Mower County Assessors Office | **11.003.0040** | **Route #: 000-000-000** | **PDF 27** | **CERTIFIED**

15453 540TH AVE, AUSTIN

Plat Map:

Subdivision: **UNKNOWN**

Deeded Acres: **10.000**

Current Owner/Address

DBA:

Comp ID:

Map Area: **Lyle Twp**

COREY HANSEN (D)
15588 540TH AVE
AUSTIN MN 55912-0000

Section: **3** Township: **101** Range: **18** Block: Lot:

Checks/Tags: Lister/Date: **JA, 07/11/2023** Reviewer/Date: **CLL, 07/24/2018**

Loc/Class: **RURAL/RESIDENTIAL** Tax District: **492** Entry Status: **Exterior Only In**

MN Alloc/Hmstd: **200 - Agricultural *2a*/001 - Full Homestead**

Legal: 03 101 018
N3078.75FT E1/2 OF SECTION

E454FT S960.4FT

Basis	Front	Rear	Side 1	Side 2	R. Lot	SF	Acres	Unit Price	T/E/O%
Ag Lnd							5.500		0/0/0
Ag Lnd							2.400		0/0/0
Sub Total						435,600.00	10.000		
Grand Total*						435,600.00	10.000		

*Includes all land areas

Notes

Residential Dwelling

Occupancy	**Detached Structures Only**				
Style	**Salvage**				
Arch Style	**N/A**				
Year Built	**1900**	EYB	**1900**	EFA	**126**
Area SF	**462**	TLA	**1,172**	GLA	**1,172/0**
Ttl Rms	**8**	Ttl Bdrms	**4**		
Bsmt/Attic	**1/2 / None**				
Heat/AC	**No / No AC**				
Bsmt Finish 1					
Bsmt Finish 2					
Fireplace 1					
Fireplace 2					
Fireplace 3					
Fireplace 4					
Full/Half Baths	**1/0**	Other/Total Fixtures	**0/3**		
Decks & Patios					
Porches					
Ext Wall	**COMP S/S**	Roof	**Asph / Gable**		
Veneer 1					
Veneer 2					
Bsmt Stalls/Total Garages	**0/0**	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	**$128,300**			
Dwlg	**$2,200**			
Impr	**$8,500**			
Total	**$139,000**			

	PrYr 2025	PrYr 2024	PrYr 2023
Land	**$128,300**	**$114,900**	**$109,400**
Dwelling	**$2,200**	**$2,900**	**$2,400**
Impr	**$8,500**	**$4,300**	**$4,200**
Total	**$139,000**	**$122,100**	**$116,000**

Additions	Area	Year
1 Story Frame	**64**	**1900**
1 Story Frame	**646**	**1950**

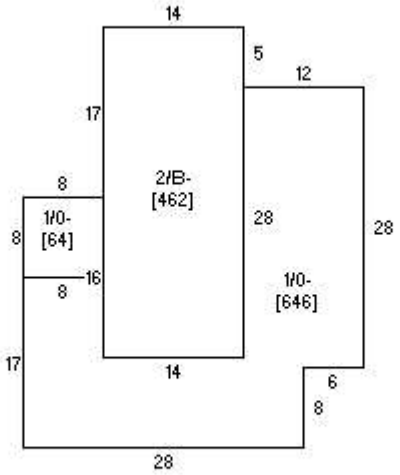
Garages	Area	W	L	Year

Ag Buildings	Area	Year
906/906 - Barn - Flat - BARN - 0 x 0	**1,056**	**1900**
908/908 - Lean-to - LEAN - 0 x 0	**672**	**1900**
903/913 - Barn - Pole - POLE ADDITION - 0 x 0	**720**	**1940**

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Additional Notes:

Permission to Inspect Date





Ph 1 of 15 07/11/2023

Sketch 1 of 2