



PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 12/19/2025 4:36:54 PM

General Details							
Parcel ID:	235-0010-01633						
Document:	Abstract - 1265100						
Document Date:	06/25/2015						
Legal Description Details							
Plat Name:	BALKAN						
Section	Township	Range	Lot	Block			
10	58	20	-	-			
Description:	S 450.07 FT OF SE1/4 OF NE1/4 LYING E OF NEW COUNTY RD #66						
Taxpayer Details							
Taxpayer Name	GENTILINI TIMOTHY M						
and Address:	5622 MCNIVEN RD CHISHOLM MN 55719						
Owner Details							
Owner Name	GENTILINI TIMOTHY M						
Payable 2025 Tax Summary							
2025 - Net Tax			\$2,273.00				
2025 - Special Assessments			\$85.00				
2025 - Total Tax & Special Assessments			\$2,358.00				
Current Tax Due (as of 12/18/2025)							
Due May 15		Due October 15			Total Due		
2025 - 1st Half Tax	\$1,179.00	2025 - 2nd Half Tax	\$1,179.00	2025 - 1st Half Tax Due	\$0.00		
2025 - 1st Half Tax Paid	\$1,179.00	2025 - 2nd Half Tax Paid	\$1,179.00	2025 - 2nd Half Tax Due	\$0.00		
2025 - 1st Half Due	\$0.00	2025 - 2nd Half Due	\$0.00	2025 - Total Due	\$0.00		
Parcel Details							
Property Address:	5622 MCNIVEN RD, CHISHOLM MN						
School District:	695						
Tax Increment District:	-						
Property/Homesteader:	GENTILINI, TIMOTHY M						
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)	\$41,500	\$183,500	\$225,000	\$0	\$0	-
Total:		\$41,500	\$183,500	\$225,000	\$0	\$0	1987



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Land Details

Deeded Acres: 13.72
Waterfront: -
Water Front Feet: 0.00
Water Code & Desc: W - DRILLED WELL
Gas Code & Desc: -
Sewer Code & Desc: M - MOUND
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/frnPlatStatPopUp.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	1977	1,022	1,022	ECO Quality / 255 Ft ²	RAM - RAMBL/RNCH
Segment	Story	Width	Length	Area	Foundation
BAS	0	0	0	14	CANTILEVER
BAS	1	28	36	1,008	WALKOUT BASEMENT
CW	1	6	20	120	WALKOUT BASEMENT
DK	1	2	36	72	POST ON GROUND
OP	1	4	6	24	WALKOUT BASEMENT
Bath Count	Bedroom Count	Room Count		Fireplace Count	HVAC
1.75 BATHS	2 BEDROOMS	-		0	CENTRAL, FUEL OIL

Improvement 2 Details (ATT GARAGE)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
GARAGE	1977	676	676	-	ATTACHED
Segment	Story	Width	Length	Area	Foundation
BAS	1	26	26	676	FLOATING SLAB

Improvement 3 Details (DET GARAGE)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
GARAGE	1976	560	840	-	DETACHED
Segment	Story	Width	Length	Area	Foundation
BAS	1.5	20	28	560	FLOATING SLAB
LT	1	4	16	64	POST ON GROUND

Improvement 4 Details (10X14 ST)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
STORAGE BUILDING	0	140	140	-	-
Segment	Story	Width	Length	Area	Foundation
BAS	1	10	14	140	POST ON GROUND

Improvement 5 Details (11X16 ST)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
STORAGE BUILDING	0	176	176	-	-
Segment	Story	Width	Length	Area	Foundation
BAS	1	11	16	176	POST ON GROUND



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Improvement 6 Details (10X11 ST)							
Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.		
STORAGE BUILDING	0	110	110	-	-		
Segment	Story	Width	Length	Area	Foundation		
BAS	1	10	11	110	POST ON GROUND		
Sales Reported to the St. Louis County Auditor							
Sale Date		Purchase Price			CRV Number		
01/2008		\$147,900			180782		
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	\$41,500	\$183,500	\$225,000	\$0	\$0	-
	Total	\$41,500	\$183,500	\$225,000	\$0	\$0	1,987.00
2023 Payable 2024	201	\$41,500	\$168,100	\$209,600	\$0	\$0	-
	Total	\$41,500	\$168,100	\$209,600	\$0	\$0	1,912.00
2022 Payable 2023	201	\$36,800	\$137,000	\$173,800	\$0	\$0	-
	Total	\$36,800	\$137,000	\$173,800	\$0	\$0	1,522.00
2021 Payable 2022	201	\$33,500	\$118,200	\$151,700	\$0	\$0	-
	Total	\$33,500	\$118,200	\$151,700	\$0	\$0	1,281.00
Tax Detail History							
Tax Year	Tax	Special Assessments	Total Tax & Special Assessments	Taxable Land MV	Taxable Building MV	Total Taxable MV	
2024	\$2,133.00	\$85.00	\$2,218.00	\$37,862	\$153,362	\$191,224	
2023	\$2,083.00	\$85.00	\$2,168.00	\$32,227	\$119,975	\$152,202	
2022	\$1,379.00	\$85.00	\$1,464.00	\$28,291	\$99,822	\$128,113	

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