Mower County Assessors Office | **08.200.0035** | **Route #: 000-000-000** | **PDF 3** | **CERTIFIED**

4206 12TH AVE NW, AUSTIN | Plat Map: **482/634** | Subdivision: **UNKNOWN** | Deeded Acres: **11.240**

Current Owner/Address | DBA: | Comp ID: | Map Area: **Turtle Cr./SS/WW**

LAWRENCE R & LINDA R. KEENAN (D)
907 1ST DR NW
AUSTIN MN 55912-0000

Section: | Township: | Range: | Block: | Lot:
Checks/Tags: | Lister/Date: | 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: VALLEY VIEW ACRES 08200 W 908' LOT 3 BLOCK 1
11.24 AC

Notes

Basis	Front	Rear	Side 1	Side 2	R. Lot	SF	Acres	Unit Price	T/E/O%
UnitSite						196,020.00	4.500		0/0/0
1.00 Unit								$100,000.00	
Ac X Rt						239,580.00	5.500	$3,500.00	0/0/0
Sub Total						489,614.40	11.240		
Grand Total*						489,614.40	11.240		

*Includes all land areas

Residential Dwelling

Occupancy	**Single-Family / Owner Occupied**			Base Price	
Style	**1 Story Frame**			Basement Adjustment	
Arch Style	**N/A**			Attic Adjustment	
Year Built	**1994**	EYB **1994**	EFA **32**	No Heat Adjustment	
Area SF	**2,675**	TLA **2,675**	GLA **2,675/0**	Central AC Adjustment	
				Adjusted Base	
Ttl Rms **14**	Ttl Bdrms **5**	Above **4**	Below **1**	Finish	
Bsmt/Attic	**Full / None**			Single Siding	
Heat/AC	**Yes / Yes AC**			Exterior	
Bsmt Finish 1	**Living Qtrs. W/ Walk-out 1338 Avg**			Fireplaces	
Bsmt Finish 2				Plumbing/Appliances	
Fireplace 1	**1 Masonry**			Attached Garages	
Fireplace 2				Basement Stall	
Fireplace 3				Base Total	
Fireplace 4				Graded	
Full/Half Baths	**1/1**	Other/Total Fixtures **1/15**		Physical Value	
Decks & Patios	**Wood Deck-446 SF**			Total Less Obsolescence	
Porches	**1S Frame Screen-192 SF/1S Frame Open-50 SF**			Extras	
Ext Wall	**Stl**	Roof **Asph / Gable**		Additions	
Veneer 1	**1/2 Story Brick 1060 20**			RCN	
Veneer 2	**1 Story Brick 5618 53**			Detached Garages	
Bsmt Stalls/Total Garages	**0/1**	Ttl Additions **0**		Map Factor	
				Total Bldg (RND)	

Sale Amt	Sale Date	Nut Code	Recording
$605,000	**05/11/2012**		

	Appraised	Board of Review	State Equalized	With Exemptions
Land	**$123,600**			
Dwlg	**$606,200**			
Impr	**$13,900**			
Total	**$743,700**			

	PrYr 2025	PrYr 2024	PrYr 2023
Land	**$123,600**	**$120,200**	**$116,200**
Dwelling	**$606,200**	**$577,200**	**$566,800**
Impr	**$13,900**	**$11,900**	**$12,600**
Total	**$743,700**	**$709,300**	**$695,600**

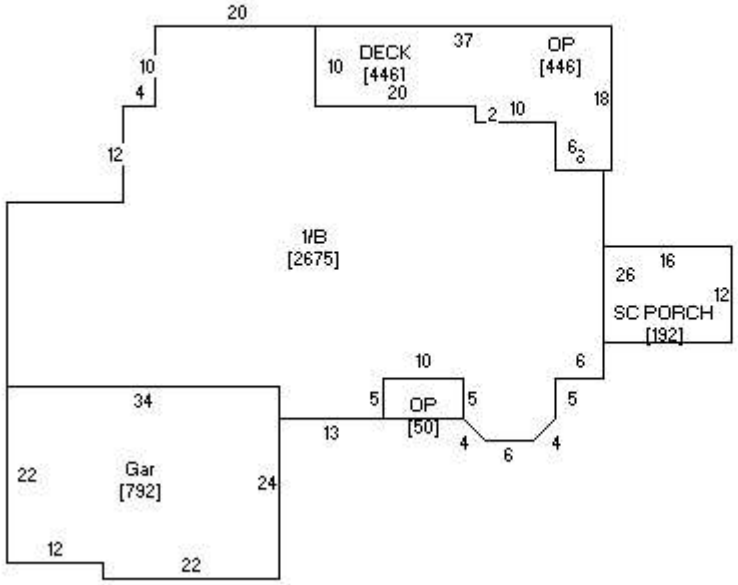
Additions	Area	Year	Garages	Area	W	L	Year
			Att Frame	**792**	**0**	**0**	**1994**

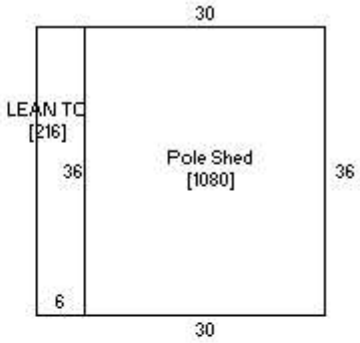
Ag Buildings	Area	Year
925/925 - Stl. Utility Bldg - 0 x 0	**1,080**	**2002**
903/908 - Lean-to - 0 x 0	**216**	**2002**

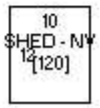
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Additional Notes:

Permission to Inspect Date









Ph 1 of 10 08/19/2021

Sketch 1 of 1