



# PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 7/5/2025 2:20:16 PM

General Details							
Parcel ID:	400-0010-06040						
Document:	Abstract - 688882						
Document Date:	06/13/1997						
Legal Description Details							
Plat Name:	INDUSTRIAL						
Section	Township	Range	Lot	Block			
35	51	17	-	-			
Description:	W1/2 OF SW1/4 OF NW1/4						
Taxpayer Details							
Taxpayer Name	WIRTANEN CHERYL & PETER						
and Address:	4852 INDEPENDENCE RD						
	SAGINAW MN 55779						
Owner Details							
Owner Name	WIRTANEN PETER C						
Payable 2025 Tax Summary							
2025 - Net Tax			\$1,549.00				
2025 - Special Assessments			\$85.00				
<b>2025 - Total Tax &amp; Special Assessments</b>			<b>\$1,634.00</b>				
Current Tax Due (as of 7/4/2025)							
Due May 15		Due October 15			Total Due		
2025 - 1st Half Tax	\$817.00	2025 - 2nd Half Tax	\$817.00	2025 - 1st Half Tax Due	\$0.00		
2025 - 1st Half Tax Paid	\$817.00	2025 - 2nd Half Tax Paid	\$0.00	2025 - 2nd Half Tax Due	\$817.00		
<b>2025 - 1st Half Due</b>	<b>\$0.00</b>	<b>2025 - 2nd Half Due</b>	<b>\$817.00</b>	<b>2025 - Total Due</b>	<b>\$817.00</b>		
Parcel Details							
Property Address:	4852 INDEPENDENCE RD, SAGINAW MN						
School District:	2142						
Tax Increment District:	-						
Property/Homesteader:	WIRTANEN, CHERYL J & PETER C						
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)	\$61,100	\$172,800	\$233,900	\$0	\$0	-
111	0 - Non Homestead	\$13,200	\$0	\$13,200	\$0	\$0	-
Total:		<b>\$74,300</b>	<b>\$172,800</b>	<b>\$247,100</b>	<b>\$0</b>	<b>\$0</b>	<b>2216</b>



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## Land Details

**Deeded Acres:** 20.00  
**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](mailto:PropertyTax@stlouiscountymn.gov).

## Improvement 1 Details (28X60 MH)

Improvement Type	Year Built	Main Floor Ft <sup>2</sup>	Gross Area Ft <sup>2</sup>	Basement Finish	Style Code & Desc.
MANUFACTURED HOME	2021	1,680	1,680	-	DBL - DBL WIDE

Segment	Story	Width	Length	Area	Foundation
BAS	1	28	60	1,680	FLOATING SLAB
DK	1	7	8	56	POST ON GROUND
DK	1	13	16	208	POST ON GROUND

Bath Count	Bedroom Count	Room Count	Fireplace Count	HVAC
1.75 BATHS	2 BEDROOMS	-	-	C&AIR_COND, PROPANE

## Improvement 2 Details (SHIP CONT)

Improvement Type	Year Built	Main Floor Ft <sup>2</sup>	Gross Area Ft <sup>2</sup>	Basement Finish	Style Code & Desc.
STORAGE BUILDING	0	320	320	-	-

Segment	Story	Width	Length	Area	Foundation
BAS	0	8	40	320	POST ON GROUND

## Improvement 3 Details (SHIP CONT)

Improvement Type	Year Built	Main Floor Ft <sup>2</sup>	Gross Area Ft <sup>2</sup>	Basement Finish	Style Code & Desc.
STORAGE BUILDING	0	320	320	-	-

Segment	Story	Width	Length	Area	Foundation
BAS	0	8	40	320	POST ON GROUND

## Sales Reported to the St. Louis County Auditor

Sale Date	Purchase Price	CRV Number
06/1997	\$12,900 (This is part of a multi parcel sale.)	116648



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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	\$57,100	\$167,300	\$224,400	\$0	\$0	-
	111	\$13,200	\$0	\$13,200	\$0	\$0	-
	Total	\$70,300	\$167,300	\$237,600	\$0	\$0	2,112.00
2023 Payable 2024	201	\$48,600	\$105,700	\$154,300	\$0	\$0	-
	111	\$11,100	\$0	\$11,100	\$0	\$0	-
	Total	\$59,700	\$105,700	\$165,400	\$0	\$0	1,420.00
2022 Payable 2023	201	\$41,800	\$99,200	\$141,000	\$0	\$0	-
	Total	\$41,800	\$99,200	\$141,000	\$0	\$0	1,165.00
2021 Payable 2022	111	\$29,500	\$0	\$29,500	\$0	\$0	-
	Total	\$29,500	\$0	\$29,500	\$0	\$0	295.00
Tax Detail History							
Tax Year	Tax	Special Assessments	Total Tax & Special Assessments	Taxable Land MV	Taxable Building MV	Total Taxable MV	
2024	\$1,139.00	\$85.00	\$1,224.00	\$52,345	\$89,702	\$142,047	
2023	\$957.00	\$85.00	\$1,042.00	\$34,522	\$81,928	\$116,450	
2022	\$296.00	\$0.00	\$296.00	\$29,500	\$0	\$29,500	

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