



PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 5/6/2025 9:03:04 AM

General Details							
Parcel ID:	235-0010-01590						
Document:	Abstract - 01475561						
Document Date:	09/22/2023						
Legal Description Details							
Plat Name:	BALKAN						
Section	Township	Range	Lot	Block			
10	58	20	-	-			
Description:	NE1/4 of NE1/4, EXCEPT that part lying Easterly of the centerline of McNiven Road as was laid out, established and existing between 1939 and 1975; more particularly described as follows: Commencing at the Northeast corner of said NE1/4 of NE1/4; thence N88deg21'10"W, assumed bearing, along the north line of said NE1/4 of NE1/4, 483.42 feet, to the intersection of the centerline of McNiven Road as was existing between 1939 and 1975; thence N88deg21'10"W, along said north line, 922.43 feet, to the Northwest corner of said NE1/4 of NE1/4; thence S04deg48'21"W, along the west line of said NE1/4 of NE1/4, 1307.86 feet, to the intersection with the centerline of McNiven Road as was established between 1939 and 1975; thence N57deg25'06"E, along said centerline of McNiven Road as was established between 1939 and 1975, a distance of 734.10 feet; thence along a tangential curve, concaved to the Northwest, having a radius of 800.00 feet, a delta angle of 48deg14'42", a length of 673.63 feet, and a chord bearing of N33deg17'45"E, along said centerline of McNiven Road as was established between 1939 and 1975; thence and tangent to the last described curve, N09deg10'24"E, along said centerline of McNiven Road as was established between 1939 and 1975, a distance of 339.22 feet, to the Point of Beginning.						
Taxpayer Details							
Taxpayer Name and Address:	THRONSON DAVID 7185 ELLEN LN SIDE LAKE MN 55781						
Owner Details							
Owner Name	THRONSON DAVID						
Payable 2025 Tax Summary							
2025 - Net Tax				\$2,369.00			
2025 - Special Assessments				\$25.00			
2025 - Total Tax & Special Assessments				\$2,394.00			
Current Tax Due (as of 5/5/2025)							
Due May 15		Due October 15			Total Due		
2025 - 1st Half Tax	\$1,197.00	2025 - 2nd Half Tax	\$1,197.00	2025 - 1st Half Tax Due	\$1,197.00		
2025 - 1st Half Tax Paid	\$0.00	2025 - 2nd Half Tax Paid	\$0.00	2025 - 2nd Half Tax Due	\$1,197.00		
2025 - 1st Half Due	\$1,197.00	2025 - 2nd Half Due	\$1,197.00	2025 - Total Due	\$2,394.00		
Parcel Details							
Property Address:	5675 MCNIVEN RD, CHISHOLM MN						
School District:	695						
Tax Increment District:	-						
Property/Homesteader:	-						
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
204	0 - Non Homestead	\$36,300	\$134,400	\$170,700	\$0	\$0	-
Total:		\$36,300	\$134,400	\$170,700	\$0	\$0	1707



PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 5/6/2025 9:03:04 AM

Land Details

Deeded Acres: 19.96
Waterfront: -
Water Front Feet: 0.00
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.

Improvement 1 Details (RESIDENCE)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
HOUSE	1968	1,120	1,120	U Quality / 0 Ft ²	RAM - RAMBL/RNCH
Segment	Story	Width	Length	Area	Foundation
BAS	1	28	40	1,120	BASEMENT
DK	1	8	12	96	POST ON GROUND
Bath Count	Bedroom Count	Room Count	Fireplace Count	HVAC	
1.5 BATHS	-	-	0	CENTRAL, FUEL OIL	

Improvement 2 Details (AG)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
GARAGE	1968	528	528	-	ATTACHED
Segment	Story	Width	Length	Area	Foundation
BAS	1	22	24	528	FOUNDATION

Improvement 3 Details (12X20 ST)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
STORAGE BUILDING	0	240	240	-	-
Segment	Story	Width	Length	Area	Foundation
BAS	0	12	20	240	POST ON GROUND

Sales Reported to the St. Louis County Auditor

Sale Date	Purchase Price	CRV Number
09/2023	\$94,300	256147



PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 5/6/2025 9:03:04 AM

Assessment History							
Year	Class Code (Legend)	Land EMV	Bldg EMV	Total EMV	Def Land EMV	Def Bldg EMV	Net Tax Capacity
2024 Payable 2025	204	\$36,300	\$134,400	\$170,700	\$0	\$0	-
	Total	\$36,300	\$134,400	\$170,700	\$0	\$0	1,707.00
2023 Payable 2024	201	\$33,800	\$121,200	\$155,000	\$0	\$0	-
	111	\$4,400	\$0	\$4,400	\$0	\$0	-
	Total	\$38,200	\$121,200	\$159,400	\$0	\$0	1,361.00
2022 Payable 2023	201	\$30,300	\$98,800	\$129,100	\$0	\$0	-
	111	\$3,700	\$0	\$3,700	\$0	\$0	-
	Total	\$34,000	\$98,800	\$132,800	\$0	\$0	1,072.00
2021 Payable 2022	201	\$28,000	\$86,200	\$114,200	\$0	\$0	-
	111	\$3,200	\$0	\$3,200	\$0	\$0	-
	Total	\$31,200	\$86,200	\$117,400	\$0	\$0	904.00
Tax Detail History							
Tax Year	Tax	Special Assessments	Total Tax & Special Assessments	Taxable Land MV	Taxable Building MV	Total Taxable MV	
2024	\$1,411.00	\$25.00	\$1,436.00	\$33,121	\$102,989	\$136,110	
2023	\$1,353.00	\$85.00	\$1,438.00	\$27,987	\$79,192	\$107,179	
2022	\$873.00	\$85.00	\$958.00	\$24,589	\$65,849	\$90,438	

Disclaimer: St. Louis County makes no representation or warranties, express or implied, with respect to the use or reuse of data provided herewith, regardless of its format or the means of its transmission. THE DATA IS PROVIDED 'AS IS' WITH NO GUARANTEE OR REPRESENTATION ABOUT THE ACCURACY, CURRENCY, SUITABILITY, PERFORMANCE, MERCHANTABILITY, RELIABILITY OR FITNESS OF THIS DATA FOR ANY PARTICULAR PURPOSE. St. Louis County shall not be liable for any direct, indirect, special, incidental, compensatory or consequential damages or third party claims resulting from the use of these data, even if St. Louis County has been advised of the possibility of such potential loss or damage. These data may not be used in states that do not allow the exclusion or limitation of incidental or consequential damages.