Mower County Assessors Office | **07.008.0021** | **Route #: 000-000-000** | **PDF 24** | **CERTIFIED**

69400 260TH ST, DEXTER Plat Map: Subdivision: **UNKNOWN** Deeded Acres: **3.480**

Current Owner/Address DBA: Comp ID: Map Area: **GRAND MEADOW TWP: NEW**

RYAN M & STACY M GEHLING (D)
69400 260TH ST
DEXTER MN 55926-0000

Section: **8** Township: **103** Range: **15** Block: Lot:
Checks/Tags: Lister/Date: Reviewer/Date: **RLT, 06/26/2024**
Loc/Class: **RURAL/RESIDENTIAL** Tax District: **495** Entry Status: **Info From Owne**
MN Alloc/Hmstd: **100 - Res 1 unit *1a* *4bb(1)*/001 - Full Homestead**

Legal: 08 103 015 APPROX 3 1/2 AC BLDG SITE S SIDE SE1/4 SW1/4;
DOC#633885, 637186 3.48AC

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						151,588.80	3.480		
Grand Total*						151,588.80	3.480		

*Includes all land areas

Notes

Residential Dwelling

Occupancy	**Single-Family / Owner Occupied**				
Style	**1 Story Frame**				
Arch Style	**N/A**				
Year Built	**2001**	EYB	**2001**	EFA	**25**
Area SF	**1,400**	TLA	**1,480**	GLA	**1,480/0**
Ttl Rms	**12**	Ttl Bdrms	**3**	Above	**1** Below **2**
Bsmt/Attic	**Full / None**				
Heat/AC	**Yes / Yes AC**				
Bsmt Finish 1	**Living Qtrs. (Multi) 1050 Avg**				
Bsmt Finish 2					
Fireplace 1					
Fireplace 2					
Fireplace 3					
Fireplace 4					
Full/Half Baths	**1/1**	Other/Total Fixtures	**0/8**		
Decks & Patios	**Wood Deck-224 SF/Vinyl/CompoDeck-200 SF**				
Porches					
Ext Wall	**Vinyl**	Roof	**Mtl / Gable**		
Veneer 1	**1 Story Stone 1818 9**				
Veneer 2	**1/2 Story Stone 909 9**				
Bsmt Stalls/Total Garages	**0/1**	Ttl Additions	**1**		

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)	

Permit Amt	Permit Date	Permit #	Reason	Tag
$180,000	**1/23/2018**	**6722**	**New Bldg**	**C**

	Appraised	Board of Review	State Equalized	With Exemptions
Land	**$105,800**			
Dwlg	**$277,800**			
Impr	**$152,400**			
Total	**$536,000**			

	PrYr 2025	PrYr 2024	PrYr 2023
Land	**$105,800**	**$105,800**	**$105,800**
Dwelling	**$277,800**	**$255,300**	**$272,200**
Impr	**$152,400**	**$83,000**	**$84,800**
Total	**$536,000**	**$444,100**	**$462,800**

Additions	Area	Year	Garages	Area	W	L	Year
1 Story Frame	**80**	**2001**	**Att Frame**	**840**	**0**	**0**	**2001**

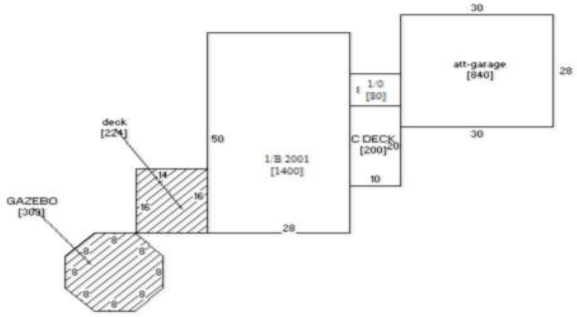
Yard Extras	Cnt	Year
Porches,Decks,Patios,etc. - 309 SF, Gazebo, AVG Pricing	**1**	**2002**

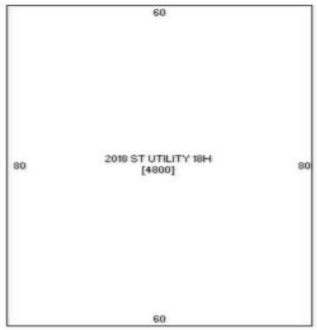
Ag Buildings	Area	Year
925/925 - Stl. Utility Bldg - 2018 ST UTILITY 18H - 0 x 0	**4,800**	**2018**

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Additional Notes:

Permission to Inspect Date







Ph 1 of 14 06/26/2024

**Sketch has been scaled to fit in this area