



PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 7/6/2025 5:33:39 PM

General Details							
Parcel ID:	400-0010-00898						
Document:	Abstract - 01192302						
Document Date:	06/29/2012						
Legal Description Details							
Plat Name:	INDUSTRIAL						
Section	Township	Range	Lot	Block			
6	51	17	-	-			
Description:	W 660 FT OF S1/2 OF SW1/4 OF NE1/4 EX N 330 FT THEREOF						
Taxpayer Details							
Taxpayer Name	FROBERG MICHAEL GUSTAV JOHN &						
and Address:	DENISE M VALCOURT						
	5802 PERKINS ROAD						
	CULVER MN 55779						
Owner Details							
Owner Name	FROBERG MICHAEL GUSTAV JOHN						
Owner Name	VALCOURT DENISE M						
Payable 2025 Tax Summary							
2025 - Net Tax			\$475.00				
2025 - Special Assessments			\$85.00				
2025 - Total Tax & Special Assessments			\$560.00				
Current Tax Due (as of 7/5/2025)							
Due May 15		Due October 15			Total Due		
2025 - 1st Half Tax	\$280.00	2025 - 2nd Half Tax	\$280.00	2025 - 1st Half Tax Due	\$305.20		
2025 - 1st Half Tax Paid	\$0.00	2025 - 2nd Half Tax Paid	\$0.00	2025 - 2nd Half Tax Due	\$280.00		
2025 - 1st Half Penalty	\$25.20	2025 - 2nd Half Penalty	\$0.00	Delinquent Tax	\$134.05		
2025 - 1st Half Due	\$305.20	2025 - 2nd Half Due	\$280.00	2025 - Total Due	\$719.25		
Delinquent Taxes (as of 7/5/2025)							
Tax Year	Net Tax	Penalty	Cst/Fees	Interest	Total Due		
2024	\$101.00	\$7.07	\$20.00	\$5.98	\$134.05		
Total:	\$101.00	\$7.07	\$20.00	\$5.98	\$134.05		
Parcel Details							
Property Address:	5802 PERKINS RD, SAGINAW 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
204	0 - Non Homestead	\$46,100	\$9,300	\$55,400	\$0	\$0	-
Total:		\$46,100	\$9,300	\$55,400	\$0	\$0	554



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Land Details

Deeded Acres: 5.00
Waterfront: -
Water Front Feet: 0.00
Water Code & Desc: W - DRILLED WELL
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/frmPlatStatPopUp.aspx>. If there are any questions, please email PropertyTax@stlouiscountymn.gov.

Improvement 1 Details (MH 14X70)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
MANUFACTURED HOME	1978	980	980	-	SGL - SGL WIDE
Segment	Story	Width	Length	Area	Foundation
BAS	1	14	70	980	POST ON GROUND
Bath Count	Bedroom Count	Room Count	Fireplace Count	HVAC	
0 BATH	2 BEDROOMS	-	-	STOVE/SPCE, WOOD	

Improvement 2 Details (QUONSET DG)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
GARAGE	0	528	528	-	DETACHED
Segment	Story	Width	Length	Area	Foundation
BAS	1	22	24	528	POST ON GROUND

Improvement 3 Details (ST 12X16)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
STORAGE BUILDING	0	192	192	-	-
Segment	Story	Width	Length	Area	Foundation
BAS	1	12	16	192	POST ON GROUND

Improvement 4 Details (GREENHOUSE)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
STORAGE BUILDING	0	360	360	-	-
Segment	Story	Width	Length	Area	Foundation
BAS	1	20	18	360	POST ON GROUND

Improvement 5 Details (SCHL BUS)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
STORAGE BUILDING	0	168	168	-	-
Segment	Story	Width	Length	Area	Foundation
BAS	1	7	24	168	POST ON GROUND

Improvement 6 Details (TT 7X16)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
	0	112	112	-	-
Segment	Story	Width	Length	Area	Foundation
BAS	0	7	16	112	-



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Improvement 7 Details (TT 7X13)							
Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.		
	0	91	91	-	-		
Segment	Story	Width	Length	Area	Foundation		
BAS	0	7	13	91	-		
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	204	\$42,100	\$9,000	\$51,100	\$0	\$0	-
	Total	\$42,100	\$9,000	\$51,100	\$0	\$0	511.00
2023 Payable 2024	201	\$35,400	\$8,200	\$43,600	\$0	\$0	-
	Total	\$35,400	\$8,200	\$43,600	\$0	\$0	262.00
2022 Payable 2023	201	\$19,400	\$9,600	\$29,000	\$0	\$0	-
	Total	\$19,400	\$9,600	\$29,000	\$0	\$0	174.00
2021 Payable 2022	201	\$19,400	\$8,400	\$27,800	\$0	\$0	-
	Total	\$19,400	\$8,400	\$27,800	\$0	\$0	167.00
Tax Detail History							
Tax Year	Tax	Special Assessments	Total Tax & Special Assessments	Taxable Land MV	Taxable Building MV	Total Taxable MV	
2024	\$117.00	\$85.00	\$202.00	\$21,240	\$4,920	\$26,160	
2023	\$81.00	\$85.00	\$166.00	\$11,640	\$5,760	\$17,400	
2022	\$87.00	\$85.00	\$172.00	\$11,640	\$5,040	\$16,680	

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