Mower County Assessors Office | **06.007.0030** | **Route #: 000-000-000** | **PDF 23** | **CERTIFIED**

25831 795TH AVE, SPRING VALLEY | Plat Map: | Subdivision: **UNKNOWN** | Deeded Acres: **40.000**

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

HENRY D. & IDA J. MILLER (D)

Section: **13** Township: **103** Range: **14** Block: Lot:

Checks/Tags: Lister/Date: Reviewer/Date: **RLT, 06/04/2024**

Loc/Class: **RURAL/AG DWELLING** Tax District: **2137** Entry Status: **Exterior Only In**

MN Alloc/Hmstd: **200 - Agricultural *2a*/001 - Full Homestead**

Legal: 13 103 014 **S1/2 N1/2 NW1/4**

Basis	Front	Rear	Side 1	Side 2	R. Lot	SF	Acres	Unit Price	T/E/O%
Ag Lnd							32.500		0/0/0
Ag Lnd							5.000		0/0/0
Sub Total						1,742,400.00	40.000		
Grand Total*						1,742,400.00	40.000		

*Includes all land areas

Notes

Residential Dwelling

Occupancy	**Single-Family / Owner Occupied**				
Style	**1 Story Frame**				
Arch Style	**N/A**				
Year Built	**2021**	EYB	**2021**	EFA	**5**
Area SF	**1,920**	TLA	**1,920**	GLA	**1,920/0**
Ttl Rms	**14**	Ttl Bdrms	**4**	Above	**1** Below **3**
Bsmt/Attic	**Full / None**				
Heat/AC	**Yes / No AC**				
Bsmt Finish 1	**Living Qtrs. (Multi) 1740 Avg**				
Bsmt Finish 2					
Fireplace 1	**1 Freestanding**				
Fireplace 2					
Fireplace 3					
Fireplace 4					
Full/Half Baths	**1/0**	Other/Total Fixtures	**0/4**		
Decks & Patios	**Wood Deck-240 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
$415,000	03/26/2021		67.5 CER

Permit Amt	Permit Date	Permit #	Reason	Tag
$75,000	12/21/2022	7635	Shed	C
$68,000	6/30/2021	7355	New Dwlg	C
$3,000	3/29/2021	7320	Shed	C

	Appraised	Board of Review	State Equalized	With Exemptions
Land	$429,800			
Dwlg	$399,100			
Impr	$143,100			
Total	$972,000			

	PrYr 2025	PrYr 2024	PrYr 2023
Land	$429,800	$405,800	$487,700
Dwelling	$399,100	$409,300	$359,100
Impr	$143,100	$87,300	$36,400
Total	$972,000	$902,400	$883,200

Additions	Area	Year	Garages	Area	W	L	Year
			Att Frame	432	0	0	2021

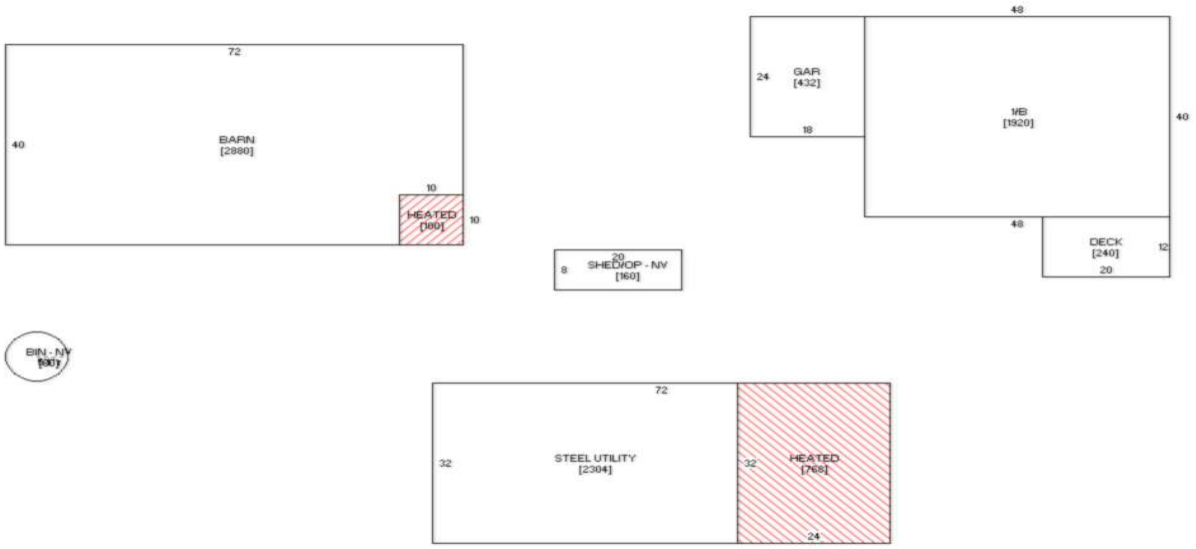
Yard Extras	Cnt	Year
Sheds and Yard Structures - W8.00 x L20.00 160 SF, Portable Shed, AVG Pricing	1	2023

Ag Buildings	Area	Year
925/925 - Stl. Utility Bldg - 0 x 0	2,304	2021
943/943 - Bin - Grain Storage (Bushel)		1976
907/907 - Barn - Feed and Livestock - 0 x 0	2,880	2023

© Vanguard Appraisals, Inc.

Additional Notes:

Permission to Inspect Date





Ph 1 of 40 11/03/2023

**Sketch has been scaled to fit in this area