



# PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 12/17/2025 12:55:41 AM

General Details							
Parcel ID:		380-0010-06070					
Legal Description Details							
Plat Name:		GRAND LAKE					
Section	Township	Range	Lot	Block			
31	51	16	-	-			
Description:		GOVT LOT 3 EX COMM AT NW COR OF LOT 3 THENCE E ON N LINE 1223.34 FT THENCE S 90DEG 800 FT THENCE E 90DEG TO SHORE OF LAKE THENCE NELY ALONG SHORE TO N LINE OF LOT 3 THENCE W ALONG N LINE OF LOT 3 830 FT TO PT OF BEG & EX COMM AT NW COR LOT 3 THENCE E ALONG N LINE 1223.34 FT TO PT OF BEG THENCE S 550 FT THENCE W 396 FT THENCE N 550 FT THENCE E 396 FT TO PT OF BEG & EX W 330 FT					
Taxpayer Details							
Taxpayer Name		NICKERSON LLOYD M					
and Address:		7054 NICKERSON RD SAGINAW MN 55779					
Owner Details							
Owner Name		NICKERSON L MONTGOMERY					
Payable 2025 Tax Summary							
2025 - Net Tax		\$8,477.00					
2025 - Special Assessments		\$29.00					
2025 - Total Tax & Special Assessments		\$8,506.00					
Current Tax Due (as of 12/16/2025)							
Due May 15		Due October 15			Total Due		
2025 - 1st Half Tax \$4,253.00		2025 - 2nd Half Tax \$4,253.00			2025 - 1st Half Tax Due \$0.00		
2025 - 1st Half Tax Paid \$4,253.00		2025 - 2nd Half Tax Paid \$4,253.00			2025 - 2nd Half Tax Due \$0.00		
2025 - 1st Half Due \$0.00		2025 - 2nd Half Due \$0.00			2025 - Total Due \$0.00		
Parcel Details							
Property Address:		7054 NICKERSON RD, SAGINAW MN					
School District:		704					
Tax Increment District:		-					
Property/Homesteader:		NICKERSON, LLOYD M					
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
201	1 - Owner Homestead (100.00% total)	\$295,300	\$277,700	\$573,000	\$0	\$0	-
111	0 - Non Homestead	\$35,100	\$0	\$35,100	\$0	\$0	-
207	0 - Non Homestead	\$95,200	\$75,600	\$170,800	\$0	\$0	-
Total:		\$425,600	\$353,300	\$778,900	\$0	\$0	8399



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## Land Details

**Deeded Acres:** 27.49  
**Waterfront:** LITTLE GRAND  
**Water Front Feet:** 546.00  
**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 (LOG HOUSE)

Improvement Type	Year Built	Main Floor Ft <sup>2</sup>	Gross Area Ft <sup>2</sup>	Basement Finish	Style Code & Desc.
HOUSE	2000	1,106	1,457	-	LOG - LOG
Segment	Story	Width	Length	Area	Foundation
BAS	1	0	0	26	-
BAS	1	10	30	300	-
BAS	1	12	26	312	-
BAS	1.7	18	26	468	-
DK	1	6	10	60	-
<b>Bath Count</b>	<b>Bedroom Count</b>	<b>Room Count</b>		<b>Fireplace Count</b>	<b>HVAC</b>
0.75 BATH	2 BEDROOMS	-		-	CENTRAL, GAS

## Improvement 2 Details (POLE BLDG)

Improvement Type	Year Built	Main Floor Ft <sup>2</sup>	Gross Area Ft <sup>2</sup>	Basement Finish	Style Code & Desc.
POLE BUILDING	2002	2,268	2,268	-	-
Segment	Story	Width	Length	Area	Foundation
BAS	1	36	63	2,268	FLOATING SLAB

## Improvement 3 Details (DG 32X32)

Improvement Type	Year Built	Main Floor Ft <sup>2</sup>	Gross Area Ft <sup>2</sup>	Basement Finish	Style Code & Desc.
GARAGE	2021	1,024	1,024	-	DETACHED
Segment	Story	Width	Length	Area	Foundation
BAS	1	32	32	1,024	-

## Improvement 4 Details (OLD HOUSE)

Improvement Type	Year Built	Main Floor Ft <sup>2</sup>	Gross Area Ft <sup>2</sup>	Basement Finish	Style Code & Desc.
HOUSE	1930	889	1,249	U Quality / 720 Ft <sup>2</sup>	1S+ - 1+ STORY
Segment	Story	Width	Length	Area	Foundation
BAS	1	13	13	169	LOW BASEMENT
BAS	1.5	20	36	720	LOW BASEMENT
DK	1	20	22	440	PIERS AND FOOTINGS
<b>Bath Count</b>	<b>Bedroom Count</b>	<b>Room Count</b>		<b>Fireplace Count</b>	<b>HVAC</b>
1.5 BATHS	-	-		-	CENTRAL, GAS



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Improvement 5 Details (SAUNA)								
Improvement Type		Year Built	Main Floor Ft <sup>2</sup>		Gross Area Ft <sup>2</sup>	Basement Finish	Style Code & Desc.	
SAUNA		0	288		288	-	-	
Segment		Story	Width	Length	Area	Foundation		
BAS		1	12	24	288	POST ON GROUND		
DKX		1	6	8	48	POST ON GROUND		
LT		1	7	12	84	POST ON GROUND		
Sales Reported to the St. Louis County Auditor								
No Sales information reported.								
Assessment History								
Year		Class Code (Legend)	Land EMV	Bldg EMV	Total EMV	Def Land EMV	Def Bldg EMV	Net Tax Capacity
2024 Payable 2025	201		\$295,300	\$288,900	\$584,200	\$0	\$0	-
	111		\$35,100	\$0	\$35,100	\$0	\$0	-
	207		\$95,200	\$78,800	\$174,000	\$0	\$0	-
	Total		\$425,600	\$367,700	\$793,300	\$0	\$0	8,579.00
2023 Payable 2024	201		\$238,800	\$223,600	\$462,400	\$0	\$0	-
	111		\$28,200	\$0	\$28,200	\$0	\$0	-
	207		\$78,100	\$62,100	\$140,200	\$0	\$0	-
	Total		\$345,100	\$285,700	\$630,800	\$0	\$0	6,659.00
2022 Payable 2023	201		\$244,700	\$235,700	\$480,400	\$0	\$0	-
	111		\$42,300	\$0	\$42,300	\$0	\$0	-
	207		\$86,200	\$44,800	\$131,000	\$0	\$0	-
	Total		\$373,200	\$280,500	\$653,700	\$0	\$0	6,865.00
2021 Payable 2022	201		\$205,600	\$187,300	\$392,900	\$0	\$0	-
	111		\$35,300	\$0	\$35,300	\$0	\$0	-
	207		\$73,200	\$37,800	\$111,000	\$0	\$0	-
	Total		\$314,100	\$225,100	\$539,200	\$0	\$0	5,651.00
Tax Detail History								
Tax Year		Tax	Special Assessments	Total Tax & Special Assessments	Taxable Land MV	Taxable Building MV	Total Taxable MV	
2024		\$7,005.00	\$25.00	\$7,030.00	\$345,100	\$285,700	\$630,800	
2023		\$7,555.00	\$25.00	\$7,580.00	\$373,200	\$280,500	\$653,700	
2022		\$7,043.00	\$25.00	\$7,068.00	\$313,117	\$224,204	\$537,321	



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