



# PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 9/24/2025 3:03:14 PM

General Details							
Parcel ID:	380-0010-04171						
Document:	Abstract - 01344752						
Document Date:	11/05/2018						
Legal Description Details							
Plat Name:	GRAND LAKE						
Section	Township	Range	Lot	Block			
20	51	16	-	-			
Description:	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.						
Taxpayer Details							
Taxpayer Name and Address:	KOUTSOYAN STEVE 6878 BIRCH GROVE RD SAGINAW MN 55779						
Owner Details							
Owner Name	KOUTSOYAN STEVE						
Payable 2025 Tax Summary							
2025 - Net Tax				\$172.00			
2025 - Special Assessments				\$0.00			
<b>2025 - Total Tax &amp; Special Assessments</b>				<b>\$172.00</b>			
Current Tax Due (as of 9/23/2025)							
Due May 15		Due October 15		Total Due			
2025 - 1st Half Tax	\$86.00	2025 - 2nd Half Tax	\$86.00	2025 - 1st Half Tax Due	\$0.00		
2025 - 1st Half Tax Paid	\$86.00	2025 - 2nd Half Tax Paid	\$0.00	2025 - 2nd Half Tax Due	\$86.00		
<b>2025 - 1st Half Due</b>	<b>\$0.00</b>	<b>2025 - 2nd Half Due</b>	<b>\$86.00</b>	<b>2025 - Total Due</b>	<b>\$86.00</b>		
Parcel Details							
Property Address:	-						
School District:	704						
Tax Increment District:	-						
Property/Homesteader:	-						
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
111	0 - Non Homestead	\$20,800	\$0	\$20,800	\$0	\$0	-
Total:		\$20,800	\$0	\$20,800	\$0	\$0	208



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Land Details							
Deeded Acres:	4.42						
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							
Sale Date		Purchase Price			CRV Number		
11/2018		\$4,500			229563		
Assessment History							
Year	Class Code (Legend)	Land EMV	Bldg EMV	Total EMV	Def Land EMV	Def Bldg EMV	Net Tax Capacity
2024 Payable 2025	111	\$20,800	\$0	\$20,800	\$0	\$0	-
	Total	\$20,800	\$0	\$20,800	\$0	\$0	208.00
2023 Payable 2024	111	\$15,700	\$0	\$15,700	\$0	\$0	-
	Total	\$15,700	\$0	\$15,700	\$0	\$0	157.00
2022 Payable 2023	111	\$11,300	\$0	\$11,300	\$0	\$0	-
	Total	\$11,300	\$0	\$11,300	\$0	\$0	113.00
2021 Payable 2022	111	\$10,600	\$0	\$10,600	\$0	\$0	-
	Total	\$10,600	\$0	\$10,600	\$0	\$0	106.00
Tax Detail History							
Tax Year	Tax	Special Assessments	Total Tax & Special Assessments	Taxable Land MV	Taxable Building MV	Total Taxable MV	
2024	\$134.00	\$0.00	\$134.00	\$15,700	\$0	\$15,700	
2023	\$102.00	\$0.00	\$102.00	\$11,300	\$0	\$11,300	
2022	\$114.00	\$0.00	\$114.00	\$10,600	\$0	\$10,600	

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