



# PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 12/15/2025 11:18:34 PM

General Details							
Parcel ID:	755-0010-03802						
Document:	Abstract - 01385670						
Document Date:	06/10/2020						
Legal Description Details							
Plat Name:	UNORGANIZED 59-21						
Section	Township	Range	Lot	Block			
24	59	21	-	-			
Description:	That part of SE1/4 of SW1/4, lying Westerly of the following described line: Commencing at the South quarter corner of said Section 24; thence S89deg00'00"W, assumed bearing, along the south line of said Section 24, a distance of 663.86 feet to the Point of Beginning; thence N00deg16'32"E, a distance of 765 feet, more or less, to the shore of McCormack Lake; thence continuing N00deg16'32"E to the north line of SE1/4 of SW1/4 and said line there terminating.						
Taxpayer Details							
Taxpayer Name	WOLFF BRYAN						
and Address:	6303 MCCORMACK LAKE RD CHISHOLM MN 55719						
Owner Details							
Owner Name	WOLFF ANGELA						
Owner Name	WOLFF BRYAN						
Payable 2025 Tax Summary							
2025 - Net Tax				\$3,777.00			
2025 - Special Assessments				\$85.00			
<b>2025 - Total Tax &amp; Special Assessments</b>				<b>\$3,862.00</b>			
Current Tax Due (as of 12/14/2025)							
Due May 15		Due October 15			Total Due		
2025 - 1st Half Tax	\$1,931.00	2025 - 2nd Half Tax	\$1,931.00	2025 - 1st Half Tax Due	\$0.00		
2025 - 1st Half Tax Paid	\$1,931.00	2025 - 2nd Half Tax Paid	\$1,931.00	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:	6303 MCCORMACK LAKE RD, CHISHOLM MN						
School District:	701						
Tax Increment District:	-						
Property/Homesteader:	WOLFF, BRYAN D & ANGELA J						
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)	\$69,500	\$376,500	\$446,000	\$0	\$0	-
Total:		\$69,500	\$376,500	\$446,000	\$0	\$0	4396



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## Land Details

**Deeded Acres:** 20.00  
**Waterfront:** MCCORMACK  
**Water Front Feet:** 400.00  
**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 (RESIDENCE)

Improvement Type	Year Built	Main Floor Ft <sup>2</sup>	Gross Area Ft <sup>2</sup>	Basement Finish	Style Code & Desc.
HOUSE	1998	1,816	2,328	GD Quality / 1452 Ft <sup>2</sup>	1S+ - 1+ STORY
Segment	Story	Width	Length	Area	Foundation
BAS	0	6	18	108	BASEMENT
BAS	1	2	6	12	CANTILEVER
BAS	1	14	20	280	BASEMENT
BAS	1	14	28	392	BASEMENT
BAS	1.5	32	32	1,024	BASEMENT
DK	0	0	0	146	POST ON GROUND
DK	0	0	0	360	POST ON GROUND
OP	0	6	32	192	FLOATING SLAB
Bath Count	Bedroom Count	Room Count	Fireplace Count	HVAC	
2.5 BATHS	4 BEDROOMS	-	1	C&AC&EXCH, GAS	

## Improvement 2 Details (ATT GARAGE)

Improvement Type	Year Built	Main Floor Ft <sup>2</sup>	Gross Area Ft <sup>2</sup>	Basement Finish	Style Code & Desc.
GARAGE	1998	988	1,482	-	DETACHED
Segment	Story	Width	Length	Area	Foundation
BAS	1.5	26	38	988	FOUNDATION

## Improvement 3 Details (ST 16X26)

Improvement Type	Year Built	Main Floor Ft <sup>2</sup>	Gross Area Ft <sup>2</sup>	Basement Finish	Style Code & Desc.
STORAGE BUILDING	0	416	416	-	-
Segment	Story	Width	Length	Area	Foundation
BAS	1	16	26	416	POST ON GROUND

## Sales Reported to the St. Louis County Auditor

Sale Date	Purchase Price	CRV Number
06/2020	\$399,500 (This is part of a multi parcel sale.)	237605
08/2013	\$370,000 (This is part of a multi parcel sale.)	203661



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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	\$64,500	\$358,000	\$422,500	\$0	\$0	-
	Total	\$64,500	\$358,000	\$422,500	\$0	\$0	4,140.00
2023 Payable 2024	201	\$62,200	\$339,600	\$401,800	\$0	\$0	-
	Total	\$62,200	\$339,600	\$401,800	\$0	\$0	4,007.00
2022 Payable 2023	201	\$62,200	\$339,600	\$401,800	\$0	\$0	-
	Total	\$62,200	\$339,600	\$401,800	\$0	\$0	4,007.00
2021 Payable 2022	201	\$58,800	\$313,800	\$372,600	\$0	\$0	-
	Total	\$58,800	\$313,800	\$372,600	\$0	\$0	3,689.00
Tax Detail History							
Tax Year	Tax	Special Assessments	Total Tax & Special Assessments	Taxable Land MV	Taxable Building MV	Total Taxable MV	
2024	\$3,767.00	\$85.00	\$3,852.00	\$62,033	\$338,689	\$400,722	
2023	\$4,215.00	\$85.00	\$4,300.00	\$62,033	\$338,689	\$400,722	
2022	\$4,171.00	\$85.00	\$4,256.00	\$58,215	\$310,679	\$368,894	

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