



# PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 5/14/2025 6:09:40 PM

| General Details                                   |   |                            |                   |                         |                   |                 |                     |
|---|---|----------------------------|-------------------|-------------------------|-------------------|-----------------|---------------------|
| Parcel ID:  | 275-0010-01186  |                            |                   |                         |                   |                 |                     |
| Document:   | Abstract - 1139216  |                            |                   |                         |                   |                 |                     |
| Document Date:                                    | 06/30/2010  |                            |                   |                         |                   |                 |                     |
| Legal Description Details                         |   |                            |                   |                         |                   |                 |                     |
| Plat Name:  | BREVATOR  |                            |                   |                         |                   |                 |                     |
| Section   | Township  | Range                      | Lot               | Block                   |                   |                 |                     |
| 6   | 50  | 17                         | -                 | -                       |                   |                 |                     |
| Description:                                      | THAT PART OF GOVT LOTS 4 & 5 BEG AT PT OF INTERSECTION OF W LINE OF SEC 6 & NLY R/W LINE OF US HWY #2 THENCE S80DEG23'48"E ALONG SAID NLY R/W LINE 308.18 FT TO PT OF INTERSECTION WITH A LINE DRAWN PARALLEL WITH & DISTANT 304 FT E OF W LINE OF SAID SEC 6 THENCE N00DEG09'24"E ALONG SAID PARALLEL LINE 464.44 FT TO A PT ON S LINE OF SAID LOT 4 DISTANT 304 FT E OF SW COR OF SAID LOT 4 THENCE N00DEG42'51"E & A RIGHT ANGLE TO S LINE OF SAID LOT 4 216 FT TO PT OF INTERSECTION WITH A LINE DRAWN PARALLEL WITH & DISTANT 216 FT N OF S LINE OF SAID LOT 4 THENCE S89DEG17'09"E ALONG SAID PARALLEL LINE 300 FT THENCE N00DEG42'51"E 1091.16 FT TO N LINE OF SAID SEC 6 THENCE N88DEG02'17"W ALONG SAID N LINE 617.02 FT TO NW COR OF SAID SEC 6 THENCE S00DEG09'24"W ALONG W LINE OF SAID SEC 6 1738.34 FT TO PT OF BEG |                            |                   |                         |                   |                 |                     |
| Taxpayer Details                                  |   |                            |                   |                         |                   |                 |                     |
| Taxpayer Name                                     | HOLZ JOSEPH S & KENNA   |                            |                   |                         |                   |                 |                     |
| and Address:                                      | 8297 HWY 2<br>SAGINAW MN 55779  |                            |                   |                         |                   |                 |                     |
| Owner Details                                     |   |                            |                   |                         |                   |                 |                     |
| Owner Name  | HOLZ JOSEPH S   |                            |                   |                         |                   |                 |                     |
| Owner Name  | HOLZ KENNA C  |                            |                   |                         |                   |                 |                     |
| Payable 2025 Tax Summary                          |   |                            |                   |                         |                   |                 |                     |
| 2025 - Net Tax                                    |   |                            |                   | \$3,391.00              |                   |                 |                     |
| 2025 - Special Assessments                        |   |                            |                   | \$85.00                 |                   |                 |                     |
| <b>2025 - Total Tax &amp; Special Assessments</b> |   |                            |                   | <b>\$3,476.00</b>       |                   |                 |                     |
| Current Tax Due (as of 5/13/2025)                 |   |                            |                   |                         |                   |                 |                     |
| Due May 15  |   | Due October 15             |                   | Total Due               |                   |                 |                     |
| 2025 - 1st Half Tax                               | \$1,738.00  | 2025 - 2nd Half Tax        | \$1,738.00        | 2025 - 1st Half Tax Due | \$1,738.00        |                 |                     |
| 2025 - 1st Half Tax Paid                          | \$0.00  | 2025 - 2nd Half Tax Paid   | \$0.00            | 2025 - 2nd Half Tax Due | \$1,738.00        |                 |                     |
| <b>2025 - 1st Half Due</b>                        | <b>\$1,738.00</b>   | <b>2025 - 2nd Half Due</b> | <b>\$1,738.00</b> | <b>2025 - Total Due</b> | <b>\$3,476.00</b> |                 |                     |
| Parcel Details                                    |   |                            |                   |                         |                   |                 |                     |
| Property Address:                                 | 8297 HWY 2, SAGINAW MN  |                            |                   |                         |                   |                 |                     |
| School District:                                  | 2142  |                            |                   |                         |                   |                 |                     |
| Tax Increment District:                           | -   |                            |                   |                         |                   |                 |                     |
| Property/Homesteader:                             | HOLZ, JOSEPH S & KENNA C  |                            |                   |                         |                   |                 |                     |
| Assessment Details (2025 Payable 2026)            |   |                            |                   |                         |                   |                 |                     |
| Class Code<br>(Legend)                            | Homestead<br>Status   | Land<br>EMV                | Bldg<br>EMV       | Total<br>EMV            | Def Land<br>EMV   | Def Bldg<br>EMV | Net Tax<br>Capacity |
| 201   | 1 - Owner Homestead<br>(100.00% total)  | \$51,200                   | \$338,600         | \$389,800               | \$0               | \$0             | -                   |
| 111   | 0 - Non Homestead   | \$13,500                   | \$0               | \$13,500                | \$0               | \$0             | -                   |
| <b>Total:</b>                                     |   | <b>\$64,700</b>            | <b>\$338,600</b>  | <b>\$403,300</b>        | <b>\$0</b>        | <b>\$0</b>      | <b>3918</b>         |



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## Land Details

**Deeded Acres:** 20.00  
**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](mailto:PropertyTax@stlouiscountymn.gov).

## Improvement 1 Details (HOUSE)

| Improvement Type  | Year Built           | Main Floor Ft <sup>2</sup> | Gross Area Ft <sup>2</sup> | Basement Finish                   | Style Code & Desc.  |
|-------------------|----------------------|----------------------------|----------------------------|-----------------------------------|---------------------|
| HOUSE             | 1994                 | 1,804                      | 1,804                      | AVG Quality / 754 Ft <sup>2</sup> | RAM - RAMBL/RNCH    |
| Segment           | Story                | Width                      | Length                     | Area                              | Foundation          |
| BAS               | 1                    | 0                          | 0                          | 8                                 | CANTILEVER          |
| BAS               | 1                    | 12                         | 24                         | 288                               | PIERS AND FOOTINGS  |
| BAS               | 1                    | 26                         | 58                         | 1,508                             | WALKOUT BASEMENT    |
| DK                | 1                    | 12                         | 11                         | 132                               | PIERS AND FOOTINGS  |
| OP                | 1                    | 6                          | 32                         | 192                               | PIERS AND FOOTINGS  |
| <b>Bath Count</b> | <b>Bedroom Count</b> | <b>Room Count</b>          |                            | <b>Fireplace Count</b>            | <b>HVAC</b>         |
| 2.25 BATHS        | 3 BEDROOMS           | -                          |                            | 1                                 | C&AIR_EXCH, PROPANE |

## Improvement 2 Details (ATTACHED)

| Improvement Type | Year Built | Main Floor Ft <sup>2</sup> | Gross Area Ft <sup>2</sup> | Basement Finish | Style Code & Desc. |
|------------------|------------|----------------------------|----------------------------|-----------------|--------------------|
| GARAGE           | 1994       | 720                        | 720                        | -               | ATTACHED           |
| Segment          | Story      | Width                      | Length                     | Area            | Foundation         |
| BAS              | 1          | 24                         | 30                         | 720             | FOUNDATION         |

## Improvement 3 Details (DETACHED)

| Improvement Type | Year Built | Main Floor Ft <sup>2</sup> | Gross Area Ft <sup>2</sup> | Basement Finish | Style Code & Desc. |
|------------------|------------|----------------------------|----------------------------|-----------------|--------------------|
| GARAGE           | 1992       | 1,144                      | 1,144                      | -               | DETACHED           |
| Segment          | Story      | Width                      | Length                     | Area            | Foundation         |
| BAS              | 1          | 26                         | 44                         | 1,144           | FLOATING SLAB      |
| LT               | 1          | 14                         | 42                         | 588             | FLOATING SLAB      |

## Improvement 4 Details (12X16 SHED)

| Improvement Type | Year Built | Main Floor Ft <sup>2</sup> | Gross Area Ft <sup>2</sup> | Basement Finish | Style Code & Desc. |
|------------------|------------|----------------------------|----------------------------|-----------------|--------------------|
| STORAGE BUILDING | 1994       | 192                        | 192                        | -               | -                  |
| Segment          | Story      | Width                      | Length                     | Area            | Foundation         |
| BAS              | 1          | 12                         | 16                         | 192             | POST ON GROUND     |
| LT               | 1          | 8                          | 16                         | 128             | POST ON GROUND     |

## Improvement 5 Details (UNDER DECK)

| Improvement Type | Year Built | Main Floor Ft <sup>2</sup> | Gross Area Ft <sup>2</sup> | Basement Finish | Style Code & Desc. |
|------------------|------------|----------------------------|----------------------------|-----------------|--------------------|
|                  | 1994       | 144                        | 144                        | -               | PLN - PLAIN SLAB   |
| Segment          | Story      | Width                      | Length                     | Area            | Foundation         |
| BAS              | 0          | 12                         | 12                         | 144             | -                  |



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| Improvement 6 Details (6X10 SHED) |            |                            |                            |                 |                    |
|-----------------------------------|------------|----------------------------|----------------------------|-----------------|--------------------|
| Improvement Type                  | Year Built | Main Floor Ft <sup>2</sup> | Gross Area Ft <sup>2</sup> | Basement Finish | Style Code & Desc. |
| STORAGE BUILDING                  | 1995       | 60                         | 60                         | -               | -                  |
| Segment                           | Story      | Width                      | Length                     | Area            | Foundation         |
| BAS                               | 1          | 6                          | 10                         | 60              | POST ON GROUND     |

| Improvement 7 Details (VERT. LOG) |            |                            |                            |                 |                    |
|-----------------------------------|------------|----------------------------|----------------------------|-----------------|--------------------|
| Improvement Type                  | Year Built | Main Floor Ft <sup>2</sup> | Gross Area Ft <sup>2</sup> | Basement Finish | Style Code & Desc. |
| SLEEPER                           | 2005       | 192                        | 192                        | -               | -                  |
| Segment                           | Story      | Width                      | Length                     | Area            | Foundation         |
| BAS                               | 1          | 12                         | 16                         | 192             | POST ON GROUND     |

| Improvement 8 Details (PLAY HOUSE) |            |                            |                            |                 |                    |
|------------------------------------|------------|----------------------------|----------------------------|-----------------|--------------------|
| Improvement Type                   | Year Built | Main Floor Ft <sup>2</sup> | Gross Area Ft <sup>2</sup> | Basement Finish | Style Code & Desc. |
| STORAGE BUILDING                   | 2001       | 160                        | 160                        | -               | -                  |
| Segment                            | Story      | Width                      | Length                     | Area            | Foundation         |
| BAS                                | 1          | 8                          | 20                         | 160             | POST ON GROUND     |
| OPX                                | 1          | 4                          | 10                         | 40              | POST ON GROUND     |

| Improvement 9 Details (22X24 ST) |            |                            |                            |                 |                    |
|----------------------------------|------------|----------------------------|----------------------------|-----------------|--------------------|
| Improvement Type                 | Year Built | Main Floor Ft <sup>2</sup> | Gross Area Ft <sup>2</sup> | Basement Finish | Style Code & Desc. |
| STORAGE BUILDING                 | 0          | 528                        | 528                        | -               | -                  |
| Segment                          | Story      | Width                      | Length                     | Area            | Foundation         |
| BAS                              | 1          | 22                         | 24                         | 528             | POST ON GROUND     |

| Sales Reported to the St. Louis County Auditor |                |            |
|--|----------------|------------|
| Sale Date                                      | Purchase Price | CRV Number |
| 06/2010  | \$325,000      | 190325     |

| Assessment History |                        |          |           |           |              |              |                  |
|--------------------|------------------------|----------|-----------|-----------|--------------|--------------|------------------|
| Year               | Class Code<br>(Legend) | Land EMV | Bldg EMV  | Total EMV | Def Land EMV | Def Bldg EMV | Net Tax Capacity |
| 2024 Payable 2025  | 201                    | \$51,200 | \$330,000 | \$381,200 | \$0          | \$0          | -                |
|                    | 111                    | \$13,500 | \$0       | \$13,500  | \$0          | \$0          | -                |
|                    | Total                  | \$64,700 | \$330,000 | \$394,700 | \$0          | \$0          | 3,825.00         |
| 2023 Payable 2024  | 201                    | \$44,300 | \$301,000 | \$345,300 | \$0          | \$0          | -                |
|                    | 111                    | \$11,300 | \$0       | \$11,300  | \$0          | \$0          | -                |
|                    | Total                  | \$55,600 | \$301,000 | \$356,600 | \$0          | \$0          | 3,504.00         |
| 2022 Payable 2023  | 201                    | \$36,400 | \$302,200 | \$338,600 | \$0          | \$0          | -                |
|                    | 111                    | \$10,500 | \$0       | \$10,500  | \$0          | \$0          | -                |
|                    | Total                  | \$46,900 | \$302,200 | \$349,100 | \$0          | \$0          | 3,423.00         |
| 2021 Payable 2022  | 201                    | \$36,400 | \$289,300 | \$325,700 | \$0          | \$0          | -                |
|                    | 111                    | \$10,500 | \$0       | \$10,500  | \$0          | \$0          | -                |
|                    | Total                  | \$46,900 | \$289,300 | \$336,200 | \$0          | \$0          | 3,283.00         |



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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               | \$3,353.00 | \$85.00             | \$3,438.00                      | \$54,809        | \$295,628           | \$350,437        |
| 2023               | \$3,589.00 | \$85.00             | \$3,674.00                      | \$46,173        | \$296,161           | \$342,334        |
| 2022               | \$3,915.00 | \$85.00             | \$4,000.00                      | \$46,014        | \$282,259           | \$328,273        |

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