



PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 12/14/2025 3:07:30 PM

General Details				
Parcel ID:	752-0010-03370			
Document:	Abstract - 01456085			
Document Date:	02/24/2022			
Legal Description Details				
Plat Name:	UNORGANIZED 55-21			
Section	Township	Range	Lot	Block
21	55	21	-	-
Description:	LOT 3 EX WLY 880 FT & EX COMM AT SW COR OF LOT 3 THENCE ELY ALONG S LINE 905 FT THENCE N00DEG29'50"W 663 FT TO AN IRON PIN THENCE CONT N ON SAME COURSE 67 FT MORE OR LESS TO SHORE OF JANETTE LAKE & PT OF BEG THENCE S00DEG29'50"E 67 FT MORE OR LESS TO SAID IRON PIN THENCE CONT S ON SAME COURSE 143 FT THENCE THENCE N89DEG52'36"E TO SHORE OF JANETTE LAKE THENCE NWLY ALONG SHORE OF JANETTE LAKE TO PT OF BEG & EX E 25 FT OF W 905 FT LYING N OF S 208 FT & EX THAT PART OF LOT 3 COMM AT SW COR OF LOT 3 THENCE ELY ALONG S LINE 955 FT THENCE N00DEG29'50"W 520 FT TO PT OF BEG THENCE S00DEG29'50"E 520 FT TO S LINE OF LOT 3 THENCE WLY ALONG S LINE 75 FT THENCE N00DEG29'50"W BEING THE E LINE OF W 880 FT OF LOT 3 208 FT THENCE IN A ELY DIRECTION PARALLEL TO S LINE 25 FT THENCE N00DEG29'50"W 312 FT THENCE E 50 FT MORE OR LESS TO PT OF BEG & EX THAT PART OF LOT 3 COMM AT SW COR THENCE ELY ALONG S LINE 955 FT THENCE N00DEG29'50"W 260 FT TO PT OF BEG THENCE S00DEG29'50"E 260 FT TO S LINE OF LOT 3 THENCE ELY ALONG S LINE TO SE COR THENCE NLY ALONG E LINE OF LOT 3 TO SHORE OF JANETTE LAKE THENCE NLY ALONG SHORE OF JANETTE LAKE TO INTERSECT A LINE RUNNING N89DEG52'36"E FROM PT OF BEG THENCE S89DEG52'36"W TO PT OF BEG			
Taxpayer Details				
Taxpayer Name and Address:	SAUTER DARIN & LEA 12652 WINDSTRAND RD HIBBING MN 55746			
Owner Details				
Owner Name	SAUTER DARIN C			
Owner Name	SAUTER LEA D			
Payable 2025 Tax Summary				
2025 - Net Tax		\$1,769.00		
2025 - Special Assessments		\$85.00		
2025 - Total Tax & Special Assessments		\$1,854.00		
Current Tax Due (as of 12/13/2025)				
Due May 15		Due October 15		Total Due
2025 - 1st Half Tax	\$927.00	2025 - 2nd Half Tax	\$927.00	2025 - 1st Half Tax Due \$0.00
2025 - 1st Half Tax Paid	\$927.00	2025 - 2nd Half Tax Paid	\$927.00	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:	12652 WIDSTRAND RD, HIBBING MN			
School District:	701			
Tax Increment District:	-			
Property/Homesteader:	SAUTER, LEA D & DARIN C			



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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				
203	1 - Owner Homestead (100.00% total)	\$39,100	\$148,800	\$187,900	\$0	\$0	-				
Total:		\$39,100	\$148,800	\$187,900	\$0	\$0	1583				
Land Details											
Deeded Acres:		2.54									
Waterfront:		JANETTE (21-55-21)									
Water Front Feet:		265.00									
Water Code & Desc:		D - DUG 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 (NEW MH)											
Improvement Type		Year Built		Main Floor Ft ²		Gross Area Ft ²		Basement Finish		Style Code & Desc.	
MANUFACTURED HOME		2022		1,624		1,624		-		DBL - DBL WIDE	
Segment		Story		Width		Length		Area		Foundation	
BAS		1		28		58		1,624		FOUNDATION	
DK		0		4		8		32		POST ON GROUND	
OP		0		12		12		144		POST ON GROUND	
Bath Count		Bedroom Count		Room Count		Fireplace Count		HVAC			
2.0 BATHS		2 BEDROOMS		-		-		CENTRAL, PROPANE			
Improvement 2 Details (POLE BLDG)											
Improvement Type		Year Built		Main Floor Ft ²		Gross Area Ft ²		Basement Finish		Style Code & Desc.	
POLE BUILDING		2022		896		896		-		-	
Segment		Story		Width		Length		Area		Foundation	
BAS		1		28		32		896		POST ON GROUND	
Improvement 3 Details (SHED 10X10)											
Improvement Type		Year Built		Main Floor Ft ²		Gross Area Ft ²		Basement Finish		Style Code & Desc.	
STORAGE BUILDING		2014		100		100		-		-	
Segment		Story		Width		Length		Area		Foundation	
BAS		0		10		10		100		POST ON GROUND	
DKX		0		6		6		36		POST ON GROUND	
Improvement 4 Details (9x10 st)											
Improvement Type		Year Built		Main Floor Ft ²		Gross Area Ft ²		Basement Finish		Style Code & Desc.	
STORAGE BUILDING		2019		90		90		-		-	
Segment		Story		Width		Length		Area		Foundation	
BAS		0		9		10		90		POST ON GROUND	



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Sales Reported to the St. Louis County Auditor								
Sale Date		Purchase Price			CRV Number			
07/2020		\$80,000			238262			
07/2013		\$80,000			202238			
06/2007		\$120,000			178640			
10/2006		\$120,000			176805			
Assessment History								
Year		Class Code (Legend)	Land EMV	Bldg EMV	Total EMV	Def Land EMV	Def Bldg EMV	Net Tax Capacity
2024 Payable 2025		203	\$36,500	\$189,800	\$226,300	\$0	\$0	-
		Total	\$36,500	\$189,800	\$226,300	\$0	\$0	2,001.00
2023 Payable 2024		203	\$36,500	\$189,800	\$226,300	\$0	\$0	-
		Total	\$36,500	\$189,800	\$226,300	\$0	\$0	2,094.00
2022 Payable 2023		203	\$34,000	\$2,600	\$36,600	\$0	\$0	-
		Total	\$34,000	\$2,600	\$36,600	\$0	\$0	220.00
2021 Payable 2022		151	\$32,900	\$2,300	\$35,200	\$0	\$0	-
		Total	\$32,900	\$2,300	\$35,200	\$0	\$0	352.00
Tax Detail History								
Tax Year		Tax	Special Assessments	Total Tax & Special Assessments	Taxable Land MV	Taxable Building MV	Total Taxable MV	
2024		\$2,013.00	\$85.00	\$2,098.00	\$33,779	\$175,648	\$209,427	
2023		\$119.00	\$25.00	\$144.00	\$20,400	\$1,560	\$21,960	
2022		\$435.00	\$25.00	\$460.00	\$32,900	\$2,300	\$35,200	

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