Mower County Assessors Office | **02.022.0110** | **Route #: 2AT-002-082** | **PDF 2** | **CERTIFIED**

17686 US HWY 218, AUSTIN Plat Map: Subdivision: **UNKNOWN** Deeded Acres: **2.070**

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

FREDERICK PHILLIPS TRUST; BARBARA PHILLIPS TRUST (D)
17686 US HWY 218
AUSTIN MN 55912-0000

Section: **25** Township: **102** Range: **18** Block: Lot:
Checks/Tags: Lister/Date: Reviewer/Date: **CLL, 07/16/2021**
Loc/Class: **RURAL/RESIDENTIAL** Tax District: **492** Entry Status: **Left Card/No Re**
MN Alloc/Hmstd: **100 - Res 1 unit *1a* *4bb(1)*/001 - Full Homestead**

Legal: 25 102 018 **N210FT S1117.5FT**
W429FT SW1/4 NW1/4 2.07AC

Basis	Front	Rear	Side 1	Side 2	R. Lot	SF	Acres	Unit Price	T/E/O%
Ac X Rt						43,560.00	1.000	$27,000.00	0/0/0
Ac X Rt						43,560.00	1.000	$27,000.00	0/0/0
Sub Total						90,169.20	2.070		
Grand Total*						90,169.20	2.070		

*Includes all land areas

Notes

Residential Dwelling

Occupancy	**Single-Family / Owner Occupied**				
Style	**Split Foyer Frame**				
Arch Style	**N/A**				
Year Built	**1973**	EYB	**1973**	EFA	**53**
Area SF	**1,080**	TLA	**1,256**	GLA	**1,256/0**
Ttl Rms	**15**	Ttl Bdrms	**4**	Above	**2** Below **2**
Bsmt/Attic	**Full / None**				
Heat/AC	**Yes / Yes AC**				
Bsmt Finish 1	**Living Qtrs. (Multi) 1080 Avg**				
Bsmt Finish 2					
Fireplace 1	**1 Gas**				
Fireplace 2					
Fireplace 3					
Fireplace 4					
Full/Half Baths	**1/0**	Other/Total Fixtures	**0/3**		
Decks & Patios	**Wood Deck-240 SF/Concrete Patio-400 SF**				
Porches	**1S Frame Open-48 SF**				
Ext Wall	**Stl**	Roof	**Asph / Gable**		
Veneer 1	**1/2 Story Brick 2385 45**				
Veneer 2					
Bsmt Stalls/Total Garages	**0/1**	Ttl Additions	**1**		

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	**$54,700**			
Dwlg	**$262,800**			
Impr	**$14,400**			
Total	**$331,900**			

	PrYr 2025	PrYr 2024	PrYr 2023
Land	**$54,700**	**$55,800**	**$55,800**
Dwelling	**$262,800**	**$237,600**	**$185,700**
Impr	**$14,400**	**$13,000**	**$14,000**
Total	**$331,900**	**$306,400**	**$255,500**

Additions	Area	Year	Garages	Area	W	L	Year
1 Story Frame	**176**	**1973**	**Att Frame**	**576**	**0**	**0**	**1973**

Yard Extras	Cnt	Year
Shed - W8.00 x L8.00 64 SF, Portable Shed, AVG Pricing	**1**	**2010**

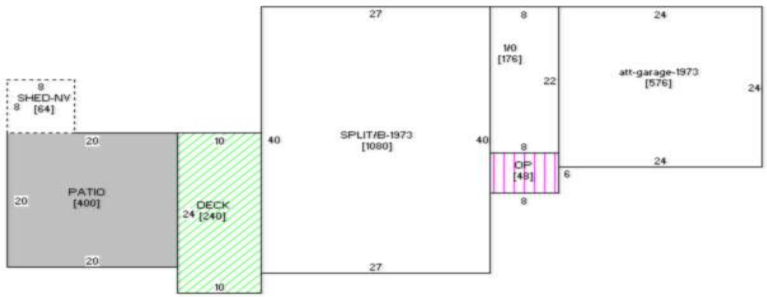
Ag Buildings	Area	Year
925/925 - Stl. Utility Bldg - 24x68x10; conc., elec., 2 OH doors - 24 x 68	**1,632**	**1996**

Additional Notes:

Permission to Inspect Date

N

SKETCH UPDATED IN 2021





Ph 1 of 9 07/16/2021

**Sketch has been scaled to fit in this area