



PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 5/11/2025 12:05:04 PM

General Details							
Parcel ID:	698-0033-00090						
Document:	Torrens - 1083731.0						
Document Date:	09/09/2024						
Legal Description Details							
Plat Name:	HAPPY TRAPPERS LANDING						
Section	Township	Range	Lot	Block			
-	-	-	0009	001			
Description:	LOT: 0009 BLOCK:001						
Taxpayer Details							
Taxpayer Name	WENZEL BRIAN RICHARD TRUST						
and Address:	21919 PINE LOG RD GARFIELD AR 72732						
Owner Details							
Owner Name	WENZEL BRIAN RICHARD TRUST						
Payable 2025 Tax Summary							
2025 - Net Tax			\$11,109.00				
2025 - Special Assessments			\$85.00				
2025 - Total Tax & Special Assessments			\$11,194.00				
Current Tax Due (as of 5/10/2025)							
Due May 15		Due October 15			Total Due		
2025 - 1st Half Tax	\$5,597.00	2025 - 2nd Half Tax	\$5,597.00		2025 - 1st Half Tax Due	\$5,597.00	
2025 - 1st Half Tax Paid	\$0.00	2025 - 2nd Half Tax Paid	\$0.00		2025 - 2nd Half Tax Due	\$5,597.00	
2025 - 1st Half Due	\$5,597.00	2025 - 2nd Half Due	\$5,597.00		2025 - Total Due	\$11,194.00	
Parcel Details							
Property Address:	7554 JOHNS TRL, ORR MN						
School District:	2142						
Tax Increment District:	-						
Property/Homesteader:	-						
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
151	0 - Non Homestead	\$336,400	\$1,199,800	\$1,536,200	\$0	\$0	-
Total:		\$336,400	\$1,199,800	\$1,536,200	\$0	\$0	17953



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Land Details

Deeded Acres: 0.00
Waterfront: VERMILION
Water Front Feet: 230.20
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/frnPlatStatPopUp.aspx>. If there are any questions, please email PropertyTax@stlouiscountymn.gov.

Improvement 1 Details (RESIDENCE)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
HOUSE	2011	2,270	2,574	GD Quality / 972 Ft ²	1S+ - 1+ STORY
Segment	Story	Width	Length	Area	Foundation
BAS	1	14	49	686	WALKOUT BASEMENT
BAS	1	16	20	320	WALKOUT BASEMENT
BAS	1	20	26	520	WALKOUT BASEMENT
BAS	1.5	0	0	676	FOUNDATION
DK	1	0	0	742	PIERS AND FOOTINGS
DK	1	8	14	112	PIERS AND FOOTINGS
OP	1	0	0	234	PIERS AND FOOTINGS
OP	1	8	26	208	PIERS AND FOOTINGS
Bath Count	Bedroom Count	Room Count		Fireplace Count	HVAC
2.5 BATHS	4 BEDROOMS	-		1	C&AC&EXCH, GAS

Improvement 2 Details (DET GARAGE)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
GARAGE	2011	1,552	1,164	-	DETACHED
Segment	Story	Width	Length	Area	Foundation
BAS	1	4	18	72	-
BAS	1	22	32	704	-
DKX	1	4	8	32	POST ON GROUND
DKX	1	8	12	96	FLOATING SLAB
LAG	.5	0	0	776	-
OPX	1	4	18	72	CANTILEVER

Improvement 3 Details (BOATHOUSE)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
BOAT HOUSE	2011	584	584	-	-
Segment	Story	Width	Length	Area	Foundation
BAS	1	7	12	84	FOUNDATION
BAS	1	20	25	500	FOUNDATION
Bath Count	Bedroom Count	Room Count		Fireplace Count	HVAC
-	-	-		-	-



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Sales Reported to the St. Louis County Auditor							
Sale Date		Purchase Price			CRV Number		
09/2024		\$1,925,000			260466		
05/1998		\$85,000 (This is part of a multi parcel sale.)			122061		
01/1986		\$0 (This is part of a multi parcel sale.)			99879		
Assessment History							
Year	Class Code (Legend)	Land EMV	Bldg EMV	Total EMV	Def Land EMV	Def Bldg EMV	Net Tax Capacity
2024 Payable 2025	151	\$116,900	\$833,900	\$950,800	\$0	\$0	-
	Total	\$116,900	\$833,900	\$950,800	\$0	\$0	10,635.00
2023 Payable 2024	151	\$118,400	\$773,900	\$892,300	\$0	\$0	-
	Total	\$118,400	\$773,900	\$892,300	\$0	\$0	9,904.00
2022 Payable 2023	151	\$99,400	\$644,800	\$744,200	\$0	\$0	-
	Total	\$99,400	\$644,800	\$744,200	\$0	\$0	8,053.00
2021 Payable 2022	151	\$88,900	\$574,300	\$663,200	\$0	\$0	-
	Total	\$88,900	\$574,300	\$663,200	\$0	\$0	7,040.00
Tax Detail History							
Tax Year	Tax	Special Assessments	Total Tax & Special Assessments	Taxable Land MV	Taxable Building MV	Total Taxable MV	
2024	\$10,473.00	\$85.00	\$10,558.00	\$118,400	\$773,900	\$892,300	
2023	\$9,185.00	\$85.00	\$9,270.00	\$99,400	\$644,800	\$744,200	
2022	\$9,179.00	\$85.00	\$9,264.00	\$88,900	\$574,300	\$663,200	

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