



PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 4/5/2026 6:41:45 AM

General Details							
Parcel ID:	757-0010-05530						
Document:	Abstract - 01482413						
Document Date:	01/24/2024						
Legal Description Details							
Plat Name:	UNORGANIZED 62-21						
	Section	Township	Range	Lot	Block		
	34	62	21	-	-		
Description:	LOT 4						
Taxpayer Details							
Taxpayer Name and Address:	SEOPA RICHARD L & KARIN 7609 PINE TREE RD SIDE LAKE MN 55781						
Owner Details							
Owner Name	SEOPA KARIN						
Owner Name	SEOPA RICHARD L						
Payable 2026 Tax Summary							
	2026 - Net Tax						\$169.00
	2026 - Special Assessments						\$35.00
	2026 - Total Tax & Special Assessments						\$204.00
Current Tax Due (as of 4/4/2026)							
	Due May 15		Due November 15		Total Due		
	2026 - 1st Half Tax	\$102.00	2026 - 2nd Half Tax	\$102.00	2026 - 1st Half Tax Due	\$102.00	
	2026 - 1st Half Tax Paid	\$0.00	2026 - 2nd Half Tax Paid	\$0.00	2026 - 2nd Half Tax Due	\$102.00	
	2026 - 1st Half Due	\$102.00	2026 - 2nd Half Due	\$102.00	2026 - Total Due	\$204.00	
Parcel Details							
Property Address:	12309 LEANDER RD, COOK MN						
School District:	2142						
Tax Increment District:	-						
Property/Homesteader:	SEOPA, BARBARA 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)	\$26,400	\$48,900	\$75,300	\$0	\$0	-
121	1 - Owner Homestead (100.00% total)	\$50,200	\$0	\$50,200	\$0	\$0	-
101	1 - Owner Homestead (100.00% total)	\$71,900	\$0	\$71,900	\$0	\$0	-
121	1 - Owner Homestead (100.00% total)	\$155,800	\$0	\$155,800	\$0	\$0	-
	Total:	\$304,300	\$48,900	\$353,200	\$0	\$0	684



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Land Details

Deeded Acres:	52.82
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 (MOBILE HM)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
MANUFACTURED HOME	1988	1,056	1,056	U Quality / 0 Ft ²	SGL - SGL WIDE

Segment	Story	Width	Length	Area	Foundation
BAS	1	1	16	16	CANTILEVER
BAS	1	16	65	1,040	BASEMENT
CW	1	12	14	168	BASEMENT
DK	1	6	8	48	POST ON GROUND
DK	1	8	12	96	POST ON GROUND

Bath Count	Bedroom Count	Room Count	Fireplace Count	HVAC
1.25 BATHS	2 BEDROOMS	-	-	CENTRAL, GAS

Improvement 2 Details (GARAGE)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
GARAGE	0	896	896	-	DETACHED

Segment	Story	Width	Length	Area	Foundation
BAS	1	28	32	896	-

Improvement 3 Details (BARN)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
BARN	0	1,680	1,680	-	-

Segment	Story	Width	Length	Area	Foundation
BAS	1	28	60	1,680	BASEMENT

Improvement 4 Details (14X17 ST)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
STORAGE BUILDING	0	238	238	-	-

Segment	Story	Width	Length	Area	Foundation
BAS	1	14	17	238	FLOATING SLAB

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	\$26,400	\$48,900	\$75,300	\$0	\$0	-
	121	\$50,200	\$0	\$50,200	\$0	\$0	-
	101	\$71,900	\$0	\$71,900	\$0	\$0	-
	121	\$155,800	\$0	\$155,800	\$0	\$0	-
	Total	\$304,300	\$48,900	\$353,200	\$0	\$0	684.00
2024 Payable 2025	101	\$26,400	\$48,900	\$75,300	\$0	\$0	-
	121	\$50,200	\$0	\$50,200	\$0	\$0	-
	101	\$71,900	\$0	\$71,900	\$0	\$0	-
	121	\$155,800	\$0	\$155,800	\$0	\$0	-
	Total	\$304,300	\$48,900	\$353,200	\$0	\$0	684.00
2023 Payable 2024	101	\$25,100	\$48,900	\$74,000	\$0	\$0	-
	121	\$46,500	\$0	\$46,500	\$0	\$0	-
	101	\$51,500	\$0	\$51,500	\$0	\$0	-
	121	\$113,700	\$0	\$113,700	\$0	\$0	-
	Total	\$236,800	\$48,900	\$285,700	\$0	\$0	659.00
2022 Payable 2023	101	\$25,100	\$48,900	\$74,000	\$0	\$0	-
	121	\$46,500	\$0	\$46,500	\$0	\$0	-
	101	\$51,500	\$0	\$51,500	\$0	\$0	-
	121	\$113,700	\$0	\$113,700	\$0	\$0	-
	Total	\$236,800	\$48,900	\$285,700	\$0	\$0	659.00

Tax Detail History						
Tax Year	Tax	Special Assessments	Total Tax & Special Assessments	Taxable Land MV	Taxable Building MV	Total Taxable MV
2025	\$161.00	\$25.00	\$186.00	\$69,760	\$33,060	\$102,820
2024	\$165.00	\$85.00	\$250.00	\$65,040	\$33,060	\$98,100
2023	\$175.00	\$85.00	\$260.00	\$65,040	\$33,060	\$98,100

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