Mower County Assessors Office | **06.027.0036** | **Route #: 000-000-000** | **PDF 45** | **CERTIFIED**

22575 770TH AVE, SPRING VALLEY Plat Map: Subdivision: **UNKNOWN** Deeded Acres: **20.000**

Current Owner/Address DBA: **CHS FERTILIZER PLANT** Comp ID: Map Area: **TWP COMM/IND.**

CHS INC (D)
21567 770TH AVE
OSTRANDER MN 55961-0000

Section: **33** Township: **103** Range: **14** Block: Lot:
Checks/Tags: **R** Lister/Date: Reviewer/Date: **RLT, 06/06/2024**
Loc/Class: **RURAL/COMMERCIAL** Tax District: **495** Entry Status: **Exterior Only In**
MN Alloc/Hmstd: **300 - Commercial *3a*/000 - Non-Homestead**

Legal: 33 103 014 **E933.47FT S933.47FT SE1/4 SE1/4** **20.00ac**

Basis	Front	Rear	Side 1	Side 2	R. Lot	SF	Acres	Unit Price	T/E/O%
Ac X Rt						43,560.00	1.000	$60,000.00	0/0/0
Ac X Rt						174,240.00	4.000	$30,000.00	0/0/0
Sub Total						871,200.00	20.000		
Grand Total*						871,200.00	20.000		

*Includes all land areas

Notes

Residential Dwelling - NO BUILDING DATA

Occupancy			Base Price
Style			Basement Adjustment
Arch Style			Attic Adjustment
Year Built	EYB	EFA	No Heat Adjustment
Area SF	TLA	GLA	Central AC Adjustment
			Adjusted Base
Ttl Rms	Ttl Bdrms		Finish
Bsmt/Attic			Single Siding
Heat/AC			Exterior
Bsmt Finish 1			Fireplaces
Bsmt Finish 2			Plumbing/Appliances
Fireplace 1			Attached Garages
Fireplace 2			Basement Stall
Fireplace 3			Base Total
Fireplace 4			
Full/Half Baths	Other/Total Fixtures		Physical Value
Decks & Patios			Total Less Obsolescence
Porches			Extras
Ext Wall	Roof		Additions
Veneer 1			RCN
Veneer 2			Detached Garages
Bsmt Stalls/Total Garages	Ttl Additions		
			Total Bldg (RND)

Sale Amt	Sale Date	Nut Code	Recording
$500,000	06/30/2015		

Permit Amt	Permit Date	Permit #	Reason	Tag
$5,000,000	2/25/2025	8109	New Bldg	Y
$10,300,000	6/6/2024	8083	New Bldg	R
$10,000	4/28/2017	6495	New Bldg	C

	Appraised	Board of Review	State Equalized	With Exemptions
Land	$342,500			
Dwlg				
Impr	$2,135,900			
Total	$2,478,400			

	PrYr 2025	PrYr 2024	PrYr 2023
Land	$342,500	$342,500	$342,500
Dwelling	$0	$0	$0
Impr	$2,135,900	$1,579,200	$1,612,300
Total	$2,478,400	$1,921,700	$1,954,800

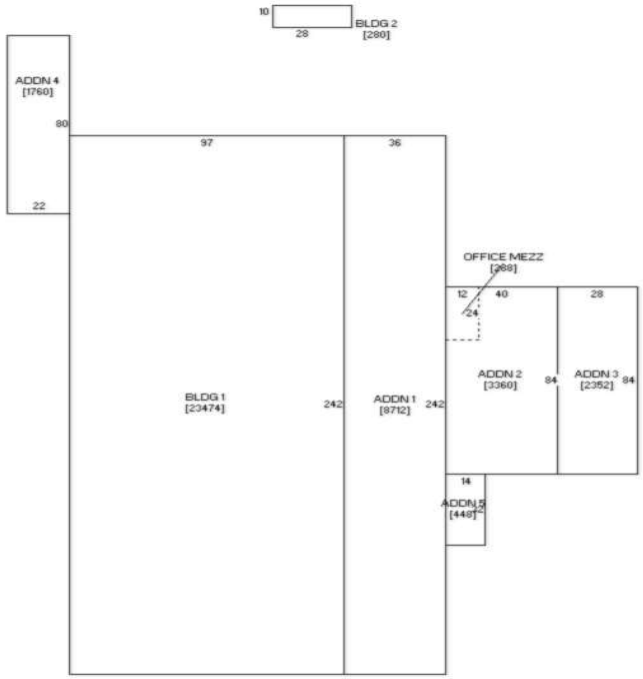
Yard Extras	Cnt	Year
Tank - Small Bulk - Vert. Steel-Single, 2,400 Gal	3	2016
Tank - Small Bulk - Vert. Steel-Single, 4,370 Gal	2	2016

Commercial Buildings	Area	Year
712/712 - Fertilizer Storage - BLDG 1	23,474	2016
603/603 - Metal Warehouse - Post Fr. - BLDG 2	280	2017
712/712 - Fertilizer Storage - BLDG 3	6,000	2024

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Additional Notes:

Permission to Inspect Date





**Sketch has been scaled to fit in this area