Mower County Assessors Office | **08.032.0180** | **Route #: 000-000-000** | **PDF 3** | **CERTIFIED**

2605 20TH AVE NW, AUSTIN | Plat Map: | Subdivision: **UNKNOWN** | Deeded Acres: **1.000**

Current Owner/Address | DBA: | Comp ID: | Map Area: **LANSING TWP: NEW**

DAVID H CHAMPLIN (D)
2605 20TH AVE NW
AUSTIN MN 55912-6317

Section: **32** Township: **103** Range: **18** Block: Lot:
Checks/Tags: Lister/Date: **RLT** Reviewer/Date: **RLT, 08/19/2021**
Loc/Class: **RURAL/RESIDENTIAL** Tax District: **492** Entry Status: **Info From Owne**
MN Alloc/Hmstd: **100 - Res 1 unit *1a* *4bb(1)*/001 - Full Homestead**

Legal: 32 103 018
NE1/4

E180FT N242FT NE1/4

Basis	Front	Rear	Side 1	Side 2	R. Lot	SF	Acres	Unit Price	T/E/O%
Site-Ex							1.000	$55,000.00	0/0/0
Sub Total						43,560.00	1.000		
Grand Total*						43,560.00	1.000		

*Includes all land areas

Notes

Residential Dwelling

Occupancy	**Single-Family / Owner Occupied**				
Style	**1 Story Frame**				
Arch Style	**N/A**				
Year Built	**1940**	EYB	**1940**	EFA	**86**
Area SF	**768**	TLA	**1,253**	GLA	**1,253/0**
Ttl Rms	**11**	Ttl Bdrms	**3**		
Bsmt/Attic	**Full / None**				
Heat/AC	**Yes / Yes AC**				
Bsmt Finish 1	**Rec. Room (Single) 688 Avg**				
Bsmt Finish 2					
Fireplace 1	**1 Gas**				
Fireplace 2					
Fireplace 3					
Fireplace 4					
Full/Half Baths	**1/0**	Other/Total Fixtures	**0/6**		
Decks & Patios	**Wood Deck-168 SF/Wood Deck-187 SF**				
Porches					
Ext Wall	**Wd Lap**	Roof	**Asph / Gable**		
Veneer 1					
Veneer 2					
Bsmt Stalls/Total Garages	**0/1**	Ttl Additions	**2**		

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
$125,000	**07/17/2020**		
$150,800	**06/30/2015**		
$154,900	**02/04/2010**		

	Appraised	Board of Review	State Equalized	With Exemptions
Land	**$55,000**			
Dwlg	**$179,500**			
Impr				
Total	**$234,500**			

	PrYr 2025	PrYr 2024	PrYr 2023
Land	**$55,000**	**$55,000**	**$55,000**
Dwelling	**$179,500**	**$166,300**	**$165,800**
Impr	**$0**	**$0**	**$0**
Total	**$234,500**	**$221,300**	**$220,800**

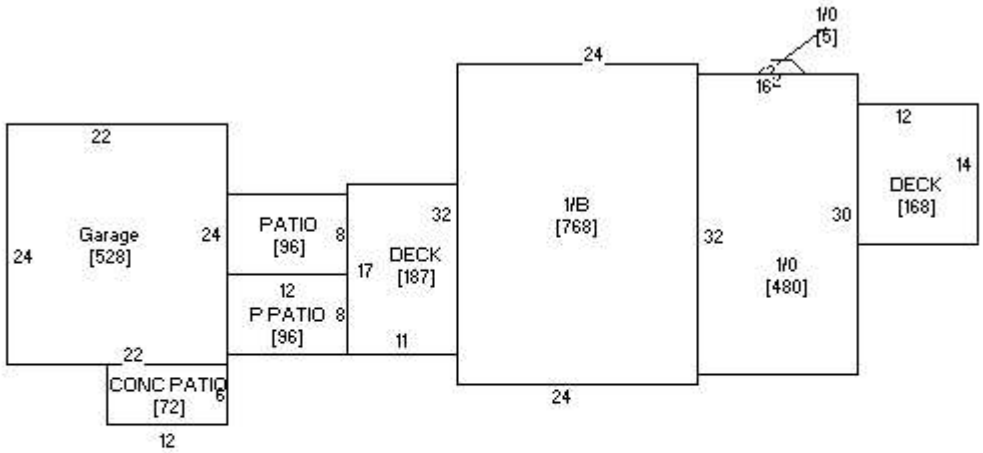
Additions	Area	Year
1 Story Frame	**480**	**1983**
1 Story Frame	**5**	**1983**

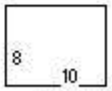
Garages	Area	W	L	Year
Det Frame	**528**	**0**	**0**	**1955**

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Additional Notes:

Permission to Inspect Date







Sketch 1 of 1