



PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 4/5/2026 1:50:13 PM

| General Details | | | | | | | |
|--|---|----------------------------|------------------|-------------------------|-----------------|--------------|------------------|
| Parcel ID: | 757-0010-02130 | | | | | | |
| Document: | Abstract - 01413721 | | | | | | |
| Document Date: | 04/27/2021 | | | | | | |
| Legal Description Details | | | | | | | |
| Plat Name: | UNORGANIZED 62-21 | | | | | | |
| | Section | Township | Range | Lot | Block | | |
| | 13 | 62 | 21 | - | - | | |
| Description: | NW1/4 of SE1/4, EXCEPT that part shown as Parcel 54 on Minnesota Department of Transportation Right of Way Plat No. 69-181. | | | | | | |
| Taxpayer Details | | | | | | | |
| Taxpayer Name and Address: | BERENS EMMETT C & JUDITH M 11942 HWY 1 COOK MN 55723 | | | | | | |
| Owner Details | | | | | | | |
| Owner Name | BERENS KIMBERLY J | | | | | | |
| Owner Name | BERENS PAUL B | | | | | | |
| Payable 2026 Tax Summary | | | | | | | |
| | 2026 - Net Tax | | | | | | \$789.00 |
| | 2026 - Special Assessments | | | | | | \$85.00 |
| | 2026 - Total Tax & Special Assessments | | | | | | \$874.00 |
| Current Tax Due (as of 4/4/2026) | | | | | | | |
| Due May 15 | | Due November 15 | | | Total Due | | |
| 2026 - 1st Half Tax | \$437.00 | 2026 - 2nd Half Tax | \$437.00 | 2026 - 1st Half Tax Due | \$437.00 | | |
| 2026 - 1st Half Tax Paid | \$0.00 | 2026 - 2nd Half Tax Paid | \$0.00 | 2026 - 2nd Half Tax Due | \$437.00 | | |
| 2026 - 1st Half Due | \$437.00 | 2026 - 2nd Half Due | \$437.00 | 2026 - Total Due | \$874.00 | | |
| Parcel Details | | | | | | | |
| Property Address: | 11942 HWY 1, COOK MN | | | | | | |
| School District: | 2142 | | | | | | |
| Tax Increment District: | - | | | | | | |
| Property/Homesteader: | BERENS, EMMETT C & JUDITH 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 |
| 101 | 1 - Owner Homestead (100.00% total) | \$61,200 | \$176,300 | \$237,500 | \$0 | \$0 | - |
| Total: | | \$61,200 | \$176,300 | \$237,500 | \$0 | \$0 | 1599 |



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Land Details

| | |
|-------------------------------|-----------------------------|
| Deeded Acres: | 37.72 |
| 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.

Improvement 1 Details (HOUSE)

| Improvement Type | Year Built | Main Floor Ft ² | Gross Area Ft ² | Basement Finish | Style Code & Desc. |
|-------------------|----------------------|----------------------------|----------------------------|-------------------------------|--------------------|
| HOUSE | 1972 | 1,392 | 1,392 | U Quality / 0 Ft ² | RAM - RAMBL/RNCH |
| Segment | Story | Width | Length | Area | Foundation |
| BAS | 1 | 12 | 12 | 144 | BASEMENT |
| BAS | 1 | 26 | 48 | 1,248 | BASEMENT |
| DK | 1 | 8 | 16 | 128 | POST ON GROUND |
| Bath Count | Bedroom Count | Room Count | Fireplace Count | HVAC | |
| 1.75 BATHS | 3 BEDROOMS | 5 ROOMS | 0 | C&AIR_COND, WOOD | |

Improvement 2 Details (GARAGE)

| Improvement Type | Year Built | Main Floor Ft ² | Gross Area Ft ² | Basement Finish | Style Code & Desc. |
|------------------|--------------|----------------------------|----------------------------|-----------------|--------------------|
| GARAGE | 0 | 1,280 | 1,280 | - | DETACHED |
| Segment | Story | Width | Length | Area | Foundation |
| BAS | 1 | 32 | 40 | 1,280 | FLOATING SLAB |

Improvement 3 Details (BARN)

| Improvement Type | Year Built | Main Floor Ft ² | Gross Area Ft ² | Basement Finish | Style Code & Desc. |
|------------------|--------------|----------------------------|----------------------------|-----------------|--------------------|
| BARN | 0 | 3,328 | 5,096 | - | - |
| Segment | Story | Width | Length | Area | Foundation |
| BAS | 1 | 30 | 52 | 1,560 | POST ON GROUND |
| BAS | 2 | 34 | 52 | 1,768 | FOUNDATION |

Improvement 4 Details (STORAGE)

| Improvement Type | Year Built | Main Floor Ft ² | Gross Area Ft ² | Basement Finish | Style Code & Desc. |
|------------------|--------------|----------------------------|----------------------------|-----------------|--------------------|
| STORAGE BUILDING | 0 | 200 | 200 | - | - |
| Segment | Story | Width | Length | Area | Foundation |
| BAS | 1 | 10 | 20 | 200 | POST ON GROUND |

Improvement 5 Details (POLE BLDG)

| Improvement Type | Year Built | Main Floor Ft ² | Gross Area Ft ² | Basement Finish | Style Code & Desc. |
|------------------|--------------|----------------------------|----------------------------|-----------------|--------------------|
| POLE BUILDING | 0 | 4,914 | 4,914 | - | - |
| Segment | Story | Width | Length | Area | Foundation |
| BAS | 1 | 54 | 91 | 4,914 | POST ON GROUND |



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| Improvement 6 Details (10X16 ST) | | | | | |
|--|--------------|----------------------------|----------------------------|-----------------|--------------------|
| Improvement Type | Year Built | Main Floor Ft ² | Gross Area Ft ² | Basement Finish | Style Code & Desc. |
| STORAGE BUILDING | 0 | 160 | 160 | - | - |
| Segment | Story | Width | Length | Area | Foundation |
| BAS | 1 | 10 | 16 | 160 | POST ON GROUND |
| Improvement 7 Details (SILO ST) | | | | | |
| Improvement Type | Year Built | Main Floor Ft ² | Gross Area Ft ² | Basement Finish | Style Code & Desc. |
| STORAGE BUILDING | 0 | 110 | 110 | - | - |
| Segment | Story | Width | Length | Area | Foundation |
| BAS | 1 | 0 | 0 | 110 | POST ON GROUND |
| Improvement 8 Details (49X86 ST) | | | | | |
| Improvement Type | Year Built | Main Floor Ft ² | Gross Area Ft ² | Basement Finish | Style Code & Desc. |
| STORAGE BUILDING | 0 | 4,214 | 4,214 | - | - |
| Segment | Story | Width | Length | Area | Foundation |
| BAS | 1 | 49 | 86 | 4,214 | POST ON GROUND |
| Improvement 9 Details (54X98 ST) | | | | | |
| Improvement Type | Year Built | Main Floor Ft ² | Gross Area Ft ² | Basement Finish | Style Code & Desc. |
| STORAGE BUILDING | 0 | 5,292 | 5,292 | - | - |
| Segment | Story | Width | Length | Area | Foundation |
| BAS | 0 | 54 | 98 | 5,292 | POST ON GROUND |
| Improvement 10 Details (8X19 ST TR) | | | | | |
| Improvement Type | Year Built | Main Floor Ft ² | Gross Area Ft ² | Basement Finish | Style Code & Desc. |
| STORAGE BUILDING | 0 | 152 | 152 | - | - |
| Segment | Story | Width | Length | Area | Foundation |
| BAS | 0 | 8 | 19 | 152 | POST ON GROUND |
| Improvement 11 Details (6X12 ST) | | | | | |
| Improvement Type | Year Built | Main Floor Ft ² | Gross Area Ft ² | Basement Finish | Style Code & Desc. |
| STORAGE BUILDING | 0 | 72 | 72 | - | - |
| Segment | Story | Width | Length | Area | Foundation |
| BAS | 0 | 6 | 12 | 72 | POST ON GROUND |
| Sales Reported to the St. Louis County Auditor | | | | | |
| No Sales information reported. | | | | | |



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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 |
| 2025 Payable 2026 | 101 | \$61,200 | \$176,300 | \$237,500 | \$0 | \$0 | - |
| | Total | \$61,200 | \$176,300 | \$237,500 | \$0 | \$0 | 1,599.00 |
| 2024 Payable 2025 | 101 | \$61,200 | \$176,600 | \$237,800 | \$0 | \$0 | - |
| | Total | \$61,200 | \$176,600 | \$237,800 | \$0 | \$0 | 1,601.00 |
| 2023 Payable 2024 | 101 | \$57,300 | \$176,600 | \$233,900 | \$0 | \$0 | - |
| | Total | \$57,300 | \$176,600 | \$233,900 | \$0 | \$0 | 1,671.00 |
| 2022 Payable 2023 | 101 | \$57,300 | \$176,600 | \$233,900 | \$0 | \$0 | - |
| | Total | \$57,300 | \$176,600 | \$233,900 | \$0 | \$0 | 1,671.00 |
| Tax Detail History | | | | | | | |
| Tax Year | Tax | Special Assessments | Total Tax & Special Assessments | Taxable Land MV | Taxable Building MV | Total Taxable MV | |
| 2025 | \$721.00 | \$85.00 | \$806.00 | \$57,386 | \$147,247 | \$204,633 | |
| 2024 | \$1,071.00 | \$85.00 | \$1,156.00 | \$54,649 | \$155,331 | \$209,980 | |
| 2023 | \$1,159.00 | \$85.00 | \$1,244.00 | \$54,649 | \$155,331 | \$209,980 | |

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