Mower County Assessors Office | **09.022.0040** | **Route #: 916-050-030** | **PDF 25** | **CERTIFIED**

12835 780TH AVE, LEROY

Current Owner/Address
JOEL A LUNNING (D)
12835 780TH AVE
LEROY MN 55951-0000

DBA:

Plat Map:

Subdivision: **UNKNOWN**
Comp ID:
Section: **22** Township: **101** Range: **14** Block: Lot:
Checks/Tags:
Deeded Acres: **80.000**
Map Area: **Leroy Twp**
Lister/Date: **CLL, 02/19/2015** Reviewer/Date: **CLL, 08/10/2020**
Loc/Class: **RURAL/AG DWELLING** Tax District: **499** Entry Status: **Info From Owne**
MN Alloc/Hmstd: **200 - Agricultural *2a*/001 - Full Homestead**

Legal: 22 101 014

E1/2 NE1/4

Basis	Front	Rear	Side 1	Side 2	R. Lot	SF	Acres	Unit Price	T/E/O%
Ag Lnd							69.000		0/0/0
Ag Lnd							3.740		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	**2 Story Frame**				
Arch Style	**Conventional**				
Year Built	**1940**	EYB	**1940**	EFA	**86**
Area SF	**728**	TLA	**2,032**	GLA	**1,304/728**
Ttl Rms	**7**	Ttl Bdrms	**3**		
Bsmt/Attic	**Full / Floor & Stairs**				
Heat/AC	**Geo-Thermal / Yes AC**				
Bsmt Finish 1					
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					
Porches	**1S Frame Enclosed-192 SF**				
Ext Wall	**Vinyl**	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)	

	Appraised	Board of Review	State Equalized	With Exemptions
Land	**$793,100**			
Dwlg	**$214,900**			
Impr	**$144,500**			
Total	**$1,152,500**			

	PrYr 2025	PrYr 2024	PrYr 2023
Land	**$793,100**	**$766,500**	**$823,700**
Dwelling	**$214,900**	**$206,800**	**$180,300**
Impr	**$144,500**	**$97,300**	**$100,800**
Total	**$1,152,500**	**$1,070,600**	**$1,104,800**

Additions	Area	Year	Garages	Area	W	L	Year
1 Story Frame	**416**	**1989**	**Att Frame**	**624**	**0**	**0**	**1989**
1 Story Frame	**160**	**1940**					

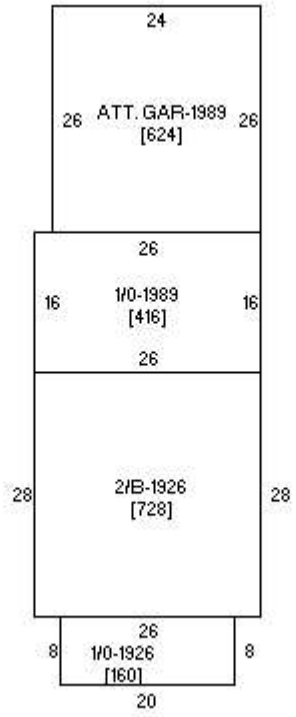
Ag Buildings	Area	Year
909/909 - Barn - Dairy - BARN-1940 (CONVERTED IN 1991 TO SHOP) - 0 x 0	**2,016**	**1940**
925/908 - Lean-to - LEAN-TO--1979 - 0 x 0	**1,792**	**1979**
910/910 - Milk House - Milk house - 16 x 20	**320**	**1978**
932/932 - Silo - Conc - Silo - Conc stave		**1981**
912/912 - Barn - Confined Cattle - CATTLE SHED-QUONSET STYLE-2011 - 0 x	**4,800**	**2011**

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Ag Buildings	Area	Year
925/925 - Stl. Utility Bldg - SHED-1995 - 0 x 0	1,600	1995
943/943 - Bin - Grain Storage (Bushel) - BIN-1970-8500 BU		1970
943/943 - Bin - Grain Storage (Bushel) - BIN#2--1975-6500 BU		1975
914/914 - Shed - Loafing - CATTLE SHED-1985 (EST) - 0 x 0	800	1985
925/925 - Stl. Utility Bldg - SHED--2012 - 0 x 0	2,436	2012
924/924 - Machine or Utility Bldg - MACHINE SHED-1940 - 0 x 0	1,000	1940

Additional Notes:





UPDATED SKETCH IN 2020

Permission to Inspect Date



Ph 1 of 19 08/10/2020

Sketch 1 of 2