



PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 9/19/2025 8:01:28 AM

General Details				
Parcel ID:	530-0010-01062			
Document:	Torrens - 1068356.0			
Document Date:	05/11/2023			
Legal Description Details				
Plat Name:	SOLWAY			
Section	Township	Range	Lot	Block
6	50	16	-	-
Description:	ALL THAT PART OF GOVT LOT 3 WHICH LIES SW'LY OF THE FOLLOWING DESCRIBED LINE: FROM THE NORTH QUARTER CORNER OF SAID SECTION 6 GO SOUTH ALONG THE EAST BOUNDARY OF SAID GOV'T LOT 3 WHICH IS THE NORTH AND SOUTH QUARTER LINE OF SAID SECTION 6 FOR A DISTANCE OF 709.7 FEET TO A POINT ON THE CENTER LINE OF HWY 46; THENCE AT AN ANGLE OF 82DEG01' TO THE RIGHT GO WESTERLY ALONG THE CENTER LINE OF HWY 46 FOR A DISTANCE OF 638.8 FEET TO A POINT; THENCE AT AN ANGLE OF 54DEG09' TO THE RIGHT GO NORTHWESTLY FOR A DISTANCE OF 40.71 FT TO A POINT; THENCE AT AN ANGLE OF 82DEG01' TO THE RIGHT GO WESTERLY FOR A DISTANCE OF 174.15 FEET TO THE POINT OF BEGINNING ON THE NORTHERLY RIGHT OF WAY LINE OF WHY 46; THENCE AT AN ANGLE OF 66DEG08' TO THE RIGHT GO NORTHWESTERLY FOR A DISTANCE OF 417.8 FEET; THENCE N42DEG26' WEST A DISTANCE OF 33.3 FEET MORE OR LESS TO THE SHORELINE OF LITTLE GRAND LAKE, EXCEPTING THEREFROM THE WESTERLY 200 FEET AND ALL OF THAT PART LYING SOUTH OF THE NORTHERLY RIGHT OF WAY LIMITS OF CO. HWY 46			
Taxpayer Details				
Taxpayer Name and Address:	JOHNSTON RICHARD J & THERESA A TRUST 7045 SAGINAW RD SAGINAW MN 55779			
Owner Details				
Owner Name	JOHNSTON RICHARD J &			
Payable 2025 Tax Summary				
2025 - Net Tax		\$215.00		
2025 - Special Assessments		\$29.00		
2025 - Total Tax & Special Assessments		\$244.00		
Current Tax Due (as of 9/18/2025)				
Due May 15		Due October 15		Total Due
2025 - 1st Half Tax	\$122.00	2025 - 2nd Half Tax	\$122.00	2025 - 1st Half Tax Due \$0.00
2025 - 1st Half Tax Paid	\$122.00	2025 - 2nd Half Tax Paid	\$122.00	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:	7045 SAGINAW RD, SAGINAW MN			
School District:	704			
Tax Increment District:	-			
Property/Homesteader:	JOHNSTON, RICHARD & THERESA			



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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)	\$98,000	\$214,200	\$312,200	\$0	\$0	-
Total:		\$98,000	\$214,200	\$312,200	\$0	\$0	122
Land Details							
Deeded Acres:		1.63					
Waterfront:		LITTLE GRAND					
Water Front Feet:		45.00					
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	1980	1,346	1,346		U Quality / 0 Ft ²	RAM - RAMBL/RNCH	
Segment	Story	Width	Length	Area	Foundation		
BAS	0	4	28	112	BASEMENT		
BAS	0	16	24	384	BASEMENT		
BAS	1	1	10	10	CANTILEVER		
BAS	1	20	42	840	BASEMENT		
DK	0	8	20	160	PIERS AND FOOTINGS		
OP	0	5	14	70	PIERS AND FOOTINGS		
Bath Count	Bedroom Count	Room Count		Fireplace Count	HVAC		
2.0 BATHS	3 BEDROOMS	-		-	CENTRAL, PROPANE		
Improvement 2 Details (DG 26X30)							
Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²		Basement Finish	Style Code & Desc.	
GARAGE	1986	780	780		-	DETACHED	
Segment	Story	Width	Length	Area	Foundation		
BAS	1	26	30	780	FLOATING SLAB		
Improvement 3 Details (DG 14X22)							
Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²		Basement Finish	Style Code & Desc.	
GARAGE	1976	308	308		-	DETACHED	
Segment	Story	Width	Length	Area	Foundation		
BAS	1	14	22	308	FLOATING SLAB		
Sales Reported to the St. Louis County Auditor							
No Sales information reported.							



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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	\$98,000	\$223,500	\$321,500	\$0	\$0	-
	Total	\$98,000	\$223,500	\$321,500	\$0	\$0	215.00
2023 Payable 2024	201	\$83,200	\$186,500	\$269,700	\$0	\$0	-
	Total	\$83,200	\$186,500	\$269,700	\$0	\$0	1,197.00
2022 Payable 2023	201	\$79,500	\$232,100	\$311,600	\$0	\$0	-
	Total	\$79,500	\$232,100	\$311,600	\$0	\$0	1,616.00
2021 Payable 2022	201	\$75,800	\$216,100	\$291,900	\$0	\$0	-
	Total	\$75,800	\$216,100	\$291,900	\$0	\$0	1,419.00
Tax Detail History							
Tax Year	Tax	Special Assessments	Total Tax & Special Assessments	Taxable Land MV	Taxable Building MV	Total Taxable MV	
2024	\$1,263.00	\$25.00	\$1,288.00	\$36,927	\$82,773	\$119,700	
2023	\$1,803.00	\$25.00	\$1,828.00	\$41,230	\$120,370	\$161,600	
2022	\$1,775.00	\$25.00	\$1,800.00	\$36,849	\$105,051	\$141,900	

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