**Mower County Assessors Office** | **08.021.0050** | **Route #: 000-000-000** | **PDF 3** | **CERTIFIED**

**52072 243RD ST, AUSTIN** | Plat Map: | Subdivision: **UNKNOWN** | Deeded Acres: **80.000**

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

**CONNIE WILLMOTT; DARWIN RONALD NOBLE (D)**
**612 S IOWA AVE**
**PLATTE SD 57369-0000**

Section: **21** Township: **103** Range: **18** Block: Lot:
Checks/Tags: Lister/Date: Reviewer/Date: **RLT, 07/29/2021**
Loc/Class: **RURAL/AG DWELLING** Tax District: **492** Entry Status: **Info From Owne**
MN Alloc/Hmstd: **200 - Agricultural *2a*/003 - Fractional Homestead**

**Legal: 21 103 018** **S1/2 NW1/4**

| Basis | Front | Rear | Side 1 | Side 2 | R. Lot | SF | Acres | Unit Price | T/E/O% |
|---|---|---|---|---|---|---|---|---|---|
| Ag Lnd | | | | | | | 72.950 | | 0/0/0 |
| Ag Lnd | | | | | | | 1.000 | | 0/0/0 |
| Sub Total | | | | | | 3,484,800.00 | 80.000 | | |
| **Grand Total*** | | | | | | 3,484,800.00 | 80.000 | | |

*Includes all land areas

**Notes**

**Residential Dwelling**

| | | | | | |
|---|---|---|---|---|---|
| Occupancy | **Single-Family / Owner Occupied** | | | | |
| Style | **1 Story Frame** | | | | |
| Arch Style | **N/A** | | | | |
| Year Built | **1987** | EYB | **1987** | EFA | **39** |
| Area SF | **1,456** | TLA | **1,456** | GLA | **1,456/0** |
| Ttl Rms | **8** | Ttl Bdrms | **3** | | |
| Bsmt/Attic | **Full / None** | | | | |
| Heat/AC | **Yes / Yes AC** | | | | |
| Bsmt Finish 1 | | | | | |
| Bsmt Finish 2 | | | | | |
| Fireplace 1 | | | | | |
| Fireplace 2 | | | | | |
| Fireplace 3 | | | | | |
| Fireplace 4 | | | | | |
| Full/Half Baths | **1/0** | Other/Total Fixtures | **0/6** | | |
| Decks & Patios | **Wood Deck-120 SF** | | | | |
| Porches | | | | | |
| Ext Wall | **Stl** | 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) | |

| | Appraised | Board of Review | State Equalized | With Exemptions |
|---|---|---|---|---|
| Land | **$966,200** | | | |
| Dwlg | **$227,800** | | | |
| Impr | **$14,800** | | | |
| Total | **$1,208,800** | | | |

| | PrYr 2025 | PrYr 2024 | PrYr 2023 |
|---|---|---|---|
| Land | **$966,200** | **$942,900** | **$982,400** |
| Dwelling | **$227,800** | **$196,900** | **$193,200** |
| Impr | **$14,800** | **$10,400** | **$10,200** |
| Total | **$1,208,800** | **$1,150,200** | **$1,185,800** |

| Additions | Area | Year | Garages | Area | W | L | Year |
|---|---|---|---|---|---|---|---|
| | | | Att Frame | 672 | 0 | 0 | 2002 |

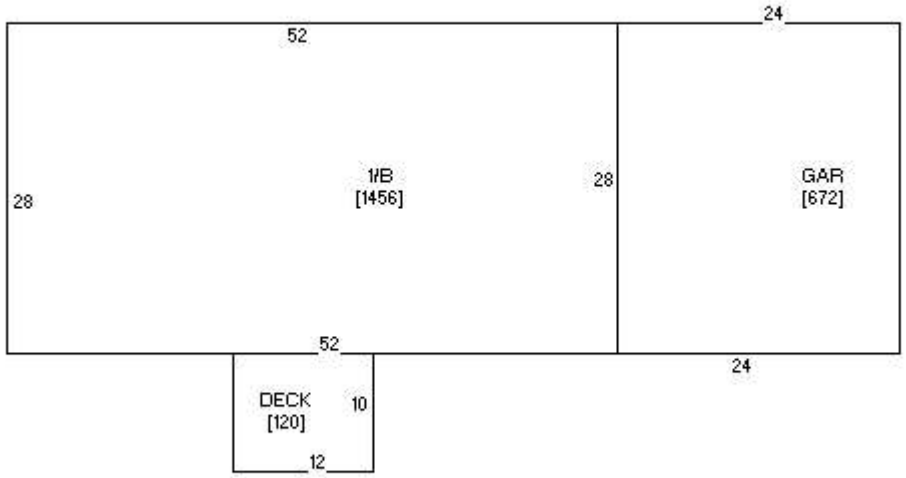
| Yard Extras | Cnt | Year |
|---|---|---|
| Gar (Commercial) - W20.00 x L24.00 480 SF, Frame, AVG Pricing | 1 | 1950 |

| Ag Buildings | Area | Year |
|---|---|---|
| 943/943 - Bin - Grain Storage (Bushel) | | 1981 |
| 943/943 - Bin - Grain Storage (Bushel) | | 1973 |


© Vanguard Appraisals, Inc.

**Additional Notes:**

Permission to Inspect Date






Ph 1 of 11 07/29/2021

Sketch 1 of 2