



# PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 5/15/2025 2:50:34 PM

| General Details                        |  |   |             |                   |                                  |                 |                     |
|--|--|---|-------------|-------------------|----------------------------------|-----------------|---------------------|
| Parcel ID:                             |  | 475-0010-04450  |             |                   |                                  |                 |                     |
| Document:                              |  | Abstract - 01085680   |             |                   |                                  |                 |                     |
| Document Date:                         |  | 06/25/2008  |             |                   |                                  |                 |                     |
| Legal Description Details              |  |   |             |                   |                                  |                 |                     |
| Plat Name:                             |  | NEW INDEPENDENCE  |             |                   |                                  |                 |                     |
| Section                                | Township                               | Range   | Lot         | Block             |                                  |                 |                     |
| 27                                     | 52                                     | 17  | -           | -                 |                                  |                 |                     |
| Description:                           |  | W 1/2 OF NW 1/4 OF SE 1/4 EX FOR ROAD AND EX WLY 270 FT OF NLY 225 FT AND EX WLY 170 FT OF NLY 510 FT LYING S OF NLY 225 FT |             |                   |                                  |                 |                     |
| Taxpayer Details                       |  |   |             |                   |                                  |                 |                     |
| Taxpayer Name                          |  | LUMAYE AMANDA L   |             |                   |                                  |                 |                     |
| and Address:                           |  | CAMPEAU ANDREW<br>7578 SWAN LAKE RD<br>SAGINAW MN 55779   |             |                   |                                  |                 |                     |
| Owner Details                          |  |   |             |                   |                                  |                 |                     |
| Owner Name                             |  | CAMPEAU ANDREW  |             |                   |                                  |                 |                     |
| Owner Name                             |  | LUMAYE AMANDA L   |             |                   |                                  |                 |                     |
| Payable 2025 Tax Summary               |  |   |             |                   |                                  |                 |                     |
|  |  | 2025 - Net Tax  |             | \$1,005.00        |                                  |                 |                     |
|  |  | 2025 - Special Assessments  |             | \$85.00           |                                  |                 |                     |
|  |  | <b>2025 - Total Tax &amp; Special Assessments</b>   |             | <b>\$1,090.00</b> |                                  |                 |                     |
| Current Tax Due (as of 5/14/2025)      |  |   |             |                   |                                  |                 |                     |
| Due May 15                             |  | Due October 15  |             |                   | Total Due                        |                 |                     |
| 2025 - 1st Half Tax \$545.00           |  | 2025 - 2nd Half Tax \$545.00  |             |                   | 2025 - 1st Half Tax Due \$0.00   |                 |                     |
| 2025 - 1st Half Tax Paid \$545.00      |  | 2025 - 2nd Half Tax Paid \$0.00   |             |                   | 2025 - 2nd Half Tax Due \$545.00 |                 |                     |
| <b>2025 - 1st Half Due \$0.00</b>      |  | <b>2025 - 2nd Half Due \$545.00</b>   |             |                   | <b>2025 - Total Due \$545.00</b> |                 |                     |
| Parcel Details                         |  |   |             |                   |                                  |                 |                     |
| Property Address:                      |  | 7578 SWAN LAKE RD, SAGINAW MN   |             |                   |                                  |                 |                     |
| School District:                       |  | 2142  |             |                   |                                  |                 |                     |
| Tax Increment District:                |  | -   |             |                   |                                  |                 |                     |
| Property/Homesteader:                  |  | LUMAYE, AMANDA L/CAMPEAU, ANDREW R  |             |                   |                                  |                 |                     |
| Assessment Details (2025 Payable 2026) |  |   |             |                   |                                  |                 |                     |
| Class Code<br>(Legend)                 | Homestead<br>Status                    | Land<br>EMV   | Bldg<br>EMV | Total<br>EMV      | Def Land<br>EMV                  | Def Bldg<br>EMV | Net Tax<br>Capacity |
| 201                                    | 1 - Owner Homestead<br>(100.00% total) | \$56,300  | \$148,600   | \$204,900         | \$0                              | \$0             | -                   |
| Total:                                 |  | \$56,300  | \$148,600   | \$204,900         | \$0                              | \$0             | 1768                |



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## Land Details

**Deeded Acres:** 17.25  
**Waterfront:** -  
**Water Front Feet:** 0.00  
**Water Code & Desc:** W - DRILLED WELL  
**Gas Code & Desc:** -  
**Sewer Code & Desc:** M - MOUND  
**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 (HSE)

| Improvement Type | Year Built    | Main Floor Ft <sup>2</sup> | Gross Area Ft <sup>2</sup> | Basement Finish               | Style Code & Desc. |
|------------------|---------------|----------------------------|----------------------------|-------------------------------|--------------------|
| HOUSE            | 1980          | 832                        | 1,053                      | U Quality / 0 Ft <sup>2</sup> | 1S+ - 1+ STORY     |
| Segment          | Story         | Width                      | Length                     | Area                          | Foundation         |
| BAS              | 1             | 15                         | 26                         | 390                           | LOW BASEMENT       |
| BAS              | 1.5           | 17                         | 26                         | 442                           | LOW BASEMENT       |
| DK               | 0             | 0                          | 0                          | 364                           | POST ON GROUND     |
| Bath Count       | Bedroom Count | Room Count                 | Fireplace Count            | HVAC                          |                    |
| 1.0 BATH         | 3 BEDROOMS    | -                          | 1                          | C&AIR_COND, GAS               |                    |

## Improvement 2 Details (PB 40X80)

| Improvement Type | Year Built | Main Floor Ft <sup>2</sup> | Gross Area Ft <sup>2</sup> | Basement Finish | Style Code & Desc. |
|------------------|------------|----------------------------|----------------------------|-----------------|--------------------|
| POLE BUILDING    | 0          | 3,240                      | 3,240                      | -               | -                  |
| Segment          | Story      | Width                      | Length                     | Area            | Foundation         |
| BAS              | 1          | 40                         | 81                         | 3,240           | POST ON GROUND     |

## Improvement 3 Details (ON DK)

| Improvement Type | Year Built | Main Floor Ft <sup>2</sup> | Gross Area Ft <sup>2</sup> | Basement Finish | Style Code & Desc. |
|------------------|------------|----------------------------|----------------------------|-----------------|--------------------|
| GAZEBO           | 0          | 40                         | 40                         | -               | -                  |
| Segment          | Story      | Width                      | Length                     | Area            | Foundation         |
| BAS              | 1          | 4                          | 10                         | 40              | POST ON GROUND     |

## Sales Reported to the St. Louis County Auditor

| Sale Date | Purchase Price | CRV Number |
|-----------|----------------|------------|
| 06/2008   | \$85,000       | 182545     |
| 07/2004   | \$131,840      | 159639     |

## Assessment History

| Year              | Class Code<br>(Legend) | Land EMV | Bldg EMV  | Total EMV | Def Land EMV | Def Bldg EMV | Net Tax Capacity |
|-------------------|------------------------|----------|-----------|-----------|--------------|--------------|------------------|
| 2024 Payable 2025 | 201                    | \$56,300 | \$143,700 | \$200,000 | \$0          | \$0          | -                |
|                   | Total                  | \$56,300 | \$143,700 | \$200,000 | \$0          | \$0          | 1,715.00         |
| 2023 Payable 2024 | 201                    | \$48,700 | \$130,400 | \$179,100 | \$0          | \$0          | -                |
|                   | Total                  | \$48,700 | \$130,400 | \$179,100 | \$0          | \$0          | 1,580.00         |
| 2022 Payable 2023 | 201                    | \$41,500 | \$117,800 | \$159,300 | \$0          | \$0          | -                |
|                   | Total                  | \$41,500 | \$117,800 | \$159,300 | \$0          | \$0          | 1,364.00         |



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| 2021 Payable 2022  | 201        | \$41,500            | \$107,500                       | \$149,000       | \$0                 | \$0              | -        |
|--------------------|------------|---------------------|---------------------------------|-----------------|---------------------|------------------|----------|
|                    | Total      | \$41,500            | \$107,500                       | \$149,000       | \$0                 | \$0              | 1,252.00 |
| Tax Detail History |            |                     |                                 |                 |                     |                  |          |
| Tax Year           | Tax        | Special Assessments | Total Tax & Special Assessments | Taxable Land MV | Taxable Building MV | Total Taxable MV |          |
| 2024               | \$1,185.00 | \$85.00             | \$1,270.00                      | \$42,957        | \$115,022           | \$157,979        |          |
| 2023               | \$1,069.00 | \$85.00             | \$1,154.00                      | \$35,533        | \$100,864           | \$136,397        |          |
| 2022               | \$1,101.00 | \$85.00             | \$1,186.00                      | \$34,863        | \$90,307            | \$125,170        |          |

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