



# PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 5/14/2025 11:23:10 AM

General Details							
Parcel ID:	752-0010-05260						
Document:	Abstract - 01481010						
Document Date:	12/29/2023						
Legal Description Details							
Plat Name:	UNORGANIZED 55-21						
Section	Township	Range	Lot	Block			
33	55	21	-	-			
Description:	NE 1/4 OF NE 1/4						
Taxpayer Details							
Taxpayer Name	KOENIG BRYAN & KARI A						
and Address:	26498 ROYAL RIVER RD						
	PAYNESVILLE MN 56362						
Owner Details							
Owner Name	KOENIG BRYAN						
Owner Name	KOENIG KARI A						
Payable 2025 Tax Summary							
2025 - Net Tax				\$901.00			
2025 - Special Assessments				\$85.00			
<b>2025 - Total Tax &amp; Special Assessments</b>				<b>\$986.00</b>			
Current Tax Due (as of 5/13/2025)							
Due May 15		Due October 15			Total Due		
2025 - 1st Half Tax \$493.00		2025 - 2nd Half Tax \$493.00			2025 - 1st Half Tax Due \$493.00		
2025 - 1st Half Tax Paid \$0.00		2025 - 2nd Half Tax Paid \$0.00			2025 - 2nd Half Tax Due \$493.00		
<b>2025 - 1st Half Due \$493.00</b>		<b>2025 - 2nd Half Due \$493.00</b>			<b>2025 - Total Due \$986.00</b>		
Parcel Details							
Property Address:	1202 HWY 73, HIBBING MN						
School District:	701						
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	\$23,800	\$92,500	\$116,300	\$0	\$0	-
111	0 - Non Homestead	\$11,800	\$0	\$11,800	\$0	\$0	-
Total:		\$35,600	\$92,500	\$128,100	\$0	\$0	1281



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## Land Details

**Deeded Acres:** 40.00  
**Waterfront:** -  
**Water Front Feet:** 0.00  
**Water Code & Desc:** D - DUG WELL  
**Gas Code & Desc:** -  
**Sewer Code & Desc:** H - HOLDING TANK  
**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 (Cabin)

Improvement Type	Year Built	Main Floor Ft <sup>2</sup>	Gross Area Ft <sup>2</sup>	Basement Finish	Style Code & Desc.
HOUSE	0	888	888	-	CAB - CABIN
Segment	Story	Width	Length	Area	Foundation
BAS	0	10	12	120	FOUNDATION
BAS	0	24	32	768	FOUNDATION
CW	0	10	12	120	FOUNDATION
Bath Count	Bedroom Count	Room Count	Fireplace Count	HVAC	
1.0 BATH	2 BEDROOMS	-	0	STOVE/SPCE, WOOD	

## Improvement 2 Details (8x20 conex)

Improvement Type	Year Built	Main Floor Ft <sup>2</sup>	Gross Area Ft <sup>2</sup>	Basement Finish	Style Code & Desc.
STORAGE BUILDING	2024	160	160	-	-
Segment	Story	Width	Length	Area	Foundation
BAS	0	8	20	160	FLOATING SLAB

## Sales Reported to the St. Louis County Auditor

Sale Date	Purchase Price	CRV Number
12/2023	\$86,480	257275
09/2015	\$89,000	212640

## 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	\$22,300	\$51,300	\$73,600	\$0	\$0	-
	111	\$11,800	\$0	\$11,800	\$0	\$0	-
	<b>Total</b>	<b>\$34,100</b>	<b>\$51,300</b>	<b>\$85,400</b>	<b>\$0</b>	<b>\$0</b>	<b>854.00</b>
2023 Payable 2024	151	\$31,900	\$61,100	\$93,000	\$0	\$0	-
	111	\$14,700	\$0	\$14,700	\$0	\$0	-
	<b>Total</b>	<b>\$46,600</b>	<b>\$61,100</b>	<b>\$107,700</b>	<b>\$0</b>	<b>\$0</b>	<b>1,077.00</b>
2022 Payable 2023	151	\$28,800	\$51,000	\$79,800	\$0	\$0	-
	111	\$12,800	\$0	\$12,800	\$0	\$0	-
	<b>Total</b>	<b>\$41,600</b>	<b>\$51,000</b>	<b>\$92,600</b>	<b>\$0</b>	<b>\$0</b>	<b>926.00</b>
2021 Payable 2022	151	\$27,900	\$46,400	\$74,300	\$0	\$0	-
	111	\$12,200	\$0	\$12,200	\$0	\$0	-
	<b>Total</b>	<b>\$40,100</b>	<b>\$46,400</b>	<b>\$86,500</b>	<b>\$0</b>	<b>\$0</b>	<b>865.00</b>



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Tax Detail History						
Tax Year	Tax	Special Assessments	Total Tax & Special Assessments	Taxable Land MV	Taxable Building MV	Total Taxable MV
2024	\$1,127.00	\$85.00	\$1,212.00	\$46,600	\$61,100	\$107,700
2023	\$1,041.00	\$25.00	\$1,066.00	\$41,600	\$51,000	\$92,600
2022	\$1,059.00	\$25.00	\$1,084.00	\$40,100	\$46,400	\$86,500

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