Mower County Assessors Office | **06.017.0055** | **Route #: 000-000-000** | **PDF 23** | **CERTIFIED**

78057 STATE HWY 16, SPRING VALLEY Plat Map: Subdivision: **UNKNOWN** Deeded Acres: **2.300**

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

COLLEEN T. NEDERHOFF (D)
78057 STATE HWY 16
SPRING VALLEY MN 55975-0000

Section: **23** 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: **Left Card/No Re**
MN Alloc/Hmstd: **100 - Res 1 unit *1a* *4bb(1)*/001 - Full Homestead**

Legal: 23 103 014
W572.58' N292.24' NW1/4 SW1/4 2.30 ACRE

APPROX. E373.84'

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						100,188.00	2.300		
Grand Total*						100,188.00	2.300		

*Includes all land areas

Notes

Residential Dwelling

Occupancy	**Single-Family / Owner Occupied**				
Style	**2 Story Frame**				
Arch Style	**N/A**				
Year Built	**1918**	EYB	**1918**	EFA	**108**
Area SF	**1,310**	TLA	**2,620**	GLA	**1,310/1,310**
Ttl Rms	**12**	Ttl Bdrms	**4**		
Bsmt/Attic	**Full / None**				
Heat/AC	**Yes / No AC**				
Bsmt Finish 1					
Bsmt Finish 2					
Fireplace 1	**1 Masonry**				
Fireplace 2					
Fireplace 3					
Fireplace 4					
Full/Half Baths	**1/1**	Other/Total Fixtures	**0/5**		
Decks & Patios	**Wood Deck-652 SF/Concrete Patio-264 SF**				
Porches	**1S Frame Open-494 SF**				
Ext Wall	**Vinyl**	Roof	**Asph / 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
$130,000	**11/19/2012**		

	Appraised	Board of Review	State Equalized	With Exemptions
Land	**$91,600**			
Dwlg	**$208,200**			
Impr	**$7,000**			
Total	**$306,800**			

	PrYr 2025	PrYr 2024	PrYr 2023
Land	**$91,600**	**$91,600**	**$91,600**
Dwelling	**$208,200**	**$227,200**	**$199,000**
Impr	**$7,000**	**$5,400**	**$5,600**
Total	**$306,800**	**$324,200**	**$296,200**

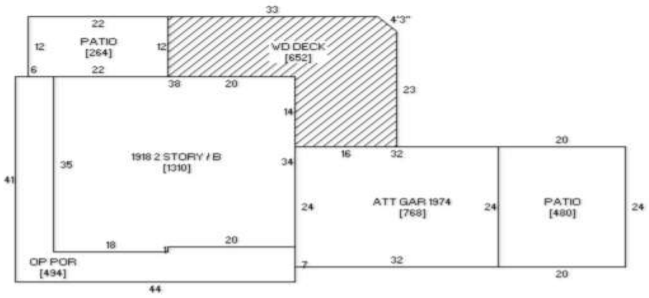
Additions	Area	Year	Garages	Area	W	L	Year
			Att Frame	**768**	**0**	**0**	**1974**

Ag Buildings	Area	Year
915/915 - Barn - Small - BARN - 0 x 0	**576**	**1970**
903/908 - Lean-to - LEAN TO - 0 x 0	**576**	**1970**
927/927 - Shed - SHED NV - 0 x 0	**48**	**2000**
924/924 - Machine or Utility Bldg - MACHINE SHED - 0 x 0	**1,216**	**1975**
903/908 - Lean-to - LEAN TO - 0 x 0	**300**	**1990**
909/909 - Barn - Dairy - 0 x 0	**576**	**1950**

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Additional Notes:

Permission to Inspect Date





Ph 1 of 31 06/06/2024

**Sketch has been scaled to fit in this area