



PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 5/6/2025 9:36:16 AM

General Details							
Parcel ID:	235-0010-01737						
Document:	Abstract - 01483343						
Document Date:	01/04/2024						
Legal Description Details							
Plat Name:	BALKAN						
Section	Township	Range	Lot	Block			
10	58	20	-	-			
Description:	N 700 FT OF NW1/4 OF SE1/4 LYING E OF MCNIVEN RD EX RD R/W						
Taxpayer Details							
Taxpayer Name	CORRADI ROGER D						
and Address:	5592 MCNIVEN RD CHISHOLM MN 55719						
Owner Details							
Owner Name	CHAPMAN CHRISTINE						
Owner Name	CORRADI ROGER D						
Payable 2025 Tax Summary							
2025 - Net Tax			\$795.00				
2025 - Special Assessments			\$85.00				
2025 - Total Tax & Special Assessments			\$880.00				
Current Tax Due (as of 5/5/2025)							
Due May 15		Due October 15			Total Due		
2025 - 1st Half Tax	\$440.00	2025 - 2nd Half Tax	\$440.00	2025 - 1st Half Tax Due	\$0.00		
2025 - 1st Half Tax Paid	\$440.00	2025 - 2nd Half Tax Paid	\$0.00	2025 - 2nd Half Tax Due	\$440.00		
2025 - 1st Half Due	\$0.00	2025 - 2nd Half Due	\$440.00	2025 - Total Due	\$440.00		
Parcel Details							
Property Address:	5578 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	\$17,300	\$31,500	\$48,800	\$0	\$0	-
111	0 - Non Homestead	\$12,400	\$0	\$12,400	\$0	\$0	-
Total:		\$29,700	\$31,500	\$61,200	\$0	\$0	612



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Land Details

Deeded Acres: 10.59
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/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	0	594	891	U Quality / 0 Ft ²	1S+ - 1+ STORY
Segment	Story	Width	Length	Area	Foundation
BAS	1.5	22	27	594	LOW BASEMENT
CN	0	5	6	30	FOUNDATION
CW	0	9	10	90	FOUNDATION
Bath Count	Bedroom Count	Room Count	Fireplace Count	HVAC	
1.75 BATHS	-	-	0	CENTRAL, FUEL OIL	

Improvement 2 Details (DET GARAGE)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
GARAGE	0	728	728	-	DETACHED
Segment	Story	Width	Length	Area	Foundation
BAS	1	26	28	728	FLOATING SLAB

Improvement 3 Details (18X20 ST)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
STORAGE BUILDING	0	360	360	-	-
Segment	Story	Width	Length	Area	Foundation
BAS	1	18	20	360	POST ON GROUND

Improvement 4 Details (22X48 ST)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
STORAGE BUILDING	0	1,056	1,056	-	-
Segment	Story	Width	Length	Area	Foundation
BAS	0	22	48	1,056	POST ON GROUND

Improvement 5 Details (12X16 LT)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
LEAN TO	2017	192	192	-	-
Segment	Story	Width	Length	Area	Foundation
BAS	0	12	16	192	POST ON GROUND

Sales Reported to the St. Louis County Auditor

No Sales information reported.



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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	204	\$17,300	\$31,500	\$48,800	\$0	\$0	-
	111	\$12,400	\$0	\$12,400	\$0	\$0	-
	Total	\$29,700	\$31,500	\$61,200	\$0	\$0	612.00
2023 Payable 2024	204	\$17,300	\$28,900	\$46,200	\$0	\$0	-
	111	\$12,400	\$0	\$12,400	\$0	\$0	-
	Total	\$29,700	\$28,900	\$58,600	\$0	\$0	586.00
2022 Payable 2023	204	\$16,600	\$23,500	\$40,100	\$0	\$0	-
	111	\$10,400	\$0	\$10,400	\$0	\$0	-
	Total	\$27,000	\$23,500	\$50,500	\$0	\$0	505.00
2021 Payable 2022	201	\$27,900	\$164,700	\$192,600	\$0	\$0	-
	Total	\$27,900	\$164,700	\$192,600	\$0	\$0	1,452.00
Tax Detail History							
Tax Year	Tax	Special Assessments	Total Tax & Special Assessments	Taxable Land MV	Taxable Building MV	Total Taxable MV	
2024	\$709.00	\$85.00	\$794.00	\$29,700	\$28,900	\$58,600	
2023	\$751.00	\$85.00	\$836.00	\$27,000	\$23,500	\$50,500	
2022	\$1,599.00	\$85.00	\$1,684.00	\$25,016	\$147,678	\$172,694	

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