



PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 12/16/2025 1:34:29 PM

General Details							
Parcel ID:	275-0010-01130						
Document:	Abstract - 01467456						
Document Date:	05/18/2023						
Legal Description Details							
Plat Name:	BREVATOR						
Section	Township	Range	Lot	Block			
6	50	17	-	-			
Description:	W 1/4 OF THAT PART OF SW 1/4 OF NE 1/4 LYING N OF THE HWY						
Taxpayer Details							
Taxpayer Name	VANSTRATEN ADAM & LINDSEY						
and Address:	8185 HWY 2						
	SAGINAW MN 55779						
Owner Details							
Owner Name	VANSTRATEN ADAM						
Owner Name	VANSTRATEN LINDSEY						
Payable 2025 Tax Summary							
2025 - Net Tax			\$2,251.00				
2025 - Special Assessments			\$85.00				
2025 - Total Tax & Special Assessments			\$2,336.00				
Current Tax Due (as of 12/15/2025)							
Due May 15		Due October 15			Total Due		
2025 - 1st Half Tax	\$1,168.00	2025 - 2nd Half Tax	\$1,168.00	2025 - 1st Half Tax Due	\$0.00		
2025 - 1st Half Tax Paid	\$1,168.00	2025 - 2nd Half Tax Paid	\$1,168.00	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:	8185 HWY 2, SAGINAW MN						
School District:	2142						
Tax Increment District:	-						
Property/Homesteader:	VANSTRATEN, ADAM R & LINDSEY 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)	\$40,600	\$251,400	\$292,000	\$0	\$0	-
Total:		\$40,600	\$251,400	\$292,000	\$0	\$0	2717



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Land Details

Deeded Acres: 6.23
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/frmPlatStatPopUp.aspx>. If there are any questions, please email PropertyTax@stlouiscountymn.gov.

Improvement 1 Details (HOUSE)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
HOUSE	1967	1,332	2,169	AVG Quality / 1185 Ft ²	2S - 2 STORY

Segment	Story	Width	Length	Area	Foundation
BAS	1	3	7	21	WALKOUT BASEMENT
BAS	1	3	13	39	WALKOUT BASEMENT
BAS	1	3	18	54	WALKOUT BASEMENT
BAS	1	3	25	75	WALKOUT BASEMENT
BAS	1	3	26	78	WALKOUT BASEMENT
BAS	1	3	27	81	WALKOUT BASEMENT
BAS	2	3	8	24	WALKOUT BASEMENT
BAS	2	13	21	273	WALKOUT BASEMENT
BAS	2	20	27	540	WALKOUT BASEMENT
DK	1	6	10	60	FLOATING SLAB
OP	1	5	14	70	POST ON GROUND

Bath Count	Bedroom Count	Room Count	Fireplace Count	HVAC
2.75 BATHS	6 BEDROOM	-	2	CENTRAL, FUEL OIL

Improvement 2 Details (ATTACHED)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
GARAGE	1967	408	408	-	ATTACHED

Segment	Story	Width	Length	Area	Foundation
BAS	1	17	24	408	FOUNDATION

Improvement 3 Details (DETACHED)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
GARAGE	1967	1,280	1,280	-	DETACHED

Segment	Story	Width	Length	Area	Foundation
BAS	1	32	40	1,280	FLOATING SLAB

Improvement 4 Details

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
STORAGE BUILDING	1970	960	960	-	-

Segment	Story	Width	Length	Area	Foundation
BAS	1	30	32	960	FLOATING SLAB



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Sales Reported to the St. Louis County Auditor							
Sale Date		Purchase Price			CRV Number		
05/2023		\$279,900			254091		
04/2020		\$239,000			236464		
11/2011		\$130,000			195568		
09/2010		\$250,000 (This is part of a multi parcel sale.)			191237		
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	\$40,600	\$248,700	\$289,300	\$0	\$0	-
	Total	\$40,600	\$248,700	\$289,300	\$0	\$0	2,688.00
2023 Payable 2024	201	\$35,300	\$204,100	\$239,400	\$0	\$0	-
	Total	\$35,300	\$204,100	\$239,400	\$0	\$0	2,237.00
2022 Payable 2023	201	\$28,100	\$215,300	\$243,400	\$0	\$0	-
	Total	\$28,100	\$215,300	\$243,400	\$0	\$0	2,281.00
2021 Payable 2022	201	\$28,100	\$206,200	\$234,300	\$0	\$0	-
	Total	\$28,100	\$206,200	\$234,300	\$0	\$0	2,181.00
Tax Detail History							
Tax Year	Tax	Special Assessments	Total Tax & Special Assessments	Taxable Land MV	Taxable Building MV	Total Taxable MV	
2024	\$2,057.00	\$85.00	\$2,142.00	\$32,986	\$190,720	\$223,706	
2023	\$2,315.00	\$85.00	\$2,400.00	\$26,330	\$201,736	\$228,066	
2022	\$2,525.00	\$85.00	\$2,610.00	\$26,163	\$191,984	\$218,147	

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