



PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 9/19/2025 4:26:29 AM

General Details							
Parcel ID:	240-0030-02521						
Document:	Torrens - 1066785.0						
Document Date:	02/14/2023						
Legal Description Details							
Plat Name:	BASSETT						
Section	Township	Range	Lot	Block			
17	59	12	-	-			
Description:	THAT PART OF NE1/4 OF NW1/4 & NW1/4 OF NW1/4 & SW1/4 OF NW1/4 LYING NLY OF CLIFFS ERIE RY & LYING SLY OF THE FOLLOWING DESCRIBED LINE COMM AT NE COR OF NE1/4 OF NE1/4 THENCE S00DEG50'02"E ALONG E LINE OF NE1/4 OF NE1/4 337.65 FT TO PT OF BEG THENCE S74DEG42'24"W 301.59 FT THENCE WLY ALONG A TANGENTIAL CURVE CONCAVE TO N HAVING A RADIUS OF 862.57 FT CENTRAL ANGLE OF 14DEG07'51" 212.73 FT THENCE S88DEG50'15"W 2643.97 FT THENCE SWLY ALONG A TANGENTIAL CURVE CONCAVE TO SE HAVING A RADIUS OF 582.97 FT CENTRAL ANGLE OF 26DEG09' 12" 266.10 FT THENCE S62DEG41'03"W 203.08 FT THENCE SWLY ALONG TANGENTIAL CURVE CONCAVE TO SE HAVING A RADIUS OF 392.88 FT CENTRAL ANGLE OF 27DEG42'22" 189.98 FT THENCE S34DEG58'41"W 881.62 FT THENCE SWLY ALONG A TANGENTIAL CURVE CONCAVE TO NW HAVING A RADIUS OF 2291.83 FT CENTRAL ANGLE OF 16DEG51'01" 674.01 THENCE S51DEG49'41"W 425 FT MORE OR LESS TO W LINE OF SW1/4 OF NW1/4 & THERE TERMINATING						
Taxpayer Details							
Taxpayer Name	NEWRANGE COPPER NICKEL LLC						
and Address:	6500 COUNTY ROAD 666 PO BOX 475 HOYT LAKES MN 55750						
Owner Details							
Owner Name	NEWRANGE COPPER NICKEL LLC						
Parcel Details							
Property Address:	-						
School District:	2142						
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
151	0 - Non Homestead	\$21,600	\$34,900	\$56,500	\$0	\$0	-
111	0 - Non Homestead	\$28,600	\$0	\$28,600	\$0	\$0	-
Total:		\$50,200	\$34,900	\$85,100	\$0	\$0	851
Land Details							
Deeded Acres:	43.33						
Waterfront:	-						
Water Front Feet:	0.00						
Water Code & Desc:	-						
Gas Code & Desc:	-						
Sewer Code & Desc:	-						
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 .							



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Improvement 1 Details (Cabin)							
Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.		
HOUSE	0	508	593	-	CAB - CABIN		
Segment	Story	Width	Length	Area	Foundation		
BAS	1	8	16	128	POST ON GROUND		
BAS	1.2	17	20	340	POST ON GROUND		
OP	1	8	20	160	POST ON GROUND		
Bath Count	Bedroom Count	Room Count		Fireplace Count	HVAC		
0.0 BATHS	2 BEDROOMS	3 ROOMS		0	STOVE/SPCE, WOOD		
Improvement 2 Details (Slp)							
Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.		
SLEEPER	0	96	96	-	-		
Segment	Story	Width	Length	Area	Foundation		
BAS	1	8	12	96	POST ON GROUND		
Sales Reported to the St. Louis County Auditor							
Sale Date		Purchase Price			CRV Number		
02/2023		\$5,207,933 (This is part of a multi parcel sale.)			253409		
12/2018		\$77,000 (This is part of a multi parcel sale.)			230032		
Assessment History							
Year	Class Code (Legend)	Land EMV	Bldg EMV	Total EMV	Def Land EMV	Def Bldg EMV	Net Tax Capacity
2024 Payable 2025	151	\$21,600	\$34,900	\$56,500	\$0	\$0	-
	111	\$28,600	\$0	\$28,600	\$0	\$0	-
	Total	\$50,200	\$34,900	\$85,100	\$0	\$0	851.00
2023 Payable 2024	151	\$21,600	\$35,200	\$56,800	\$0	\$0	-
	111	\$28,600	\$0	\$28,600	\$0	\$0	-
	Total	\$50,200	\$35,200	\$85,400	\$0	\$0	854.00
2022 Payable 2023	151	\$20,000	\$35,200	\$55,200	\$0	\$0	-
	111	\$26,400	\$0	\$26,400	\$0	\$0	-
	Total	\$46,400	\$35,200	\$81,600	\$0	\$0	816.00
2021 Payable 2022	151	\$18,200	\$32,000	\$50,200	\$0	\$0	-
	111	\$24,000	\$0	\$24,000	\$0	\$0	-
	Total	\$42,200	\$32,000	\$74,200	\$0	\$0	742.00
Tax Detail History							
Total Tax & Special Assessments							
Tax Year	Tax	Special Assessments	Special Assessments	Taxable Land MV	Taxable Building MV	Total Taxable MV	
2024	\$642.00	\$0.00	\$642.00	\$50,200	\$35,200	\$85,400	
2023	\$662.00	\$0.00	\$662.00	\$46,400	\$35,200	\$81,600	
2022	\$686.00	\$0.00	\$686.00	\$42,200	\$32,000	\$74,200	



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