



PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 12/14/2025 12:26:42 PM

General Details							
Parcel ID:	380-0010-07171						
Document:	Abstract - 01435383						
Document Date:	01/13/2022						
Legal Description Details							
Plat Name:	GRAND LAKE						
Section	Township	Range	Lot	Block			
35	51	16	-	-			
Description:	North 300 feet of South 850 feet of West 800 feet of NW1/4 of SW1/4						
Taxpayer Details							
Taxpayer Name	ROSENCRANS JUSTIN R & KATIE J						
and Address:	4782 MUNGER SHAW RD SAGINAW MN 55779						
Owner Details							
Owner Name	ROSENCRANS JUSTIN R						
Owner Name	ROSENCRANS KATIE JOY						
Payable 2025 Tax Summary							
2025 - Net Tax				\$3,863.00			
2025 - Special Assessments				\$29.00			
2025 - Total Tax & Special Assessments				\$3,892.00			
Current Tax Due (as of 12/13/2025)							
Due May 15		Due October 15			Total Due		
2025 - 1st Half Tax	\$1,946.00	2025 - 2nd Half Tax	\$1,946.00	2025 - 1st Half Tax Due	\$0.00		
2025 - 1st Half Tax Paid	\$1,946.00	2025 - 2nd Half Tax Paid	\$1,946.00	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:	4782 MUNGER SHAW RD, SAGINAW MN						
School District:	704						
Tax Increment District:	-						
Property/Homesteader:	ROSENCRANS, JUSTIN R						
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
200	1 - Owner Homestead (100.00% total)	\$100,100	\$288,500	\$388,600	\$0	\$0	-
Total:		\$100,100	\$288,500	\$388,600	\$0	\$0	3770



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Land Details

Deeded Acres: 5.51
Waterfront: -
Water Front Feet: 0.00
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.

Improvement 1 Details (HIP)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.																								
POLE BUILDING	2022	3,600	3,600	-	-																								
<table><tr><th>Segment</th><th>Story</th><th>Width</th><th>Length</th><th>Area</th><th>Foundation</th></tr><tr><td>BAS</td><td>1</td><td>50</td><td>72</td><td>3,600</td><td>FLOATING SLAB</td></tr><tr><td>OPX</td><td>1</td><td>12</td><td>32</td><td>384</td><td>PIERS AND FOOTINGS</td></tr><tr><td>OPX</td><td>1</td><td>12</td><td>72</td><td>864</td><td>PIERS AND FOOTINGS</td></tr></table>						Segment	Story	Width	Length	Area	Foundation	BAS	1	50	72	3,600	FLOATING SLAB	OPX	1	12	32	384	PIERS AND FOOTINGS	OPX	1	12	72	864	PIERS AND FOOTINGS
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Sales Reported to the St. Louis County Auditor

Sale Date	Purchase Price	CRV Number
01/2022	\$55,000	247681
02/2021	\$55,000	241331

Assessment History

Year	Class Code (Legend)	Land EMV	Bldg EMV	Total EMV	Def Land EMV	Def Bldg EMV	Net Tax Capacity
2024 Payable 2025	200	\$100,100	\$294,400	\$394,500	\$0	\$0	-
	Total	\$100,100	\$294,400	\$394,500	\$0	\$0	3,835.00
2023 Payable 2024	207	\$77,600	\$110,400	\$188,000	\$0	\$0	-
	Total	\$77,600	\$110,400	\$188,000	\$0	\$0	2,350.00
2022 Payable 2023	111	\$28,300	\$0	\$28,300	\$0	\$0	-
	Total	\$28,300	\$0	\$28,300	\$0	\$0	283.00
2021 Payable 2022	111	\$8,600	\$0	\$8,600	\$0	\$0	-
	Total	\$8,600	\$0	\$8,600	\$0	\$0	86.00

Tax Detail History

Tax Year	Tax	Special Assessments	Total Tax & Special Assessments	Taxable Land MV	Taxable Building MV	Total Taxable MV
2024	\$2,445.00	\$25.00	\$2,470.00	\$77,600	\$110,400	\$188,000
2023	\$256.00	\$0.00	\$256.00	\$28,300	\$0	\$28,300
2022	\$92.00	\$0.00	\$92.00	\$8,600	\$0	\$8,600



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