Mower County Assessors Office | **08.022.0090** | **Route #: 910-050-410** | **PDF 45** | **CERTIFIED**

24223 534TH AVE, AUSTIN | Plat Map: | Subdivision: **UNKNOWN** | Deeded Acres: **3.660**

Current Owner/Address | DBA: **TROY NICOL'S COMPLETE AUTOMOTIVE CENTER** | Comp ID: | Map Area: **Austin Comm/Ind**

JORDAN ROUSE (D)
100 11TH AVE NW
AUSTIN MN 55912-0000

Section: **22** Township: **103** Range: **18** Block: Lot:
Checks/Tags: Lister/Date: **RB, 10/28/2011** Reviewer/Date: **JLK, 11/27/2017**
Loc/Class: **RURAL/COMMERCIAL** Tax District: **492** Entry Status: **Interior Inspecti**
MN Alloc/Hmstd: **305 - Industrial *3a*/000 - Non-Homestead**

Legal: 22 103 018
SW OF HWY 218 DOC#498501

3.66AC SW1/4 SW1/4

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						43,560.00	1.000	$30,000.00	0/0/0
Sub Total						159,429.60	3.660		
Grand Total*						159,429.60	3.660		

*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
$600,000	**07/07/2023**		**1559101**

	Appraised	Board of Review	State Equalized	With Exemptions
Land	**$102,500**			
Dwlg				
Impr	**$187,700**			
Total	**$290,200**			

	PrYr 2025	PrYr 2024	PrYr 2023
Land	**$102,500**	**$102,500**	**$102,500**
Dwelling	**$0**	**$0**	**$0**
Impr	**$187,700**	**$190,500**	**$189,900**
Total	**$290,200**	**$293,000**	**$292,400**

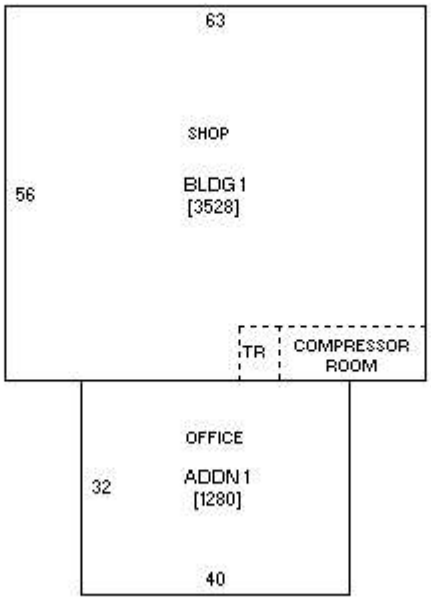
Yard Extras	Cnt	Year
Paving - Conc - 1,200 SF, Conc Parking, AVG Pricing	**1**	**2003**

Commercial Buildings	Area	Year
408/603 - Metal Warehouse - Post Fr. - BLDG 1	**3,528**	**2003**

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Additional Notes:

Permission to Inspect Date



Sketch 1 of 1



Ph 1 of 8 11/29/2017