



PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 12/14/2025 3:54:29 PM

General Details							
Parcel ID:		475-0010-05070					
Legal Description Details							
Plat Name:		NEW INDEPENDENCE					
Section	Township	Range	Lot	Block			
31	52	17	-	-			
Description:		Govt Lot 3					
Taxpayer Details							
Taxpayer Name		CARLSON LEE A & LESLIE L					
and Address:		5980 HWY 7					
		CULVER MN 55779					
Owner Details							
Owner Name		CARLSON LEE A ETUX					
Payable 2025 Tax Summary							
		2025 - Net Tax		\$1,311.00			
		2025 - Special Assessments		\$85.00			
		2025 - Total Tax & Special Assessments		\$1,396.00			
Current Tax Due (as of 12/13/2025)							
Due May 15		Due October 15			Total Due		
2025 - 1st Half Tax \$698.00		2025 - 2nd Half Tax \$698.00			2025 - 1st Half Tax Due \$0.00		
2025 - 1st Half Tax Paid \$698.00		2025 - 2nd Half Tax Paid \$698.00			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:		5980 HWY 7, SAGINAW MN					
School District:		2142					
Tax Increment District:		-					
Property/Homesteader:		CARLSON, LEE A & LESLIE L					
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	\$163,800	\$214,100	\$0	\$0	-
111	0 - Non Homestead	\$29,600	\$0	\$29,600	\$0	\$0	-
Total:		\$79,900	\$163,800	\$243,700	\$0	\$0	2164



PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 12/14/2025 3:54:29 PM

Land Details

Deeded Acres: 38.27
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	1929	768	1,296	U Quality / 0 Ft ²	1S+ - 1+ STORY
Segment	Story	Width	Length	Area	Foundation
BAS	1	10	24	240	BASEMENT
BAS	2	22	24	528	BASEMENT
CN	1	8	10	80	FOUNDATION
DK	1	0	0	526	POST ON GROUND
OP	1	8	24	192	POST ON GROUND
Bath Count	Bedroom Count	Room Count	Fireplace Count	HVAC	
1.0 BATH	3 BEDROOMS	-	-	CENTRAL, PROPANE	

Improvement 2 Details

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
GARAGE	2018	1,200	1,200	-	DETACHED
Segment	Story	Width	Length	Area	Foundation
BAS	0	30	40	1,200	FLOATING SLAB

Improvement 3 Details (SHED 8X8)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
STORAGE BUILDING	0	64	64	-	-
Segment	Story	Width	Length	Area	Foundation
BAS	1	8	8	64	POST ON GROUND

Improvement 4 Details (BARN)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
BARN	0	760	760	-	-
Segment	Story	Width	Length	Area	Foundation
BAS	1	20	38	760	POST ON GROUND

Sales Reported to the St. Louis County Auditor

No Sales information reported.



PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 12/14/2025 3:54:29 PM

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	\$158,600	\$208,900	\$0	\$0	-
	111	\$29,600	\$0	\$29,600	\$0	\$0	-
	Total	\$79,900	\$158,600	\$238,500	\$0	\$0	2,108.00
2023 Payable 2024	201	\$43,600	\$143,700	\$187,300	\$0	\$0	-
	111	\$25,000	\$0	\$25,000	\$0	\$0	-
	Total	\$68,600	\$143,700	\$212,300	\$0	\$0	1,919.00
2022 Payable 2023	201	\$36,700	\$143,500	\$180,200	\$0	\$0	-
	111	\$23,800	\$0	\$23,800	\$0	\$0	-
	Total	\$60,500	\$143,500	\$204,000	\$0	\$0	1,830.00
2021 Payable 2022	201	\$36,700	\$131,000	\$167,700	\$0	\$0	-
	111	\$23,800	\$0	\$23,800	\$0	\$0	-
	Total	\$60,500	\$131,000	\$191,500	\$0	\$0	1,694.00
Tax Detail History							
Tax Year	Tax	Special Assessments	Total Tax & Special Assessments	Taxable Land MV	Taxable Building MV	Total Taxable MV	
2024	\$1,459.00	\$85.00	\$1,544.00	\$63,855	\$128,062	\$191,917	
2023	\$1,491.00	\$85.00	\$1,576.00	\$56,219	\$126,759	\$182,978	
2022	\$1,545.00	\$85.00	\$1,630.00	\$55,653	\$113,700	\$169,353	

Disclaimer: St. Louis County makes no representation or warranties, express or implied, with respect to the use or reuse of data provided herewith, regardless of its format or the means of its transmission. THE DATA IS PROVIDED 'AS IS' WITH NO GUARANTEE OR REPRESENTATION ABOUT THE ACCURACY, CURRENCY, SUITABILITY, PERFORMANCE, MERCHANTABILITY, RELIABILITY OR FITNESS OF THIS DATA FOR ANY PARTICULAR PURPOSE. St. Louis County shall not be liable for any direct, indirect, special, incidental, compensatory or consequential damages or third party claims resulting from the use of these data, even if St. Louis County has been advised of the possibility of such potential loss or damage. These data may not be used in states that do not allow the exclusion or limitation of incidental or consequential damages.