



# PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 5/18/2025 7:54:19 AM

| General Details                                   |  |                            |                 |                                  |
|---|--|----------------------------|-----------------|----------------------------------|
| Parcel ID:  | 380-0010-04140   |                            |                 |                                  |
| Document:   | Abstract - 01458431  |                            |                 |                                  |
| Document Date:                                    | 08/16/2022   |                            |                 |                                  |
| Legal Description Details                         |  |                            |                 |                                  |
| Plat Name:  | GRAND LAKE   |                            |                 |                                  |
| Section   | Township   | Range                      | Lot             | Block                            |
| 20  | 51   | 16                         | -               | -                                |
| Description:                                      | NE1/4 of NW1/4, EXCEPT Northerly 653.4 feet, lying West of Easterly 800 feet; AND EXCEPT Northerly 653.4 feet of Easterly 333.33 feet; AND EXCEPT Southerly 333.3 feet of Northerly 986.70 feet of Easterly 653.4 feet; AND EXCEPT the Northerly 440.00 feet of Westerly 146.60 feet of Easterly 800.00 feet; AND NW1/4 of NW1/4, EXCEPT West 653.4 feet of South 300 feet of North 953.4 feet; AND EXCEPT West 333.33 feet of North 653.4 feet; AND Govt Lot 4, EXCEPT part South of centerline of Section 20; AND EXCEPT part platted as CHILD'S BIRCH GROVE TRACTS; AND EXCEPT that part of Govt Lot 4, described as follows: Commencing at the Northwest corner of said Section 20; thence on an assumed bearing of S00deg32'08"W, along the west lines of the NW1/4 of NW1/4 and Govt Lot 4, Section 20 for a distance of 2204.43 feet to the intersection with the Northwesterly right of way line of Birch Grove Drive, as dedicated on the plat of CHILD'S BIRCH GROVE ACRES; thence N71deg53'14"E, along said Northwesterly right of way line 642.73 feet to the intersection with the Northwesterly extension of the lot line between Lots 6 and 7, CHILD'S BIRCH GROVE ACRES and a line parallel with and distant 609.00 feet East of the west line of said Govt Lot 4, said point being the Point of Beginning of the parcel herein described; thence N00deg32'08"E, along said parallel line 526.66 feet to the intersection with a line parallel with and distant 142.50 feet South of the north line of said Govt Lot 4; thence S89deg12'36"E, along said parallel line 420.64 feet to the intersection with a line parallel with and distant 1029.64 feet East of the west line of said Govt Lot 4; thence S00deg32'08"W, along said parallel line 394.31 feet to the intersection with the Northwesterly right of way line of said Birch Grove Drive; thence Southwesterly 128.43 feet along said Northwesterly right of way line, along a tangential curve, concave to the South, having a radius of 757.20 feet, a delta angle of 09deg43'04", the chord of said curve bears S76deg44'46"W and a chord distance of 128.27 feet; thence S71deg53'14"W, along said Northwesterly right of way line 312.47 feet to the Point of Beginning. INCLUDING That part of the Northerly 653.40 feet of NE1/4 of NW1/4, which lies Westerly of the Easterly 1123.00 feet thereof AND Southerly 213.40 feet of Northerly 653.40 feet of Westerly 323.00 feet of Easterly 1123.00 feet of NE1/4 of NW1/4. |                            |                 |                                  |
| Taxpayer Details                                  |  |                            |                 |                                  |
| Taxpayer Name and Address:                        | BIRCH KNOLL PROPERTIES LLC<br>C/O DUAYNE A ANDERSON<br>6834 INDUSTRIAL RD<br>SAGINAW MN 55779  |                            |                 |                                  |
| Owner Details                                     |  |                            |                 |                                  |
| Owner Name  | BIRCH KNOLL PROPERTIES LLC   |                            |                 |                                  |
| Payable 2025 Tax Summary                          |  |                            |                 |                                  |
| 2025 - Net Tax                                    |  | \$854.00                   |                 |                                  |
| 2025 - Special Assessments                        |  | \$0.00                     |                 |                                  |
| <b>2025 - Total Tax &amp; Special Assessments</b> |  | <b>\$854.00</b>            |                 |                                  |
| Current Tax Due (as of 5/17/2025)                 |  |                            |                 |                                  |
| Due May 15  |  | Due October 15             |                 | Total Due                        |
| 2025 - 1st Half Tax                               | \$427.00   | 2025 - 2nd Half Tax        | \$427.00        | 2025 - 1st Half Tax Due \$0.00   |
| 2025 - 1st Half Tax Paid                          | \$427.00   | 2025 - 2nd Half Tax Paid   | \$0.00          | 2025 - 2nd Half Tax Due \$427.00 |
| <b>2025 - 1st Half Due</b>                        | <b>\$0.00</b>  | <b>2025 - 2nd Half Due</b> | <b>\$427.00</b> | <b>2025 - Total Due \$427.00</b> |



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| Parcel Details   |                           |                        |                                       |                 |                        |                  |                     |                     |
|--|---------------------------|------------------------|---------------------------------------|-----------------|------------------------|------------------|---------------------|---------------------|
| Property Address:  |                           | -                      |                                       |                 |                        |                  |                     |                     |
| School District:   |                           | 704                    |                                       |                 |                        |                  |                     |                     |
| Tax Increment District:  |                           | -                      |                                       |                 |                        |                  |                     |                     |
| Property/Homesteader:  |                           | -                      |                                       |                 |                        |                  |                     |                     |
| 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 |
| 111  |                           | 0 - Non Homestead      | \$103,700                             | \$0             | \$103,700              | \$0              | \$0                 | -                   |
| Total:   |                           |                        | \$103,700                             | \$0             | \$103,700              | \$0              | \$0                 | 1037                |
| Land Details   |                           |                        |                                       |                 |                        |                  |                     |                     |
| Deeded Acres:  |                           | 70.30                  |                                       |                 |                        |                  |                     |                     |
| 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 <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> . |                           |                        |                                       |                 |                        |                  |                     |                     |
| Sales Reported to the St. Louis County Auditor   |                           |                        |                                       |                 |                        |                  |                     |                     |
| No Sales information reported.   |                           |                        |                                       |                 |                        |                  |                     |                     |
| Assessment History   |                           |                        |                                       |                 |                        |                  |                     |                     |
| Year   | Class<br>Code<br>(Legend) | Land<br>EMV            | Bldg<br>EMV                           | Total<br>EMV    | Def Land<br>EMV        | Def Bldg<br>EMV  | Net Tax<br>Capacity |                     |
| 2024 Payable 2025  | 111                       | \$103,700              | \$0                                   | \$103,700       | \$0                    | \$0              | -                   |                     |
|  | Total                     | \$103,700              | \$0                                   | \$103,700       | \$0                    | \$0              | 1,037.00            |                     |
| 2023 Payable 2024  | 111                       | \$78,300               | \$0                                   | \$78,300        | \$0                    | \$0              | -                   |                     |
|  | Total                     | \$78,300               | \$0                                   | \$78,300        | \$0                    | \$0              | 783.00              |                     |
| 2022 Payable 2023  | 111                       | \$72,100               | \$0                                   | \$72,100        | \$0                    | \$0              | -                   |                     |
|  | 201                       | \$6,700                | \$0                                   | \$6,700         | \$0                    | \$0              | -                   |                     |
|  | Total                     | \$78,800               | \$0                                   | \$78,800        | \$0                    | \$0              | 788.00              |                     |
| 2021 Payable 2022  | 111                       | \$67,100               | \$0                                   | \$67,100        | \$0                    | \$0              | -                   |                     |
|  | Total                     | \$67,100               | \$0                                   | \$67,100        | \$0                    | \$0              | 671.00              |                     |
| Tax Detail History   |                           |                        |                                       |                 |                        |                  |                     |                     |
| Tax Year   | Tax                       | Special<br>Assessments | Total Tax &<br>Special<br>Assessments | Taxable Land MV | Taxable Building<br>MV | Total Taxable MV |                     |                     |
| 2024   | \$666.00                  | \$0.00                 | \$666.00                              | \$78,300        | \$0                    | \$78,300         |                     |                     |
| 2023   | \$726.00                  | \$0.00                 | \$726.00                              | \$78,800        | \$0                    | \$78,800         |                     |                     |
| 2022   | \$722.00                  | \$0.00                 | \$722.00                              | \$67,100        | \$0                    | \$67,100         |                     |                     |



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