Mower County Assessors Office | **03.009.0010** | **Route #: 000-000-000** | **PDF 20** | **CERTIFIED**

76394 200TH ST, OSTRANDER Plat Map: Subdivision: **UNKNOWN** Deeded Acres: **4.020**

Current Owner/Address DBA: Comp ID: Map Area: **BENNINGTON TWP: NEW**

FRANKLIN H. & KAROL J. KRAHN (D)
76394 200TH ST
OSTRANDER MN 55961-0000

Section: **9** Township: **102** Range: **14** Block: Lot:
Checks/Tags: Lister/Date: **JA, 01/10/2024** Reviewer/Date: **CLL, 11/05/2020**
Loc/Class: **RURAL/RESIDENTIAL** Tax District: **495** Entry Status: **Info From Owne**
MN Alloc/Hmstd: **200 - Agricultural *2a*/001 - Full Homestead**

Legal: 09 102 014
SE1/4 SW1/4; DOC#649185 4.02AC

4.02AC BLDG SITE

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 2						43,560.00	1.000	$10,000.00	
Ac x Rt 3						44,431.20	1.020	$10,000.00	
Ac X Rt						43,560.00	1.000	$27,000.00	0/0/0
Sub Total						175,111.20	4.020		
Grand Total*						175,111.20	4.020		

*Includes all land areas

Notes

Residential Dwelling

Occupancy	**Single-Family / Owner Occupied**				
Style	**1 Story Frame**				
Arch Style	**Ranch**				
Year Built	**2023**	EYB	**2023**	EFA	**3**
Area SF	**1,624**	TLA	**1,624**	GLA	**1,624/0**
Ttl Rms	**0**	Ttl Bdrms	**2**		
Bsmt/Attic	**Slab / None**				
Heat/AC	**Yes / Yes AC**				
Bsmt Finish 1					
Bsmt Finish 2					
Fireplace 1					
Fireplace 2					
Fireplace 3					
Fireplace 4					
Full/Half Baths	**1/0**	Other/Total Fixtures	**0/6**		
Decks & Patios	**Concrete Patio-180 SF**				
Porches					
Ext Wall	**Vinyl**	Roof	**Mtl / Gable**		
Veneer 1					
Veneer 2					
Bsmt Stalls/Total Garages	**0/1**	Ttl Additions	**0**		

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)	

Sale Amt	Sale Date	Nut Code	Recording
$60,000	**11/18/2019**		
$60,000	**11/18/2019**		

Permit Amt	Permit Date	Permit #	Reason	Tag
$0	**1/17/2025**	**8095**	**Shed**	**Y**
$60,000	**6/4/2024**	**7979**	**New Bldg**	**C**
$370,000	**4/26/2023**	**7677**	**New Dwlg**	**C**

	Appraised	Board of Review	State Equalized	With Exemptions
Land	**$74,200**			
Dwlg	**$338,700**			
Impr	**$46,200**			
Total	**$459,100**			

	PrYr 2025	PrYr 2024	PrYr 2023
Land	**$74,200**	**$62,200**	**$62,200**
Dwelling	**$338,700**	**$339,900**	**$53,500**
Impr	**$46,200**	**$0**	**$0**
Total	**$459,100**	**$402,100**	**$115,700**

Additions	Area	Year	Garages	Area	W	L	Year
			Att Frame	**1,296**	**0**	**0**	**2023**

Ag Buildings	Area	Year
925/925 - Stl. Utility Bldg - ST UTE 2024 - 0 x 0	**1,350**	**2024**
927/927 - Shed - SHED 2024 - 0 x 0	**288**	**2024**

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Additional Notes:

Permission to Inspect Date



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