



PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 12/14/2025 4:44:19 AM

General Details							
Parcel ID:	475-0010-05030						
Document:	Abstract - 01091179						
Document Date:	09/15/2008						
Legal Description Details							
Plat Name:	NEW INDEPENDENCE						
Section	Township	Range	Lot	Block			
31	52	17	-	-			
Description:	LOT 1 EX S 1/2						
Taxpayer Details							
Taxpayer Name	LINDER MINDY S & SHAUN F						
and Address:	6096 HWY 7						
	CULVER MN 55779						
Owner Details							
Owner Name	LINDER MINDY S						
Owner Name	LINDER SHAUN F						
Payable 2025 Tax Summary							
2025 - Net Tax				\$197.00			
2025 - Special Assessments				\$85.00			
2025 - Total Tax & Special Assessments				\$282.00			
Current Tax Due (as of 12/13/2025)							
Due May 15		Due October 15		Total Due			
2025 - 1st Half Tax	\$141.00	2025 - 2nd Half Tax	\$141.00	2025 - 1st Half Tax Due	\$0.00		
2025 - 1st Half Tax Paid	\$141.00	2025 - 2nd Half Tax Paid	\$141.00	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:	6096 HWY 7, SAGINAW MN						
School District:	2142						
Tax Increment District:	-						
Property/Homesteader:	LINDER, SHAUN F & MINDY 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)	\$61,700	\$22,000	\$83,700	\$0	\$0	-
Total:		\$61,700	\$22,000	\$83,700	\$0	\$0	502



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Land Details

Deeded Acres:	19.95
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

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
MANUFACTURED HOME	1978	1,064	1,064	-	SGL - SGL WIDE

Segment	Story	Width	Length	Area	Foundation
BAS	1	14	76	1,064	POST ON GROUND
CW	1	13	11	143	POST ON GROUND
DK	0	4	6	24	POST ON GROUND
DK	1	8	12	96	POST ON GROUND

Bath Count	Bedroom Count	Room Count	Fireplace Count	HVAC
1 BATH	-	-	-	CENTRAL, FUEL OIL

Improvement 2 Details (DET GARAGE)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
GARAGE	0	748	748	-	DETACHED

Segment	Story	Width	Length	Area	Foundation
BAS	1	22	34	748	POST ON GROUND

Improvement 3 Details (STORAGE)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
STORAGE BUILDING	0	88	88	-	-

Segment	Story	Width	Length	Area	Foundation
BAS	1	8	11	88	POST ON GROUND

Improvement 4 Details (POLE BLDG)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
POLE BUILDING	0	1,320	1,320	-	-

Segment	Story	Width	Length	Area	Foundation
BAS	1	30	44	1,320	POST ON GROUND

Improvement 5 Details (10X14 ST)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
STORAGE BUILDING	0	140	140	-	-

Segment	Story	Width	Length	Area	Foundation
BAS	1	10	14	140	POST ON GROUND



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Sales Reported to the St. Louis County Auditor							
Sale Date		Purchase Price			CRV Number		
09/2008		\$73,500			183532		
05/2005		\$39,000 (This is part of a multi parcel sale.)			165044		
06/1992		\$40,000 (This is part of a multi parcel sale.)			85322		
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	\$61,700	\$21,300	\$83,000	\$0	\$0	-
	Total	\$61,700	\$21,300	\$83,000	\$0	\$0	498.00
2023 Payable 2024	201	\$53,200	\$19,400	\$72,600	\$0	\$0	-
	Total	\$53,200	\$19,400	\$72,600	\$0	\$0	436.00
2022 Payable 2023	201	\$45,800	\$22,400	\$68,200	\$0	\$0	-
	Total	\$45,800	\$22,400	\$68,200	\$0	\$0	409.00
2021 Payable 2022	201	\$45,800	\$20,500	\$66,300	\$0	\$0	-
	Total	\$45,800	\$20,500	\$66,300	\$0	\$0	398.00
Tax Detail History							
Tax Year	Tax	Special Assessments	Total Tax & Special Assessments	Taxable Land MV	Taxable Building MV	Total Taxable MV	
2024	\$185.00	\$85.00	\$270.00	\$31,920	\$11,640	\$43,560	
2023	\$183.00	\$85.00	\$268.00	\$27,480	\$13,440	\$40,920	
2022	\$199.00	\$85.00	\$284.00	\$27,480	\$12,300	\$39,780	

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