



# PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 4/3/2026 11:52:42 PM

General Details							
<b>Parcel ID:</b>		305-0020-04102					
<b>Document:</b>		Torrens - 989932					
<b>Document Date:</b>		09/13/2017					
Legal Description Details							
<b>Plat Name:</b>		COTTON					
<b>Section</b>	<b>Township</b>	<b>Range</b>	<b>Lot</b>	<b>Block</b>			
23	54	17	-	-			
<b>Description:</b>		LOT 2 LYING E OF A LINE BEG AT A PT 501.80 FT E OF SW COR THENCE LEFT 74DEG48' 656.91 FT TO LAKESHORE AND W OF A LINE BEG AT A PT 732.95 FT R OF SW COR THENCE LEFT 74DEG48' 282.27 FT THENCE RIGHT 30DEG42' 282.85 FT TO LAKESHORE EX COMM AT SW COR OF G.L.2 THENCE N89DEG45' 43"E ALONG S LINE OF G.L.2 501.80 FT TO PT OF BEG THENCE N89DEG45'43"E ALONG S LINE 79.37 FT THENCE N14DEG57'43"E 391.95 FT THENCE S79DEG14'54"E 45.09 FT THENCE N17DEG37'45"E 197.64 FT THENCE N33DEG17'19"E 64 FT TO SHORE OF KAUPPI LAKE THENCE WLY ALONG SHORE 150 FT TO A LINE THAT BEARS N14DEG57'43"E FROM PT OF BEG THENCE S14DEG57'43"W 660 FT TO PT OF BEG					
Taxpayer Details							
<b>Taxpayer Name and Address:</b>		DEAN DAVID & JENNIFER 7321 KAUPPI LAKE RD COTTON MN 55724					
Owner Details							
<b>Owner Name</b>		DEAN DAVID					
<b>Owner Name</b>		DEAN JENNIFER					
Payable 2026 Tax Summary							
		2026 - Net Tax		\$3,579.00			
		2026 - Special Assessments		\$85.00			
		<b>2026 - Total Tax &amp; Special Assessments</b>		<b>\$3,664.00</b>			
Current Tax Due (as of 4/2/2026)							
Due May 15		Due October 15			Total Due		
2026 - 1st Half Tax	\$1,832.00	2026 - 2nd Half Tax	\$1,832.00	2026 - 1st Half Tax Due	\$1,832.00		
2026 - 1st Half Tax Paid	\$0.00	2026 - 2nd Half Tax Paid	\$0.00	2026 - 2nd Half Tax Due	\$1,832.00		
<b>2026 - 1st Half Due</b>	<b>\$1,832.00</b>	<b>2026 - 2nd Half Due</b>	<b>\$1,832.00</b>	<b>2026 - Total Due</b>	<b>\$3,664.00</b>		
Parcel Details							
<b>Property Address:</b>		7321 KAUPPI LAKE RD, COTTON MN					
<b>School District:</b>		2142					
<b>Tax Increment District:</b>		-					
<b>Property/Homesteader:</b>		DEAN, JENNIFER N & DAVID J					
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
201	1 - Owner Homestead (100.00% total)	\$80,600	\$339,100	\$419,700	\$0	\$0	-
<b>Total:</b>		<b>\$80,600</b>	<b>\$339,100</b>	<b>\$419,700</b>	<b>\$0</b>	<b>\$0</b>	<b>4109</b>



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## Land Details

<b>Deeded Acres:</b>	2.43
<b>Waterfront:</b>	KAUPPI
<b>Water Front Feet:</b>	275.00
<b>Water Code &amp; Desc:</b>	W - DRILLED WELL
<b>Gas Code &amp; Desc:</b>	-
<b>Sewer Code &amp; Desc:</b>	M - MOUND
<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 <https://apps.stlouiscountymn.gov/webPlatsIframe/frmPlatStatPopUp.aspx>. If there are any questions, please email [PropertyTax@stlouiscountymn.gov](mailto:PropertyTax@stlouiscountymn.gov).

## Improvement 1 Details (RESIDENCE)

Improvement Type	Year Built	Main Floor Ft <sup>2</sup>	Gross Area Ft <sup>2</sup>	Basement Finish	Style Code & Desc.
HOUSE	2005	1,344	1,344	ECO Quality / 1008 Ft <sup>2</sup>	MOD - MODULAR
<b>Segment</b>	<b>Story</b>	<b>Width</b>	<b>Length</b>	<b>Area</b>	<b>Foundation</b>
BAS	1	0	0	616	BASEMENT
BAS	1	28	26	728	BASEMENT
DK	1	0	0	666	POST ON GROUND
<b>Bath Count</b>	<b>Bedroom Count</b>	<b>Room Count</b>		<b>Fireplace Count</b>	<b>HVAC</b>
2.75 BATHS	2 BEDROOMS	-		1	C&AC&EXCH, GAS

## Improvement 2 Details (BARN)

Improvement Type	Year Built	Main Floor Ft <sup>2</sup>	Gross Area Ft <sup>2</sup>	Basement Finish	Style Code & Desc.
BARN	0	1,208	1,880	-	-
<b>Segment</b>	<b>Story</b>	<b>Width</b>	<b>Length</b>	<b>Area</b>	<b>Foundation</b>
BAS	1	26	12	312	POST ON GROUND
BAS	1.7	28	32	896	FLOATING SLAB
LT	1	7	14	98	POST ON GROUND
LT	1	10	20	200	POST ON GROUND

## Improvement 3 Details (SAUNA/ST)

Improvement Type	Year Built	Main Floor Ft <sup>2</sup>	Gross Area Ft <sup>2</sup>	Basement Finish	Style Code & Desc.
SAUNA	0	100	100	-	-
<b>Segment</b>	<b>Story</b>	<b>Width</b>	<b>Length</b>	<b>Area</b>	<b>Foundation</b>
BAS	1	10	10	100	POST ON GROUND
CNX	1	6	10	60	POST ON GROUND

## Improvement 4 Details (28X36 DG)

Improvement Type	Year Built	Main Floor Ft <sup>2</sup>	Gross Area Ft <sup>2</sup>	Basement Finish	Style Code & Desc.
GARAGE	2019	1,008	1,008	-	DETACHED
<b>Segment</b>	<b>Story</b>	<b>Width</b>	<b>Length</b>	<b>Area</b>	<b>Foundation</b>
BAS	1	28	36	1,008	FLOATING SLAB

## Sales Reported to the St. Louis County Auditor

Sale Date	Purchase Price	CRV Number
09/2017	\$237,500	223047
12/1997	\$62,500	119058
03/1993	\$0	88874



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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	201	\$80,600	\$339,100	\$419,700	\$0	\$0	-
	<b>Total</b>	<b>\$80,600</b>	<b>\$339,100</b>	<b>\$419,700</b>	<b>\$0</b>	<b>\$0</b>	<b>4,109.00</b>
2024 Payable 2025	201	\$80,600	\$339,100	\$419,700	\$0	\$0	-
	<b>Total</b>	<b>\$80,600</b>	<b>\$339,100</b>	<b>\$419,700</b>	<b>\$0</b>	<b>\$0</b>	<b>4,109.00</b>
2023 Payable 2024	201	\$77,100	\$302,800	\$379,900	\$0	\$0	-
	<b>Total</b>	<b>\$77,100</b>	<b>\$302,800</b>	<b>\$379,900</b>	<b>\$0</b>	<b>\$0</b>	<b>3,769.00</b>
2022 Payable 2023	201	\$86,000	\$211,400	\$297,400	\$0	\$0	-
	<b>Total</b>	<b>\$86,000</b>	<b>\$211,400</b>	<b>\$297,400</b>	<b>\$0</b>	<b>\$0</b>	<b>2,869.00</b>
Tax Detail History							
Tax Year	Tax	Special Assessments	Total Tax & Special Assessments	Taxable Land MV	Taxable Building MV	Total Taxable MV	
2025	\$3,433.00	\$85.00	\$3,518.00	\$78,914	\$332,009	\$410,923	
2024	\$3,505.00	\$85.00	\$3,590.00	\$76,481	\$300,370	\$376,851	
2023	\$2,725.00	\$85.00	\$2,810.00	\$82,971	\$203,955	\$286,926	

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