Mower County Assessors Office | **06.008.0090** | **Route #: 000-000-000** | **PDF 23** | **CERTIFIED**

78068 255TH ST, SPRING VALLEY Plat Map: Subdivision: **UNKNOWN** Deeded Acres: **11.700**

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

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

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

Loc/Class: **RURAL/RESIDENTIAL** Tax District: **495** Entry Status: **Info From Owne**

MN Alloc/Hmstd: **100 - Res 1 unit *1a* *4bb(1)*/000 - Non-Homestead**

CARL NIELSEN (FEE) (D)
LISA DEFRIES (C/D) (C)
25403 770TH AVE
GRAND MEADOW MN 55936-0000

Legal: 14 103 014
NW1/4

11.7 AC SW COR W1/2

Basis	Front	Rear	Side 1	Side 2	R. Lot	SF	Acres	Unit Price	T/E/O%
Ac X Rt						43,560.00	1.000	$36,000.00	0/0/0
Ac X Rt						43,560.00	1.000	$36,000.00	0/0/0
Sub Total						509,652.00	11.700		
Grand Total*						509,652.00	11.700		

*Includes all land areas

Notes

Residential Dwelling

Occupancy	**Single-Family / Owner Occupied**				
Style	**Mfd Home (Single)**				
Arch Style	**N/A**				
Year Built	**1965**	EYB	**1965**	EFA	**61**
Area SF	**952**	TLA	**952**	GLA	**952/0**
Ttl Rms	**7**	Ttl Bdrms	**2**		
Bsmt/Attic	**None / 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	**Wood Deck-96 SF**				
Porches					
Ext Wall	**Wd Lap / Vinyl**	Roof	**Mtl / Flat**		
Veneer 1					
Veneer 2					
Bsmt Stalls/Total Garages	**0/0**	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
$120,000	**03/02/2020**		
$60,000	**06/05/2013**		

	Appraised	Board of Review	State Equalized	With Exemptions
Land	**$131,400**			
Dwlg	**$18,700**			
Impr				
Total	**$150,100**			

	PrYr 2025	PrYr 2024	PrYr 2023
Land	**$131,400**	**$127,400**	**$127,400**
Dwelling	**$18,700**	**$3,600**	**$3,200**
Impr	**$0**	**$0**	**$0**
Total	**$150,100**	**$131,000**	**$130,600**

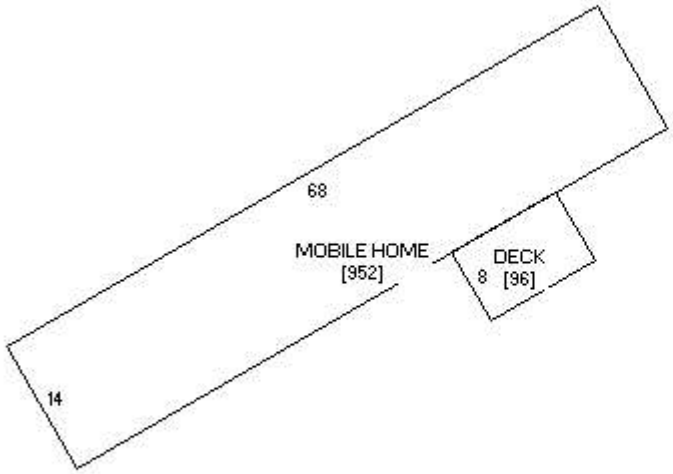
Yard Extras

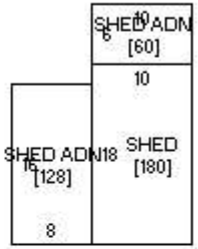
	Cnt	Year
Sheds and Yard Structures - W10.00 x L18.00 180 SF, Metal Shed, Low Pricing	**1**	**1965**
Sheds and Yard Structures - W6.00 x L10.00 60 SF, Metal Shed, Low Pricing	**1**	**2022**
Sheds and Yard Structures - W8.00 x L16.00 128 SF, Metal Shed, Low Pricing	**1**	**2022**

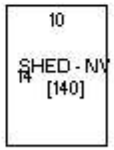
© Vanguard Appraisals, Inc.

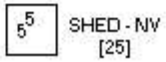
Additional Notes:

Permission to Inspect Date











Ph 1 of 10 08/27/2019

Sketch 1 of 1

 © Vanguard Appraisals, Inc.