |  |  |     |   |   |    |    |                |  |  |     |   |    |    |     |                |  |  |
|   | Total                  | \$34,400                   | \$13,400                        | \$47,800                   | \$0                 | \$0                | 287.00           |         |       |       |        |      |            |  |  |     |   |   |    |    |                |  |  |     |   |    |    |     |                |  |  |
| Tax Detail History  |                        |                            |                                 |                            |                     |                    |                  |         |       |       |        |      |            |  |  |     |   |   |    |    |                |  |  |     |   |    |    |     |                |  |  |
| Tax Year  | Tax                    | Special Assessments        | Total Tax & Special Assessments | Taxable Land MV            | Taxable Building MV | Total Taxable MV   |                  |         |       |       |        |      |            |  |  |     |   |   |    |    |                |  |  |     |   |    |    |     |                |  |  |
| 2024  | \$127.00               | \$85.00                    | \$212.00                        | \$17,340                   | \$9,960             | \$27,300           |                  |         |       |       |        |      |            |  |  |     |   |   |    |    |                |  |  |     |   |    |    |     |                |  |  |
| 2023  | \$129.00               | \$85.00                    | \$214.00                        | \$17,340                   | \$9,540             | \$26,880           |                  |         |       |       |        |      |            |  |  |     |   |   |    |    |                |  |  |     |   |    |    |     |                |  |  |
| 2022  | \$155.00               | \$85.00                    | \$240.00                        | \$20,640                   | \$8,040             | \$28,680           |                  |         |       |       |        |      |            |  |  |     |   |   |    |    |                |  |  |     |   |    |    |     |                |  |  |

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