



PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 12/14/2025 1:23:12 PM

General Details							
Parcel ID:	235-0030-04790						
Document:	Abstract - 01256030						
Document Date:	02/06/2015						
Legal Description Details							
Plat Name:	BALKAN						
Section	Township	Range	Lot	Block			
30	59	20	-	-			
Description:	NW1/4 of SE1/4 EXCEPT that part thereof described as follows, to-wit: Beginning at a point on the north line thereof 16.50 feet east of the northwest corner; thence running east along said north line for a distance of 466.70 feet; thence running S6deg5'W for a distance of 466.70 feet; thence running west 466.70 feet; thence running N6deg5'E for a distance of 466.70 feet to the Point of Beginning AND EXCEPT the Southerly 396 feet						
Taxpayer Details							
Taxpayer Name	NELSON COREY						
and Address:	6190 KROGERUS RD CHISHOLM MN 55719						
Owner Details							
Owner Name	NELSON COREY						
Payable 2025 Tax Summary							
2025 - Net Tax				\$3,325.00			
2025 - Special Assessments				\$85.00			
2025 - Total Tax & Special Assessments				\$3,410.00			
Current Tax Due (as of 12/13/2025)							
Due May 15		Due October 15			Total Due		
2025 - 1st Half Tax	\$1,705.00	2025 - 2nd Half Tax	\$1,705.00	2025 - 1st Half Tax Due	\$0.00		
2025 - 1st Half Tax Paid	\$1,705.00	2025 - 2nd Half Tax Paid	\$1,705.00	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:	6190 KROGERUS RD, CHISHOLM MN						
School District:	695						
Tax Increment District:	-						
Property/Homesteader:	NELSON, COREY R						
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)	\$32,500	\$255,300	\$287,800	\$0	\$0	-
111	0 - Non Homestead	\$11,500	\$0	\$11,500	\$0	\$0	-
Total:		\$44,000	\$255,300	\$299,300	\$0	\$0	2787



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Land Details

Deeded Acres: 23.00
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 (NEW RES)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
HOUSE	2015	960	960	-	SLB - SLAB
Segment	Story	Width	Length	Area	Foundation
BAS	0	12	32	384	FLOATING SLAB
BAS	0	18	32	576	FLOATING SLAB
OP	0	6	32	192	FLOATING SLAB
Bath Count	Bedroom Count	Room Count	Fireplace Count	HVAC	
0.75 BATH	1 BEDROOM	3 ROOMS	-	C&AIR_EXCH, GAS	

Improvement 2 Details (NEW ATT PB)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
POLE BUILDING	2015	1,200	1,200	-	-
Segment	Story	Width	Length	Area	Foundation
BAS	0	30	40	1,200	FLOATING SLAB

Improvement 3 Details (50X58 PB)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
POLE BUILDING	2019	2,900	2,900	-	-
Segment	Story	Width	Length	Area	Foundation
BAS	1	50	58	2,900	POST ON GROUND

Sales Reported to the St. Louis County Auditor

Sale Date	Purchase Price	CRV Number
02/2015	\$38,000	209604



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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	201	\$32,500	\$255,300	\$287,800	\$0	\$0	-
	111	\$11,500	\$0	\$11,500	\$0	\$0	-
	Total	\$44,000	\$255,300	\$299,300	\$0	\$0	2,787.00
2023 Payable 2024	201	\$32,500	\$233,800	\$266,300	\$0	\$0	-
	111	\$11,500	\$0	\$11,500	\$0	\$0	-
	Total	\$44,000	\$233,800	\$277,800	\$0	\$0	2,645.00
2022 Payable 2023	201	\$29,300	\$190,700	\$220,000	\$0	\$0	-
	111	\$9,600	\$0	\$9,600	\$0	\$0	-
	Total	\$38,900	\$190,700	\$229,600	\$0	\$0	2,122.00
2021 Payable 2022	201	\$27,100	\$160,400	\$187,500	\$0	\$0	-
	111	\$8,300	\$0	\$8,300	\$0	\$0	-
	Total	\$35,400	\$160,400	\$195,800	\$0	\$0	1,754.00
Tax Detail History							
Tax Year	Tax	Special Assessments	Total Tax & Special Assessments	Taxable Land MV	Taxable Building MV	Total Taxable MV	
2024	\$3,027.00	\$85.00	\$3,112.00	\$42,380	\$222,147	\$264,527	
2023	\$2,981.00	\$25.00	\$3,006.00	\$36,577	\$175,583	\$212,160	
2022	\$1,983.00	\$25.00	\$2,008.00	\$32,457	\$142,978	\$175,435	

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