



PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 5/5/2025 12:40:54 AM

General Details							
Parcel ID:	405-0010-04330						
Document:	Abstract - 01266629						
Document Date:	10/01/2014						
Legal Description Details							
Plat Name:	KELSEY						
Section	Township	Range	Lot	Block			
24	54	18	-	-			
Description:	NE 1/4 OF SW 1/4						
Taxpayer Details							
Taxpayer Name	KOWARSCH KEVIN						
and Address:	8846 ERICKSON RD						
	KELSEY MN 55724						
Owner Details							
Owner Name	KOWARSCH KEVIN J						
Payable 2025 Tax Summary							
2025 - Net Tax			\$2,643.00				
2025 - Special Assessments			\$85.00				
2025 - Total Tax & Special Assessments			\$2,728.00				
Current Tax Due (as of 5/4/2025)							
Due May 15		Due October 15			Total Due		
2025 - 1st Half Tax	\$1,364.00	2025 - 2nd Half Tax	\$1,364.00	2025 - 1st Half Tax Due	\$1,364.00		
2025 - 1st Half Tax Paid	\$0.00	2025 - 2nd Half Tax Paid	\$0.00	2025 - 2nd Half Tax Due	\$1,364.00		
2025 - 1st Half Due	\$1,364.00	2025 - 2nd Half Due	\$1,364.00	2025 - Total Due	\$2,728.00		
Parcel Details							
Property Address:	8846 ERICKSON RD, KELSEY MN						
School District:	2142						
Tax Increment District:	-						
Property/Homesteader:	KOWARSCH, KEVIN J & TONYA 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)	\$33,700	\$309,500	\$343,200	\$0	\$0	-
111	0 - Non Homestead	\$23,000	\$0	\$23,000	\$0	\$0	-
Total:		\$56,700	\$309,500	\$366,200	\$0	\$0	3505



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Land Details

Deeded Acres: 40.00
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.

Improvement 1 Details (HOUSE)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
HOUSE	0	1,532	1,740	AVG Quality / 809 Ft ²	1S+ - 1+ STORY
Segment	Story	Width	Length	Area	Foundation
BAS	1	0	0	516	FLOATING SLAB
BAS	1	6	20	120	BASEMENT
BAS	1	8	8	64	FOUNDATION
BAS	1.2	26	32	832	BASEMENT
DK	1	0	0	82	POST ON GROUND
DK	1	0	0	84	PIERS AND FOOTINGS
OP	1	4	5	20	POST ON GROUND
OP	1	10	20	200	PIERS AND FOOTINGS
Bath Count	Bedroom Count	Room Count		Fireplace Count	HVAC
2.25 BATHS	3 BEDROOMS	-		-	C&AIR_COND, PROPANE

Improvement 2 Details (AG GARAGE)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
GARAGE	0	912	912	-	ATTACHED
Segment	Story	Width	Length	Area	Foundation
BAS	1	24	38	912	FLOATING SLAB

Improvement 3 Details (POLE BLDNG)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
POLE BUILDING	0	3,240	3,240	-	-
Segment	Story	Width	Length	Area	Foundation
BAS	1	40	81	3,240	FLOATING SLAB

Improvement 4 Details (20X24 ST)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
STORAGE BUILDING	0	480	480	-	-
Segment	Story	Width	Length	Area	Foundation
BAS	1	20	24	480	POST ON GROUND
LT	1	6	16	96	POST ON GROUND



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Improvement 5 Details (16X42 ST)																															
Improvement Type	Year Built	Main Floor Ft ²		Gross Area Ft ²	Basement Finish	Style Code & Desc.																									
STORAGE BUILDING	0	672		672	-	-																									
<table><tr><td>Segment</td><td>Story</td><td>Width</td><td>Length</td><td>Area</td><td colspan="3">Foundation</td></tr><tr><td>BAS</td><td>1</td><td>16</td><td>42</td><td>672</td><td colspan="3">FLOATING SLAB</td></tr><tr><td>LT</td><td>1</td><td>12</td><td>19</td><td>228</td><td colspan="3">FLOATING SLAB</td></tr></table>								Segment	Story	Width	Length	Area	Foundation			BAS	1	16	42	672	FLOATING SLAB			LT	1	12	19	228	FLOATING SLAB		
Segment	Story	Width	Length	Area	Foundation																										
BAS	1	16	42	672	FLOATING SLAB																										
LT	1	12	19	228	FLOATING SLAB																										
Improvement 6 Details (5X5 ST)																															
Improvement Type	Year Built	Main Floor Ft ²		Gross Area Ft ²	Basement Finish	Style Code & Desc.																									
STORAGE BUILDING	0	25		25	-	-																									
<table><tr><td>Segment</td><td>Story</td><td>Width</td><td>Length</td><td>Area</td><td colspan="3">Foundation</td></tr><tr><td>BAS</td><td>1</td><td>5</td><td>5</td><td>25</td><td colspan="3">POST ON GROUND</td></tr></table>								Segment	Story	Width	Length	Area	Foundation			BAS	1	5	5	25	POST ON GROUND										
Segment	Story	Width	Length	Area	Foundation																										
BAS	1	5	5	25	POST ON GROUND																										
Sales Reported to the St. Louis County Auditor																															
Sale Date		Purchase Price			CRV Number																										
09/1999		\$76,000			130713																										
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	\$33,700	\$282,400	\$316,100	\$0	\$0	-																								
	111	\$23,000	\$0	\$23,000	\$0	\$0	-																								
	Total	\$56,700	\$282,400	\$339,100	\$0	\$0	3,210.00																								
2023 Payable 2024	201	\$32,200	\$231,600	\$263,800	\$0	\$0	-																								
	111	\$19,800	\$0	\$19,800	\$0	\$0	-																								
	Total	\$52,000	\$231,600	\$283,600	\$0	\$0	2,701.00																								
2022 Payable 2023	201	\$30,600	\$209,700	\$240,300	\$0	\$0	-																								
	111	\$18,000	\$0	\$18,000	\$0	\$0	-																								
	Total	\$48,600	\$209,700	\$258,300	\$0	\$0	2,427.00																								
2021 Payable 2022	201	\$29,100	\$190,700	\$219,800	\$0	\$0	-																								
	111	\$16,300	\$0	\$16,300	\$0	\$0	-																								
	Total	\$45,400	\$190,700	\$236,100	\$0	\$0	2,186.00																								
Tax Detail History																															
Tax Year	Tax	Special Assessments	Total Tax & Special Assessments	Taxable Land MV	Taxable Building MV	Total Taxable MV																									
2024	\$2,519.00	\$85.00	\$2,604.00	\$50,352	\$219,750	\$270,102																									
2023	\$2,289.00	\$85.00	\$2,374.00	\$46,612	\$196,075	\$242,687																									
2022	\$2,359.00	\$85.00	\$2,444.00	\$43,089	\$175,553	\$218,642																									



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