**Mower County Assessors Office** | **02.020.0080** | **Route #: 2AT-002-057** | **PDF 2** | **CERTIFIED**

**54289 187TH ST, AUSTIN** | Plat Map: | Subdivision: **UNKNOWN** | Deeded Acres: **19.000**

**Current Owner/Address** | DBA: | Comp ID: | Map Area: **Austin Twp**

**ROWLAND T & REBECCA HALVERSON (D)**
**54289 187TH ST**
**AUSTIN MN 55912-0000**

Section: **23** Township: **102** Range: **18** Block: Lot:
Checks/Tags: Lister/Date: Reviewer/Date: **CLL, 07/20/2021**
Loc/Class: **RURAL/AG DWELLING** Tax District: **492** Entry Status: **Left Card/No Re**
MN Alloc/Hmstd: **200 - Agricultural *2a*/001 - Full Homestead**

**Legal: 23 102 018**
**EXC N33FT**

**W651FT SE1/4 NW1/4**

| Basis | Front | Rear | Side 1 | Side 2 | R. Lot | SF | Acres | Unit Price | T/E/O% |
|---|---|---|---|---|---|---|---|---|---|
| Ag Lnd | | | | | | | 1.000 | | 0/0/0 |
| Ag Lnd | | | | | | | 3.900 | | 0/0/0 |
| Sub Total | | | | | | 827,640.00 | 19.000 | | |
| **Grand Total*** | | | | | | 827,640.00 | 19.000 | | |

*Includes all land areas

**Notes**

**Residential Dwelling**

| | | | | | |
|---|---|---|---|---|---|
| Occupancy | **Single-Family / Owner Occupied** | | | | |
| Style | **1 1/2 Story Frame** | | | | |
| Arch Style | **N/A** | | | | |
| Year Built | **1930** | EYB | **1930** | EFA | **96** |
| Area SF | **624** | TLA | **2,445** | GLA | **1,576/869** |
| Ttl Rms | **9** | Ttl Bdrms | **3** | | |
| Bsmt/Attic | **Full / None** | | | | |
| Heat/AC | **Yes / Yes AC** | | | | |
| Bsmt Finish 1 | | | | | |
| Bsmt Finish 2 | | | | | |
| Fireplace 1 | | | | | |
| Fireplace 2 | | | | | |
| Fireplace 3 | | | | | |
| Fireplace 4 | | | | | |
| Full/Half Baths | **1/1** | Other/Total Fixtures | **0/8** | | |
| Decks & Patios | **Wood Deck-192 SF/Asph/Wd Roof OH-192 SF** | | | | |
| Porches | **1S Frame Open-80 SF** | | | | |
| Ext Wall | **Stl** | Roof | **Asph / Gable** | | |
| Veneer 1 | | | | | |
| Veneer 2 | | | | | |
| Bsmt Stalls/Total Garages | **0/1** | Ttl Additions | **5** | | |

| | |
|---|---|
| Base Price | |
| Basement Adjustment | |
| Attic Adjustment | |
| No Heat Adjustment | |
| Central AC Adjustment | |
| Adjusted Base | |
| Finish | |
| Single Siding | |
| Exterior | |
| Fireplaces | |
| Plumbing/Appliances | |
| Attached Garages | |
| Basement Stall | |
| Base Total | |
| Graded | |
| Physical Value | |
| Total Less Obsolescence | |
| Extras | |
| Additions | |
| RCN | |
| Detached Garages | |
| Map Factor | |
| Total Bldg (RND) | |

| | Appraised | Board of Review | State Equalized | With Exemptions |
|---|---|---|---|---|
| Land | **$233,200** | | | |
| Dwlg | **$261,900** | | | |
| Impr | **$4,100** | | | |
| Total | **$499,200** | | | |

| | PrYr 2025 | PrYr 2024 | PrYr 2023 |
|---|---|---|---|
| Land | **$233,200** | **$214,700** | **$214,700** |
| Dwelling | **$261,900** | **$236,900** | **$187,800** |
| Impr | **$4,100** | **$2,200** | **$2,300** |
| Total | **$499,200** | **$453,800** | **$404,800** |

| Additions (2 of 5) | Area | Year |
|---|---|---|
| **2 Story Frame** | **432** | **1978** |
| **1 Story Frame** | **84** | **1930** |

| Garages | Area | W | L | Year |
|---|---|---|---|---|
| **Det Frame** | **576** | **0** | **0** | **1985** |

| Yard Extras | Cnt | Year |
|---|---|---|
| **Shed - W6.00 x L10.00 60 SF, Fr. Shed, AVG Pricing** | **1** | **1980** |
| **Shed - W10.00 x L15.00 150 SF, Fr. Shed, AVG Pricing** | **1** | **1980** |

| Ag Buildings | Area | Year |
|---|---|---|
| **924/924 - Machine or Utility Bldg - Pole Horse Barn--1978 - 30 x 44** | **1,320** | **1978** |
| **924/908 - Lean-to - Lean-To - 14 x 44** | **616** | **1978** |

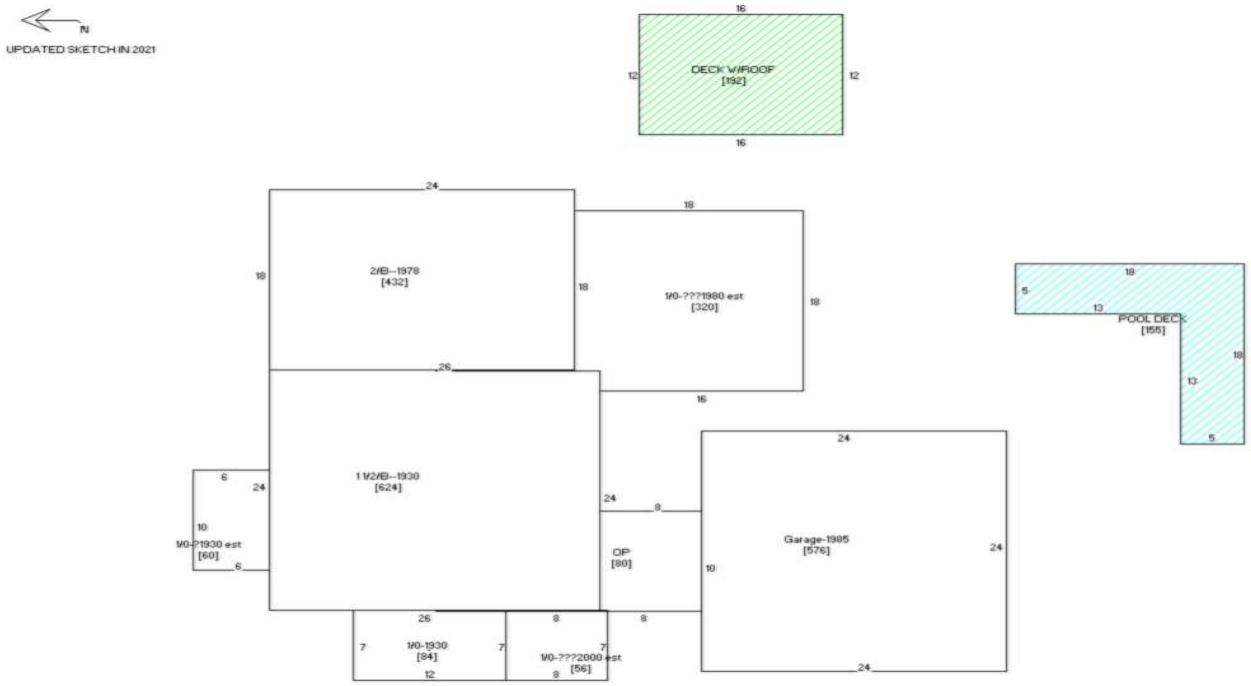

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| Mower County Assessors Office | 02.020.0080 | Route #: 2AT-002-057 | PDF 2 | CERTIFIED |
|---|---|---|---|---|

| Ag Buildings | Area | Year |
|---|---|---|
| 903/908 - Lean-to - LEAN-TO - 18 x 18 | 324 | 1978 |
| 926/926 - Crib - 1/2 GRANARY-1930 (EST) - 17 x 17 | 289 | 1930 |

Additional Notes:

Permission to Inspect Date






Ph 1 of 10 07/20/2021

**Sketch has been scaled to fit in this area