Mower County Assessors Office | **02.044.0070** | **Route #: 2AT-004-123** | **PDF 2** | **CERTIFIED**

2306 16TH AVE SE, AUSTIN | Plat Map: | Subdivision: **UNKNOWN** | Deeded Acres: **1.005**

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

MARY ALLEN & KEITH HUGHES (D)
2306 16TH AVE SE
AUSTIN MN 55912-0000

Section: | Township: | Range: | Block: | Lot:
Checks/Tags: | Lister/Date: | Reviewer/Date: **CLL, 06/14/2021**
Loc/Class: **RURAL/RESIDENTIAL** | Tax District: **492** | Entry Status: **INFO FROM OW**
MN Alloc/Hmstd: **100 - Res 1 unit *1a* *4bb(1)*/001 - Full Homestead**

Legal: BURWOOD ADDITION **02044** **W1/2 OUT LOT 5**

Basis	Front	Rear	Side 1	Side 2	R. Lot	SF	Acres	Unit Price	T/E/O%
Site-Ex							1.000	$40,000.00	0/0/0
Excess 2							0.005	$0.00	0/0/0
Sub Total						43,777.80	1.005		
Grand Total*						43,777.80	1.005		

*Includes all land areas

Notes

Residential Dwelling (1 of 2)

Occupancy	**Single-Family / Owner Occupied**				
Style	**1 Story Frame**				
Arch Style	**N/A**				
Year Built	**1956**	EYB	**1956**	EFA	**70**
Area SF	**960**	TLA	**960**	GLA	**960/0**
Ttl Rms	**6**	Ttl Bdrms	**3**		
Bsmt/Attic	**Full / None**				
Heat/AC	**Yes / No AC**				
Bsmt Finish 1					
Bsmt Finish 2					
Fireplace 1					
Fireplace 2					
Fireplace 3					
Fireplace 4					
Full/Half Baths	**1/0**	Other/Total Fixtures	**0/3**		
Decks & Patios					
Porches					
Ext Wall	**Vinyl**	Roof	**Asph / Gable**		
Veneer 1					
Veneer 2					
Bsmt Stalls/Total Garages	**0/1**	Ttl Additions	**0**		

2nd Dwlg-Detached Structures Only, Salvage, 1940, 816 SF

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	**$40,000**			
Dwlg	**$133,900**			
Impr				
Total	**$173,900**			

	PrYr 2025	PrYr 2024	PrYr 2023
Land	**$40,000**	**$40,000**	**$40,000**
Dwelling	**$133,900**	**$121,400**	**$96,100**
Impr	**$0**	**$0**	**$0**
Total	**$173,900**	**$161,400**	**$136,100**

Additions	Area	Year

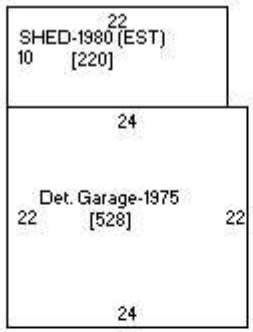
Garages	Area	W	L	Year
Det Frame	528	0	0	1975

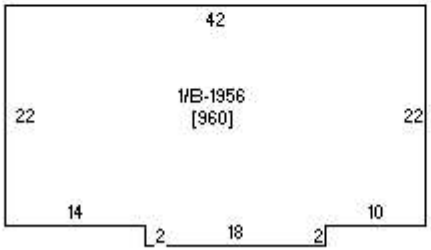
Yard Extras	Cnt	Year
Shed - W10.00 x L22.00 220 SF, Fr. Shed, Low Pricing	1	1980

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Additional Notes:

Permission to Inspect Date





UPDATED SKETCH IN 2021



Ph 1 of 5 06/14/2021

Sketch 1 of 2