



# PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 4/4/2026 10:38:58 AM

General Details							
Parcel ID:	305-0020-01620						
Document:	Abstract - 01432176						
Document Date:	11/17/2021						
Legal Description Details							
Plat Name:	COTTON						
	Section	Township	Range	Lot	Block		
	10	54	17	-	-		
Description:	LOT 8						
Taxpayer Details							
Taxpayer Name	LORENZEN TRENT J & THERESA M						
and Address:	16820 172ND ST SE BIG LAKE MN 55309						
Owner Details							
Owner Name	LORENZEN THERESA M						
Owner Name	LORENZEN TRENT J						
Payable 2026 Tax Summary							
	2026 - Net Tax						\$1,663.00
	2026 - Special Assessments						\$85.00
	<b>2026 - Total Tax &amp; Special Assessments</b>						<b>\$1,748.00</b>
Current Tax Due (as of 4/3/2026)							
	Due May 15		Due October 15		Total Due		
	2026 - 1st Half Tax	\$874.00	2026 - 2nd Half Tax	\$874.00	2026 - 1st Half Tax Due	\$874.00	
	2026 - 1st Half Tax Paid	\$0.00	2026 - 2nd Half Tax Paid	\$0.00	2026 - 2nd Half Tax Due	\$874.00	
	<b>2026 - 1st Half Due</b>	<b>\$874.00</b>	<b>2026 - 2nd Half Due</b>	<b>\$874.00</b>	<b>2026 - Total Due</b>	<b>\$1,748.00</b>	
Parcel Details							
Property Address:	9263 HWY 53, COTTON MN						
School District:	2142						
Tax Increment District:	-						
Property/Homesteader:	-						
Assessment Details (2026 Payable 2027)							
Class Code (Legend)	Homestead Status	Land EMV	Bldg EMV	Total EMV	Def Land EMV	Def Bldg EMV	Net Tax Capacity
151	0 - Non Homestead	\$56,500	\$90,500	\$147,000	\$0	\$0	-
111	0 - Non Homestead	\$23,100	\$0	\$23,100	\$0	\$0	-
	<b>Total:</b>	<b>\$79,600</b>	<b>\$90,500</b>	<b>\$170,100</b>	<b>\$0</b>	<b>\$0</b>	<b>1701</b>



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Land Details					
<b>Deeded Acres:</b>	32.75				
<b>Waterfront:</b>	-				
<b>Water Front Feet:</b>	0.00				
<b>Water Code &amp; Desc:</b>	W - DRILLED WELL				
<b>Gas Code &amp; Desc:</b>	-				
<b>Sewer Code &amp; Desc:</b>	-				
<b>Lot Width:</b>	0.00				
<b>Lot Depth:</b>	0.00				
The dimensions shown are not guaranteed to be survey quality. Additional lot information can be found at <a href="https://apps.stlouiscountymn.gov/webPlatsIframe/frmPlatStatPopUp.aspx">https://apps.stlouiscountymn.gov/webPlatsIframe/frmPlatStatPopUp.aspx</a> . If there are any questions, please email <a href="mailto:PropertyTax@stlouiscountymn.gov">PropertyTax@stlouiscountymn.gov</a> .					
Improvement 1 Details (CABIN)					
<b>Improvement Type</b>	<b>Year Built</b>	<b>Main Floor Ft<sup>2</sup></b>	<b>Gross Area Ft<sup>2</sup></b>	<b>Basement Finish</b>	<b>Style Code &amp; Desc.</b>
HOUSE	1996	704	880	-	1S+ - 1+ STORY
<b>Segment</b>	<b>Story</b>	<b>Width</b>	<b>Length</b>	<b>Area</b>	<b>Foundation</b>
BAS	1.2	22	32	704	PIERS AND FOOTINGS
DK	1	4	7	28	POST ON GROUND
DK	1	5	6	30	POST ON GROUND
SP	1	8	32	256	POST ON GROUND
<b>Bath Count</b>	<b>Bedroom Count</b>	<b>Room Count</b>		<b>Fireplace Count</b>	<b>HVAC</b>
0.0 BATHS	3 BEDROOMS	-		0	STOVE/SPCE, WOOD
Improvement 2 Details (20X24 DG)					
<b>Improvement Type</b>	<b>Year Built</b>	<b>Main Floor Ft<sup>2</sup></b>	<b>Gross Area Ft<sup>2</sup></b>	<b>Basement Finish</b>	<b>Style Code &amp; Desc.</b>
GARAGE	0	480	600	-	DETACHED
<b>Segment</b>	<b>Story</b>	<b>Width</b>	<b>Length</b>	<b>Area</b>	<b>Foundation</b>
BAS	1.2	20	24	480	FLOATING SLAB
Improvement 3 Details (SAUNA)					
<b>Improvement Type</b>	<b>Year Built</b>	<b>Main Floor Ft<sup>2</sup></b>	<b>Gross Area Ft<sup>2</sup></b>	<b>Basement Finish</b>	<b>Style Code &amp; Desc.</b>
SAUNA	2006	96	96	-	-
<b>Segment</b>	<b>Story</b>	<b>Width</b>	<b>Length</b>	<b>Area</b>	<b>Foundation</b>
BAS	0	8	12	96	POST ON GROUND
DKX	0	4	5	20	POST ON GROUND
Sales Reported to the St. Louis County Auditor					
<b>Sale Date</b>	<b>Purchase Price</b>			<b>CRV Number</b>	
11/2021	\$243,000 (This is part of a multi parcel sale.)			247089	



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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
2025 Payable 2026	151	\$56,500	\$90,500	\$147,000	\$0	\$0	-
	111	\$23,100	\$0	\$23,100	\$0	\$0	-
	<b>Total</b>	<b>\$79,600</b>	<b>\$90,500</b>	<b>\$170,100</b>	<b>\$0</b>	<b>\$0</b>	<b>1,701.00</b>
2024 Payable 2025	151	\$55,100	\$86,800	\$141,900	\$0	\$0	-
	111	\$22,500	\$0	\$22,500	\$0	\$0	-
	<b>Total</b>	<b>\$77,600</b>	<b>\$86,800</b>	<b>\$164,400</b>	<b>\$0</b>	<b>\$0</b>	<b>1,644.00</b>
2023 Payable 2024	151	\$52,300	\$82,100	\$134,400	\$0	\$0	-
	111	\$21,300	\$0	\$21,300	\$0	\$0	-
	<b>Total</b>	<b>\$73,600</b>	<b>\$82,100</b>	<b>\$155,700</b>	<b>\$0</b>	<b>\$0</b>	<b>1,557.00</b>
2022 Payable 2023	151	\$38,200	\$99,300	\$137,500	\$0	\$0	-
	111	\$18,200	\$0	\$18,200	\$0	\$0	-
	<b>Total</b>	<b>\$56,400</b>	<b>\$99,300</b>	<b>\$155,700</b>	<b>\$0</b>	<b>\$0</b>	<b>1,557.00</b>
Tax Detail History							
Tax Year	Tax	Special Assessments	Total Tax & Special Assessments	Taxable Land MV	Taxable Building MV	Total Taxable MV	
2025	\$1,539.00	\$85.00	\$1,624.00	\$77,600	\$86,800	\$164,400	
2024	\$1,505.00	\$85.00	\$1,590.00	\$73,600	\$82,100	\$155,700	
2023	\$1,593.00	\$85.00	\$1,678.00	\$56,400	\$99,300	\$155,700	

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