**Mower County Assessors Office** | **11.015.0020** | **Route #: 000-000-000** | **PDF 27** | **CERTIFIED**

**13405 535TH AVE, AUSTIN** | Plat Map: | Subdivision: **UNKNOWN** | Deeded Acres: **14.000**

**Current Owner/Address** | DBA: | Comp ID: | Map Area: **Lyle Twp**

**KERI A YERHART (D)**
**13405 535TH AVE**
**AUSTIN MN 55912-0000**

Section: **15** Township: **101** Range: **18** Block: Lot:
Checks/Tags: Lister/Date: **JA, 06/30/2023** Reviewer/Date: **CLL, 07/10/2018**
Loc/Class: **RURAL/RESIDENTIAL** Tax District: **497** Entry Status: **INTERVIEW ON**
MN Alloc/Hmstd: **100 - Res 1 unit *1a* *4bb(1)*/001 - Full Homestead**

**Legal: 15 101 018** **000 000** **E924FT N660FT**
**NE1/4 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 | $27,000.00 | 0/0/0 |
| Ac X Rt | | | | | | 43,560.00 | 1.000 | $27,000.00 | 0/0/0 |
| Sub Total | | | | | | 609,840.00 | 14.000 | | |
| **Grand Total*** | | | | | | 609,840.00 | 14.000 | | |

*Includes all land areas

**Notes**

**Residential Dwelling**

| | | | | | |
|---|---|---|---|---|---|
| Occupancy | **Single-Family / Owner Occupied** | | | | |
| Style | **2 Story Frame** | | | | |
| Arch Style | **N/A** | | | | |
| Year Built | **1918** | EYB | **1918** | EFA | **108** |
| Area SF | **520** | TLA | **1,732** | GLA | **1,212/520** |
| Ttl Rms | **9** | Ttl Bdrms | **3** | | |
| Bsmt/Attic | **Full / None** | | | | |
| Heat/AC | **Yes / Yes AC** | | | | |
| Bsmt Finish 1 | **Living Qtrs. (Multi) 632 Avg** | | | | |
| Bsmt Finish 2 | | | | | |
| Fireplace 1 | | | | | |
| Fireplace 2 | | | | | |
| Fireplace 3 | | | | | |
| Fireplace 4 | | | | | |
| Full/Half Baths | **1/0** | Other/Total Fixtures | **0/6** | | |
| Decks & Patios | **Wood Deck-1,062 SF/Concrete Patio-390 SF** | | | | |
| Porches | **1S Frame Open-160 SF** | | | | |
| Ext Wall | **Single** | Roof | **Asph / Hip** | | |
| Veneer 1 | **1/2 Story Brick 3975 75** | | | | |
| 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 | **$190,000** | | | |
| Dwlg | **$189,900** | | | |
| Impr | **$75,500** | | | |
| Total | **$455,400** | | | |

| | PrYr 2025 | PrYr 2024 | PrYr 2023 |
|---|---|---|---|
| Land | **$190,000** | **$174,400** | **$132,400** |
| Dwelling | **$189,900** | **$201,100** | **$156,400** |
| Impr | **$75,500** | **$63,400** | **$64,300** |
| Total | **$455,400** | **$438,900** | **$353,100** |

| Additions | Area | Year |
|---|---|---|
| **1 Story Frame** | **632** | **1997** |
| **1 Story Frame** | **60** | **1918** |

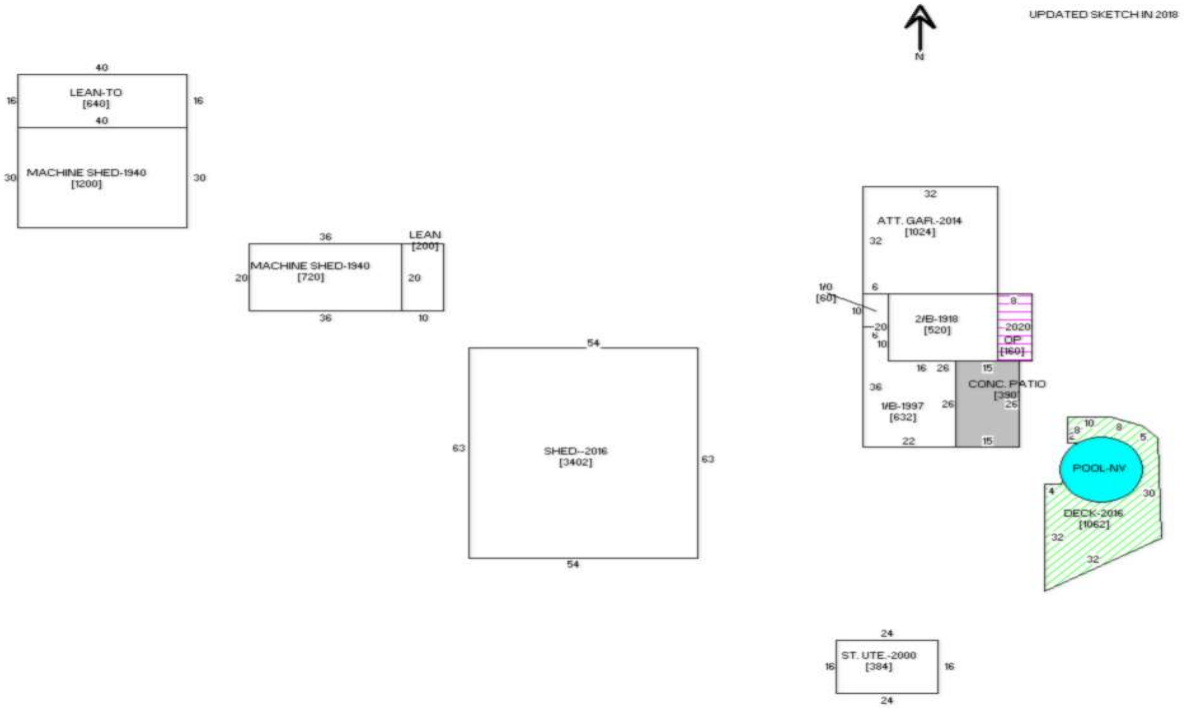
| Garages | Area | W | L | Year |
|---|---|---|---|---|
| **Att Metal Wd Fr** | **1,024** | **0** | **0** | **2014** |

| Ag Buildings | Area | Year |
|---|---|---|
| **925/925 - Stl. Utility Bldg - ST. UTE.-2000 - 16 x 24** | **384** | **2000** |
| **924/924 - Machine or Utility Bldg - MACHINE SHED-1940 - 20 x 36** | **720** | **1940** |
| **903/908 - Lean-to - Lean - 0 x 0** | **200** | **1940** |
| **924/924 - Machine or Utility Bldg - MACHINE SHED-1940 - 0 x 0** | **1,200** | **1940** |
| **903/908 - Lean-to - LEAN-TO - 0 x 0** | **640** | **1940** |


© Vanguard Appraisals, Inc.

| Ag Buildings | Area | Year |
|---|---|---|
| 925/925 - Stl. Utility Bldg - SHED--2016 - 54 x 63 | 3,402 | 2016 |

Additional Notes:




Permission to Inspect Date



Ph 1 of 24 06/30/2023

**Sketch has been scaled to fit in this area

 © Vanguard Appraisals, Inc. 