



PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 12/15/2025 12:02:09 PM

General Details							
Parcel ID:		475-0010-00500					
Legal Description Details							
Plat Name:		NEW INDEPENDENCE					
Section	Township	Range	Lot	Block			
4	52	17	-	-			
Description:		LOT 1 EX E 396 FT					
Taxpayer Details							
Taxpayer Name		KEARNEY DENNIS G					
and Address:		7740 BIRCH RD					
		CANYON MN 55717					
Owner Details							
Owner Name		KEARNEY DENNIS G					
Payable 2025 Tax Summary							
2025 - Net Tax		\$1,821.00					
2025 - Special Assessments		\$85.00					
2025 - Total Tax & Special Assessments		\$1,906.00					
Current Tax Due (as of 12/14/2025)							
Due May 15		Due October 15			Total Due		
2025 - 1st Half Tax \$953.00		2025 - 2nd Half Tax \$953.00			2025 - 1st Half Tax Due \$0.00		
2025 - 1st Half Tax Paid \$953.00		2025 - 2nd Half Tax Paid \$953.00			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:		7740 BIRCH RD, CANYON MN					
School District:		2142					
Tax Increment District:		-					
Property/Homesteader:		KEARNEY, DENNIS G & BRENDA S					
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)	\$50,300	\$217,500	\$267,800	\$0	\$0	-
111	0 - Non Homestead	\$28,000	\$0	\$28,000	\$0	\$0	-
Total:		\$78,300	\$217,500	\$295,800	\$0	\$0	2776



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Land Details

Deeded Acres: 26.41
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	775	775	U Quality / 0 Ft ²	RAM - RAMBL/RNCH
Segment	Story	Width	Length	Area	Foundation
BAS	1	25	31	775	BASEMENT
CN	1	7	17	119	BASEMENT
DK	1	0	0	315	PIERS AND FOOTINGS
DK	1	0	0	475	POST ON GROUND
Bath Count	Bedroom Count	Room Count		Fireplace Count	HVAC
1.0 BATH	2 BEDROOMS	-		-	C&AIR_COND, PROPANE

Improvement 2 Details (24X32 DG)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
GARAGE	0	768	768	-	DETACHED
Segment	Story	Width	Length	Area	Foundation
BAS	0	24	32	768	FLOATING SLAB

Improvement 3 Details (14X20 DG 2)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
GARAGE	1960	280	280	-	DETACHED
Segment	Story	Width	Length	Area	Foundation
BAS	1	14	20	280	FLOATING SLAB

Improvement 4 Details (SHED 6X8)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
STORAGE BUILDING	0	48	48	-	-
Segment	Story	Width	Length	Area	Foundation
BAS	1	6	8	48	FLOATING SLAB

Improvement 5 Details (48X60 PB)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
POLE BUILDING	2013	2,880	2,880	-	-
Segment	Story	Width	Length	Area	Foundation
BAS	1	48	60	2,880	FLOATING SLAB



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Improvement 6 Details (CONTAINER)							
Improvement Type	Year Built	Main Floor Ft ²		Gross Area Ft ²	Basement Finish	Style Code & Desc.	
STORAGE BUILDING	0	320		320	-	-	
Segment	Story	Width	Length	Area	Foundation		
BAS	1	8	40	320	POST ON GROUND		
Improvement 7 Details (CARPORT)							
Improvement Type	Year Built	Main Floor Ft ²		Gross Area Ft ²	Basement Finish	Style Code & Desc.	
CAR PORT	0	228		228	-	-	
Segment	Story	Width	Length	Area	Foundation		
BAS	0	12	19	228	POST ON GROUND		
Improvement 8 Details (WHITE SHED)							
Improvement Type	Year Built	Main Floor Ft ²		Gross Area Ft ²	Basement Finish	Style Code & Desc.	
STORAGE BUILDING	0	120		120	-	-	
Segment	Story	Width	Length	Area	Foundation		
BAS	0	10	12	120	POST ON GROUND		
Improvement 9 Details (TAN/GRN DG)							
Improvement Type	Year Built	Main Floor Ft ²		Gross Area Ft ²	Basement Finish	Style Code & Desc.	
GARAGE	0	308		308	-	DETACHED	
Segment	Story	Width	Length	Area	Foundation		
BAS	1	14	22	308	POST ON GROUND		
Improvement 10 Details							
Improvement Type	Year Built	Main Floor Ft ²		Gross Area Ft ²	Basement Finish	Style Code & Desc.	
	0	64		64	-	PLN - PLAIN SLAB	
Segment	Story	Width	Length	Area	Foundation		
BAS	0	8	8	64	-		
Sales Reported to the St. Louis County Auditor							
Sale Date		Purchase Price			CRV Number		
05/1993		\$36,000			91312		
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	\$50,300	\$210,400	\$260,700	\$0	\$0	-
	111	\$28,000	\$0	\$28,000	\$0	\$0	-
	Total	\$78,300	\$210,400	\$288,700	\$0	\$0	2,698.00
2023 Payable 2024	201	\$43,600	\$190,900	\$234,500	\$0	\$0	-
	111	\$23,500	\$0	\$23,500	\$0	\$0	-
	Total	\$67,100	\$190,900	\$258,000	\$0	\$0	2,456.00
2022 Payable 2023	201	\$36,700	\$187,000	\$223,700	\$0	\$0	-
	111	\$20,900	\$0	\$20,900	\$0	\$0	-
	Total	\$57,600	\$187,000	\$244,600	\$0	\$0	2,314.00
2021 Payable 2022	201	\$36,700	\$170,600	\$207,300	\$0	\$0	-
	111	\$20,900	\$0	\$20,900	\$0	\$0	-
	Total	\$57,600	\$170,600	\$228,200	\$0	\$0	2,134.00



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Tax Detail History						
Tax Year	Tax	Special Assessments	Total Tax & Special Assessments	Taxable Land MV	Taxable Building MV	Total Taxable MV
2024	\$1,949.00	\$85.00	\$2,034.00	\$64,795	\$180,805	\$245,600
2023	\$1,963.00	\$85.00	\$2,048.00	\$55,431	\$175,950	\$231,381
2022	\$2,021.00	\$85.00	\$2,106.00	\$54,976	\$158,403	\$213,379

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