



# PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 12/14/2025 3:18:39 PM

General Details							
Parcel ID:	580-0010-00507						
Document:	Abstract - 1008041						
Document Date:	12/29/2005						
Legal Description Details							
Plat Name:	WUORI						
Section	Township		Range		Lot		Block
3	59		17		-		-
Description:	E1/2 OF SW1/4 OF SW1/4 OF SW1/4						
Taxpayer Details							
Taxpayer Name	FREDERICK RYAN D & NICOLE M B						
and Address:	7681 WUORI RD						
	VIRGINIA MN 55792						
Owner Details							
Owner Name	FREDERICK NICOLE M BELL						
Owner Name	FREDERICK RYAN D						
Payable 2025 Tax Summary							
2025 - Net Tax					\$861.00		
2025 - Special Assessments					\$85.00		
<b>2025 - Total Tax &amp; Special Assessments</b>					<b>\$946.00</b>		
Current Tax Due (as of 12/13/2025)							
Due May 15		Due October 15			Total Due		
2025 - 1st Half Tax \$473.00		2025 - 2nd Half Tax \$473.00			2025 - 1st Half Tax Due \$0.00		
2025 - 1st Half Tax Paid \$473.00		2025 - 2nd Half Tax Paid \$473.00			2025 - 2nd Half Tax Due \$0.00		
<b>2025 - 1st Half Due \$0.00</b>		<b>2025 - 2nd Half Due \$0.00</b>			<b>2025 - Total Due \$0.00</b>		
Parcel Details							
Property Address:	7681 WUORI RD, VIRGINIA MN						
School District:	2909						
Tax Increment District:	-						
Property/Homesteader:	FREDERICK, RYAN D & NICOLE M						
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)	\$34,700	\$216,500	\$251,200	\$0	\$0	-
Total:		\$34,700	\$216,500	\$251,200	\$0	\$0	2273



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## Land Details

Deeded Acres:	5.00
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 (DBL WD)

Improvement Type	Year Built	Main Floor Ft <sup>2</sup>	Gross Area Ft <sup>2</sup>	Basement Finish	Style Code & Desc.
MANUFACTURED HOME	1990	1,624	1,624	U Quality / 1624 Ft <sup>2</sup>	DBL - DBL WIDE

Segment	Story	Width	Length	Area	Foundation
BAS	1	12	14	168	BASEMENT
BAS	1	26	25	650	BASEMENT
BAS	1	26	31	806	BASEMENT
CW	1	14	16	224	PIERS AND FOOTINGS
DK	1	0	0	140	POST ON GROUND
DK	1	12	15	180	POST ON GROUND

Bath Count	Bedroom Count	Room Count	Fireplace Count	HVAC
1.75 BATHS	3 BEDROOMS	-	-	CENTRAL, ELECTRIC

## Improvement 2 Details (DG 22X24)

Improvement Type	Year Built	Main Floor Ft <sup>2</sup>	Gross Area Ft <sup>2</sup>	Basement Finish	Style Code & Desc.
GARAGE	0	528	528	-	DETACHED

Segment	Story	Width	Length	Area	Foundation
BAS	0	22	24	528	FLOATING SLAB

## Improvement 3 Details (DG 36X36++)

Improvement Type	Year Built	Main Floor Ft <sup>2</sup>	Gross Area Ft <sup>2</sup>	Basement Finish	Style Code & Desc.
UTILITY	0	1,296	1,296	-	-

Segment	Story	Width	Length	Area	Foundation
BAS	0	36	36	1,296	FLOATING SLAB
LT	0	14	36	504	POST ON GROUND

## Improvement 4 Details (Woodshed)

Improvement Type	Year Built	Main Floor Ft <sup>2</sup>	Gross Area Ft <sup>2</sup>	Basement Finish	Style Code & Desc.
LEAN TO	1995	48	48	-	-

Segment	Story	Width	Length	Area	Foundation
BAS	1	6	8	48	POST ON GROUND

## Sales Reported to the St. Louis County Auditor

Sale Date	Purchase Price	CRV Number
12/2005	\$167,500	169751



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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	\$31,200	\$136,300	\$167,500	\$0	\$0	-
	Total	\$31,200	\$136,300	\$167,500	\$0	\$0	1,360.00
2023 Payable 2024	201	\$30,100	\$129,800	\$159,900	\$0	\$0	-
	Total	\$30,100	\$129,800	\$159,900	\$0	\$0	1,371.00
2022 Payable 2023	201	\$27,700	\$113,500	\$141,200	\$0	\$0	-
	Total	\$27,700	\$113,500	\$141,200	\$0	\$0	1,167.00
2021 Payable 2022	201	\$26,600	\$107,000	\$133,600	\$0	\$0	-
	Total	\$26,600	\$107,000	\$133,600	\$0	\$0	1,084.00
Tax Detail History							
Tax Year	Tax	Special Assessments	Total Tax & Special Assessments	Taxable Land MV	Taxable Building MV	Total Taxable MV	
2024	\$1,097.00	\$85.00	\$1,182.00	\$25,799	\$111,252	\$137,051	
2023	\$919.00	\$85.00	\$1,004.00	\$22,887	\$93,781	\$116,668	
2022	\$967.00	\$85.00	\$1,052.00	\$21,579	\$86,805	\$108,384	

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