Mower County Assessors Office | **11.017.0041** | **Route #: 920-050-01F** | **PDF 27** | **CERTIFIED**

13380 STATE HWY 105, AUSTIN Plat Map: Subdivision: **UNKNOWN** Deeded Acres: **15.520**

Current Owner/Address DBA: **FORMERLY THE OLD RIVERBEND CAMPGROUND** Comp ID: Map Area: **Lyle Twp**

DALE D. & JEAN ACKLAND (FEE) (D)
LANG PROPERTIES, LLC (C/D) (C)
13449 STATE HWY 105
AUSTIN MN 55912-0000
Legal: 17 101 018
105 BK 314-597 16.52

Section: **17** Township: **101** Range: **18** Block: Lot:
Checks/Tags: Lister/Date: **JA, 06/29/2023** Reviewer/Date: **CLL, 06/25/2018**
Loc/Class: **RURAL/AG LAND** Tax District: **497** Entry Status: **Exterior Only In**
MN Alloc/Hmstd: **211 - Rural Vacant Land *2b*/000 - Non-Homestead**

W1/2 SE1/4 E OF HWY

Basis	Front	Rear	Side 1	Side 2	R. Lot	SF	Acres	Unit Price	T/E/O%
Ag Lnd							10.380		0/0/0
Ag Lnd							3.420		0/0/0
Sub Total						676,051.20	15.520		
Grand Total*						676,051.20	15.520		

*Includes all land areas

Notes

Residential Dwelling

Occupancy	**Single-Family / Owner Occupied**				
Style	**Mfd Home (Single)**				
Arch Style	**N/A**				
Year Built	**1980**	EYB	**1980**	EFA	**46**
Area SF	**1,050**	TLA	**1,050**	GLA	**1,050/0**
Ttl Rms	**0**	Ttl Bdrms	**2**		
Bsmt/Attic	**None / 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	**Wood Deck-288 SF**				
Porches					
Ext Wall	**Alum**	Roof	**Rub Memb / Flat**		
Veneer 1					
Veneer 2					
Bsmt Stalls/Total Garages	**0/0**	Ttl Additions	**0**		

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)	

Yard Extras	Cnt	Year
Porch (Commercial) - 1,024 SF, Conc Patio, AVG Pricing	**1**	**1980**

Sale Amt	Sale Date	Nut Code	Recording
$63,735	**10/12/2021**		
$110,000	**08/03/2016**		

	Appraised	Board of Review	State Equalized	With Exemptions
Land	**$41,400**			
Dwlg				
Impr	**$1,500**			
Total	**$42,900**			

	PrYr 2025	PrYr 2024	PrYr 2023
Land	**$41,400**	**$34,500**	**$29,300**
Dwelling	**$0**	**$0**	**$0**
Impr	**$1,500**	**$1,600**	**$1,300**
Total	**$42,900**	**$36,100**	**$30,600**

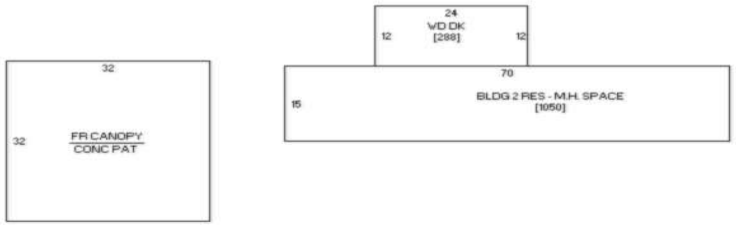
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Additional Notes:

Permission to Inspect Date



BLDG 1: 33 WATERVELECT STATIONS SERVICING 50 SPACES





Ph 1 of 19 06/29/2023

**Sketch has been scaled to fit in this area