



PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 9/21/2025 4:41:49 PM

General Details							
Parcel ID:		387-0031-00145					
Document:		Abstract - 1292386T975472					
Document Date:		08/23/2016					
Legal Description Details							
Plat Name:		GREENWOOD TOWN OF					
Section	Township	Range	Lot	Block			
3	62	17	-	-			
Description:		E 1/2 OF LOT 7					
Taxpayer Details							
Taxpayer Name		WIPF THOMAS G & SHAWN A					
and Address:		10244 EAST GUSTAFSON RD					
		ANGORA MN 55703					
Owner Details							
Owner Name		WIPF SHAWN A					
Owner Name		WIPF THOMAS G					
Payable 2025 Tax Summary							
2025 - Net Tax				\$6,181.00			
2025 - Special Assessments				\$25.00			
2025 - Total Tax & Special Assessments				\$6,206.00			
Current Tax Due (as of 9/20/2025)							
Due May 15		Due October 15			Total Due		
2025 - 1st Half Tax	\$3,103.00	2025 - 2nd Half Tax	\$3,103.00	2025 - 1st Half Tax Due	\$0.00		
2025 - 1st Half Tax Paid	\$3,103.00	2025 - 2nd Half Tax Paid	\$0.00	2025 - 2nd Half Tax Due	\$3,103.00		
2025 - 1st Half Due	\$0.00	2025 - 2nd Half Due	\$3,103.00	2025 - Total Due	\$3,103.00		
Parcel Details							
Property Address:		2348 BLUE ROCK RD, COOK MN					
School District:		2142					
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
151	0 - Non Homestead	\$609,900	\$102,900	\$712,800	\$0	\$0	-
Total:		\$609,900	\$102,900	\$712,800	\$0	\$0	7660



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Land Details

Deeded Acres: 7.75
Waterfront: VERMILION
Water Front Feet: 1050.00
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 <https://apps.stlouiscountymn.gov/webPlatsIframe/frnPlatStatPopUp.aspx>. If there are any questions, please email PropertyTax@stlouiscountymn.gov.

Improvement 1 Details (CABIN)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
HOUSE	0	608	748	-	CAB - CABIN
Segment	Story	Width	Length	Area	Foundation
BAS	1	6	8	48	POST ON GROUND
BAS	1.2	20	28	560	POST ON GROUND
OP	0	8	11	88	POST ON GROUND
OP	1	8	10	80	POST ON GROUND
Bath Count	Bedroom Count	Room Count		Fireplace Count	HVAC
0.0 BATHS	1 BEDROOM	-		0	STOVE/SPCE, WOOD

Improvement 2 Details (BOATHOUSE)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
BOAT HOUSE	0	520	520	-	-
Segment	Story	Width	Length	Area	Foundation
BAS	1	20	26	520	FLOATING SLAB
Bath Count	Bedroom Count	Room Count		Fireplace Count	HVAC
-	-	-		-	-

Improvement 3 Details (STORAGE)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
STORAGE BUILDING	0	81	81	-	-
Segment	Story	Width	Length	Area	Foundation
BAS	1	9	9	81	POST ON GROUND

Improvement 4 Details (8x8 ST)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
STORAGE BUILDING	2020	64	64	-	-
Segment	Story	Width	Length	Area	Foundation
BAS	1	8	8	64	POST ON GROUND
DKX	1	3	4	12	POST ON GROUND

Improvement 5 Details (BOATPORT)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
BOAT PORT	1985	180	180	-	-
Segment	Story	Width	Length	Area	Foundation
BAS	1	9	20	180	POST ON GROUND



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Improvement 6 Details (PRIVY)							
Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.		
STORAGE BUILDING	1975	20	20	-	-		
Segment	Story	Width	Length	Area	Foundation		
BAS	1	4	5	20	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	151	\$598,100	\$99,800	\$697,900	\$0	\$0	-
	Total	\$598,100	\$99,800	\$697,900	\$0	\$0	7,474.00
2023 Payable 2024	151	\$598,100	\$99,800	\$697,900	\$0	\$0	-
	Total	\$598,100	\$99,800	\$697,900	\$0	\$0	7,474.00
2022 Payable 2023	151	\$502,600	\$82,200	\$584,800	\$0	\$0	-
	Total	\$502,600	\$82,200	\$584,800	\$0	\$0	6,060.00
2021 Payable 2022	151	\$423,100	\$68,600	\$491,700	\$0	\$0	-
	Total	\$423,100	\$68,600	\$491,700	\$0	\$0	4,917.00
Tax Detail History							
Tax Year	Tax	Special Assessments	Total Tax & Special Assessments	Taxable Land MV	Taxable Building MV	Total Taxable MV	
2024	\$6,245.00	\$25.00	\$6,270.00	\$598,100	\$99,800	\$697,900	
2023	\$5,497.00	\$25.00	\$5,522.00	\$502,600	\$82,200	\$584,800	
2022	\$5,115.00	\$25.00	\$5,140.00	\$423,100	\$68,600	\$491,700	

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