



PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 5/9/2025 12:08:20 AM

General Details							
Parcel ID:		235-0030-03430					
Legal Description Details							
Plat Name:		BALKAN					
Section		Township		Range		Lot	
22		59		20		-	
Block		-					
Description:		SE 1/4 OF NW 1/4					
Taxpayer Details							
Taxpayer Name		LARSON FORREST S JR					
and Address:		11247 KOSHERE RD					
		CHISHOLM MN 55719					
Owner Details							
Owner Name		LARSON FORREST S JR ETUX					
Payable 2025 Tax Summary							
2025 - Net Tax				\$463.00			
2025 - Special Assessments				\$85.00			
2025 - Total Tax & Special Assessments				\$548.00			
Current Tax Due (as of 5/8/2025)							
Due May 15		Due October 15			Total Due		
2025 - 1st Half Tax		\$274.00		2025 - 2nd Half Tax		\$274.00	
2025 - 1st Half Tax Due				2025 - 1st Half Tax Due		\$274.00	
2025 - 1st Half Tax Paid		\$0.00		2025 - 2nd Half Tax Paid		\$0.00	
2025 - 2nd Half Tax Due				2025 - 2nd Half Tax Due		\$274.00	
2025 - 1st Half Due		\$274.00		2025 - 2nd Half Due		\$274.00	
2025 - Total Due				2025 - Total Due		\$548.00	
Parcel Details							
Property Address:		11247 KOSHERE RD, CHISHOLM MN					
School District:		695					
Tax Increment District:		-					
Property/Homesteader:		LARSON, FORREST S & GERMAINE BAUER					
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)	\$31,800	\$170,900	\$202,700	\$0	\$0	-
111	0 - Non Homestead	\$26,100	\$0	\$26,100	\$0	\$0	-
Total:		\$57,900	\$170,900	\$228,800	\$0	\$0	261



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Land Details

Deeded Acres: 40.00
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	1978	960	960	AVG Quality / 240 Ft ²	RAM - RAMBL/RNCH
Segment	Story	Width	Length	Area	Foundation
BAS	1	24	40	960	BASEMENT WITH EXTERIOR ENTRANCE
DK	0	4	12	48	POST ON GROUND
DK	0	8	22	176	POST ON GROUND
DK	0	12	24	288	POST ON GROUND
DK	0	12	52	624	POST ON GROUND
DK	1	4	4	16	POST ON GROUND
Bath Count	Bedroom Count	Room Count	Fireplace Count	HVAC	
1.25 BATHS	3 BEDROOMS	-	0	CENTRAL, FUEL OIL	

Improvement 2 Details (POLE BLDG)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
POLE BUILDING	1981	1,064	1,064	-	-
Segment	Story	Width	Length	Area	Foundation
BAS	0	28	38	1,064	FLOATING SLAB

Sales Reported to the St. Louis County Auditor

No Sales information reported.

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	\$31,800	\$170,900	\$202,700	\$0	\$0	-
	111	\$26,100	\$0	\$26,100	\$0	\$0	-
	Total	\$57,900	\$170,900	\$228,800	\$0	\$0	788.00
2023 Payable 2024	201	\$31,800	\$156,400	\$188,200	\$0	\$0	-
	111	\$26,100	\$0	\$26,100	\$0	\$0	-
	Total	\$57,900	\$156,400	\$214,300	\$0	\$0	643.00
2022 Payable 2023	201	\$28,700	\$127,500	\$156,200	\$0	\$0	-
	111	\$21,800	\$0	\$21,800	\$0	\$0	-
	Total	\$50,500	\$127,500	\$178,000	\$0	\$0	1,548.00
2021 Payable 2022	201	\$26,600	\$107,100	\$133,700	\$0	\$0	-
	111	\$18,800	\$0	\$18,800	\$0	\$0	-
	Total	\$45,400	\$107,100	\$152,500	\$0	\$0	1,273.00



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Tax Detail History						
Tax Year	Tax	Special Assessments	Total Tax & Special Assessments	Taxable Land MV	Taxable Building MV	Total Taxable MV
2024	\$429.00	\$85.00	\$514.00	\$32,555	\$31,745	\$64,300
2023	\$2,045.00	\$85.00	\$2,130.00	\$46,241	\$108,577	\$154,818
2022	\$1,349.00	\$85.00	\$1,434.00	\$40,385	\$86,908	\$127,293

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