Mower County Assessors Office | **06.001.0041** | **Route #: 000-000-000** | **PDF 23** | **CERTIFIED**

74291 265TH ST, GRAND MEADOW | Plat Map: | Subdivision: **UNKNOWN** | Deeded Acres: **2.000**

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

TODD C & ROXANNE CARLSON (D)
74291 265TH ST
GRAND MEADOW MN 55936-0000

Section: **7** | Township: **103** | Range: **14** | Block: | Lot:
Checks/Tags: | Lister/Date: **WJ, 12/15/2015** | Reviewer/Date: **RLT, 06/13/2024**
Loc/Class: **RURAL/RESIDENTIAL** | Tax District: **495** | Entry Status: **Left Card/No Re**
MN Alloc/Hmstd: **100 - Res 1 unit *1a* *4bb(1)*/001 - Full Homestead**

Legal: 07 103 014 **000 000** **N350FT W250FT**
E1/2 SW1/4 2.00 AC

Basis	Front	Rear	Side 1	Side 2	R. Lot	SF	Acres	Unit Price	T/E/O%
Ac X Rt						43,560.00	1.000	$44,000.00	0/0/0
Ac X Rt						43,560.00	1.000	$44,000.00	0/0/0
Sub Total						87,120.00	2.000		
Grand Total*						87,120.00	2.000		

*Includes all land areas

Notes

Residential Dwelling

Occupancy	**Single-Family / Owner Occupied**				
Style	**1 1/2 Story Frame**				
Arch Style	**N/A**				
Year Built	**1979**	EYB	**1979**	EFA	**47**
Area SF	**832**	TLA	**2,346**	GLA	**1,764/582**
Ttl Rms	**17**	Ttl Bdrms	**7**	Above	**5**	Below	**2**
Bsmt/Attic	**Full / None**				
Heat/AC	**Yes / Yes AC**				
Bsmt Finish 1	**Living Qtrs. (Multi) 1165 Avg**				
Bsmt Finish 2					
Fireplace 1					
Fireplace 2					
Fireplace 3					
Fireplace 4					
Full/Half Baths	**2/0**	Other/Total Fixtures	**0/9**		
Decks & Patios	**Wood Deck-80 SF/Wood Deck-362 SF**				
Porches					
Ext Wall	**Stl**	Roof	**Asph / Gable**		
Veneer 1					
Veneer 2					
Bsmt Stalls/Total Garages	**0/1**	Ttl Additions	**2**		

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	**$88,000**			
Dwlg	**$386,100**			
Impr	**$32,200**			
Total	**$506,300**			

	PrYr 2025	PrYr 2024	PrYr 2023
Land	**$88,000**	**$88,000**	**$88,000**
Dwelling	**$386,100**	**$403,700**	**$353,900**
Impr	**$32,200**	**$28,200**	**$29,500**
Total	**$506,300**	**$519,900**	**$471,400**

Additions	Area	Year
1 Story Frame	**308**	**1979**
1 Story Frame	**624**	**2003**

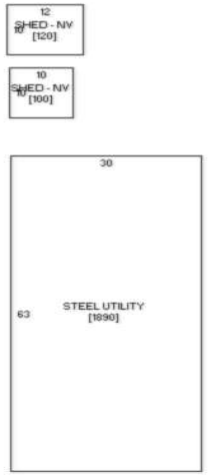
Garages	Area	W	L	Year
Att Frame	**576**	**0**	**0**	**1979**

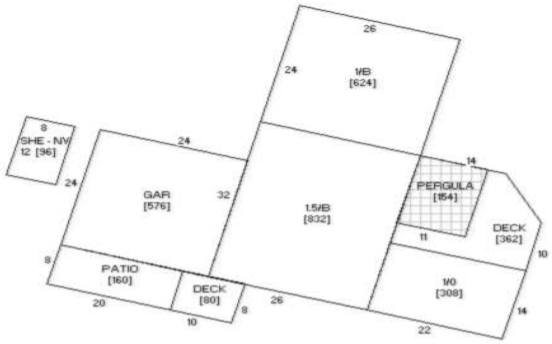
Ag Buildings	Area	Year
925/925 - Stl. Utility Bldg - 0 x 0	**4,000**	**1980**
925/925 - Stl. Utility Bldg - 0 x 0	**1,890**	**1988**

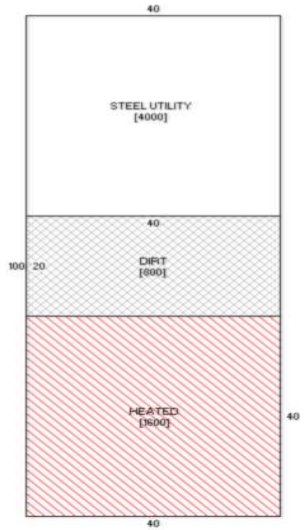
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Additional Notes:

Permission to Inspect Date









Ph 1 of 16 06/13/2024

**Sketch has been scaled to fit in this area

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