

E DIV: S1/2 OF E1/2 OF BLK 260.
312-592, 593-741, 768-133, 976-1

DANYLYSZYN STEFAN
510 9TH AVE CT NE
ISANTI, MN 55040

2026

00-00-00-13241-000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	04	SINGLE SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	01	MINIMUM 100
Interior Wall	05	DRYWALL 80
Interior Wall	02	WALL BD/WD 20
Interior Floo	14	CARPET 100
Air Condition	02	WINDOW 100
Heating Type	02	CONVECTION 100
Bedrooms		3 100
Bathrooms		1 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100

Quality	05	05
DOR CODE	0100SINGLE FAMILY	
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	860317.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,423	100		1,423	84,957
FOP	198	30		59	3,522
FST	88	55		48	2,866
UST	120	45		54	3,224
TOTALS	1,829			1,584	94,568

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
1	0294	SHED WOOD/	0	0	12	24	1.00	UT	0.00
2	0070	CARPORT UF	0	0	0	0	1.00	UT	0.00
3	0252	LEAN-TO W/	0	0	0	0	1.00	UT	0.00
4	0081	DECKING WI	0	0	0	0	1.00	UT	0.00

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	0100	C	SFR	0		00	0.00	0.00	10,000.00

MARKET ADJUSTMENTS

TYPE 0100 MDL 01 EFF. AREA 1,584 TOT ADJ PTS 82.0080 EFF. BASE RATE 91.85 REPL. COST NEW 145,490 AYB 1900 EYB 1985 ECON 0 FNCT 0 NORM 0 35.00 % COND 65.00

1 SINGLE FAM 0% - 2022 Heated Area: 1423 HX Base Yr

BLD DATE
XF DATE
INC DATE

LGL DATE
LAND DATE
AG DATE

04/27/2022 MLU

TOTAL OB/XF									
1,225									

COLUMBIA COUNTY PROPERTY			
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VALUATION BY		STANDARD	
Tax Group: 1		Tax Dist:	
BUILDING MARKET VALUE		94,568	
TOTAL MARKET OB/XF VALUE		1,225	
TOTAL LAND VALUE - MARKET		9,500	
TOTAL MARKET VALUE		105,293	
SOH/AGL Deduction		0	
ASSESSED VALUE		105,293	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		105,293	
TOTAL JUST VALUE		105,293	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		105,293	

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
1550/898	9/02/2025	QC	U	I	11	100	
GRANTOR: DANYLSZYN MYRON							
GRANTEE: BIG ROON LLC							
1550/896	8/31/2025	QC	U	I	11	100	
GRANTOR: MARSHALL LIDIA							
GRANTEE: BIG ROON LLC							

BUILDING NOTES									

BUILDING DIMENSIONS									
BAS= W15 FST= N11 W8 S11 E8\$W8 N13 W15 S12 UST= W10 S12 E10 N12\$ S30 E2 FOP= S9 E22N9 W22\$ E22 S9 E14 N38\$.									