



# PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 12/15/2025 4:29:26 PM

General Details							
Parcel ID:		560-0010-00305					
Legal Description Details							
Plat Name:		VERMILION LAKE					
Section	Township	Range	Lot	Block			
2	61	16	-	-			
Description:		NE 1/4 OF SW 1/4 EX HWY RT OF WAY					
Taxpayer Details							
Taxpayer Name		COTTON DAVID/ROBBINS SHIRLEY					
and Address:		6196 HWY 169 TOWER MN 55790					
Owner Details							
Owner Name		COTTON DAVID A ETAL					
Payable 2025 Tax Summary							
2025 - Net Tax				\$443.00			
2025 - Special Assessments				\$85.00			
<b>2025 - Total Tax &amp; Special Assessments</b>				<b>\$528.00</b>			
Current Tax Due (as of 12/14/2025)							
Due May 15		Due October 15		Total Due			
2025 - 1st Half Tax	\$264.00	2025 - 2nd Half Tax	\$264.00	2025 - 1st Half Tax Due	\$0.00		
2025 - 1st Half Tax Paid	\$264.00	2025 - 2nd Half Tax Paid	\$264.00	2025 - 2nd Half Tax Due	\$0.00		
<b>2025 - 1st Half Due</b>	<b>\$0.00</b>	<b>2025 - 2nd Half Due</b>	<b>\$0.00</b>	<b>2025 - Total Due</b>	<b>\$0.00</b>		
Parcel Details							
Property Address:		6196 HWY 169, TOWER MN					
School District:		2142					
Tax Increment District:		-					
Property/Homesteader:		COTTON, DAVID A & SHIRLEY					
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)	\$49,700	\$70,400	\$120,100	\$0	\$0	-
111	0 - Non Homestead	\$33,400	\$0	\$33,400	\$0	\$0	-
<b>Total:</b>		<b>\$83,100</b>	<b>\$70,400</b>	<b>\$153,500</b>	<b>\$0</b>	<b>\$0</b>	<b>1178</b>



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## Land Details

**Deeded Acres:** 35.94  
**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](mailto:PropertyTax@stlouiscountymn.gov).

## Improvement 1 Details (HOUSE)

Improvement Type	Year Built	Main Floor Ft <sup>2</sup>	Gross Area Ft <sup>2</sup>	Basement Finish	Style Code & Desc.
HOUSE	1962	864	864	U Quality / 0 Ft <sup>2</sup>	RAM - RAMBL/RNCH
Segment	Story	Width	Length	Area	Foundation
BAS	1	24	36	864	BASEMENT
DK	1	6	12	72	POST ON GROUND
SP	1	10	14	140	POST ON GROUND
Bath Count	Bedroom Count	Room Count	Fireplace Count	HVAC	
0.75 BATH	2 BEDROOMS	-	0	CENTRAL, WOOD	

## Improvement 2 Details (DET GAR)

Improvement Type	Year Built	Main Floor Ft <sup>2</sup>	Gross Area Ft <sup>2</sup>	Basement Finish	Style Code & Desc.
GARAGE	0	816	816	-	DETACHED
Segment	Story	Width	Length	Area	Foundation
BAS	1	24	34	816	FLOATING SLAB

## Improvement 3 Details (SAUNA)

Improvement Type	Year Built	Main Floor Ft <sup>2</sup>	Gross Area Ft <sup>2</sup>	Basement Finish	Style Code & Desc.
SAUNA	0	200	200	-	-
Segment	Story	Width	Length	Area	Foundation
BAS	1	10	20	200	FLOATING SLAB

## Improvement 4 Details (FAB ST)

Improvement Type	Year Built	Main Floor Ft <sup>2</sup>	Gross Area Ft <sup>2</sup>	Basement Finish	Style Code & Desc.
STORAGE BUILDING	0	100	100	-	-
Segment	Story	Width	Length	Area	Foundation
BAS	1	10	10	100	POST ON GROUND

## 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	\$49,700	\$70,400	\$120,100	\$0	\$0	-
	111	\$33,400	\$0	\$33,400	\$0	\$0	-
	Total	\$83,100	\$70,400	\$153,500	\$0	\$0	1,178.00
2023 Payable 2024	201	\$42,800	\$70,400	\$113,200	\$0	\$0	-
	111	\$27,900	\$0	\$27,900	\$0	\$0	-
	Total	\$70,700	\$70,400	\$141,100	\$0	\$0	1,140.00
2022 Payable 2023	201	\$38,100	\$61,100	\$99,200	\$0	\$0	-
	111	\$24,100	\$0	\$24,100	\$0	\$0	-
	Total	\$62,200	\$61,100	\$123,300	\$0	\$0	950.00
2021 Payable 2022	201	\$27,200	\$51,700	\$78,900	\$0	\$0	-
	111	\$18,600	\$0	\$18,600	\$0	\$0	-
	Total	\$45,800	\$51,700	\$97,500	\$0	\$0	674.00
Tax Detail History							
Tax Year	Tax	Special Assessments	Total Tax & Special Assessments	Taxable Land MV	Taxable Building MV	Total Taxable MV	
2024	\$675.00	\$85.00	\$760.00	\$60,472	\$53,576	\$114,048	
2023	\$575.00	\$85.00	\$660.00	\$51,326	\$43,662	\$94,988	
2022	\$409.00	\$85.00	\$494.00	\$35,410	\$31,951	\$67,361	

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