

**Parcel Details: 24.100.3300**

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**Parcel Number:** 24.100.3300  
**Deed Holder:** ROUNDABOUT PROPERTIES  
**Deed Holder 2:** C/O KAREN MARQUART  
**Property Address:** 105 MANTORVILLE AVE S  
KASSON, MN 55944-0000  
[GIS Parcel Maps](#)  
[GIS Enhanced Parcel Viewer](#)

**Mailing Address:** 17303 645TH ST  
DODGE CENTER, MN 55927 USA


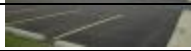
**PDF:** 24 Commercial/Industrial  
**Class:** Industrial  
**Map Area:** Kasson Commercial  
**Tax District:** Kasson/SD 204  
**Zoning:** Contact Local Zoning Office  
**Plat Map:** 24100  
**Sec-Twp-Rng:** 33-107-016  
**Lot-Block:** -  
**Subdivision:** Original Plat - 24100  
**Tax Abbreviated Legal:** THAT PART OF LOTS ONE (1),  
TWO(2), THREE (3), AND FOUR  
(4) OF BLOCK TWENTY-TWO  
(22)

**Property Report:** [Property Report \(PDF file\)](#) 

**Applications & Exemptions**





| Prior Year Value Information |            |                |   |             |
|------------------------------|------------|----------------|---|-------------|
| Year                         | Land Value | Dwelling Value | Improvement Value   | Total Value |
| 2024                         | \$79,500   | \$0            |  \$600,600 | \$680,100   |
| 2023                         | \$67,200   | \$0            |  \$314,500 | \$381,700   |
| + More Years...              |            |                |   |             |



| Land Information |             |       |
|------------------|-------------|-------|
| Lot Type         | Square Feet | Acres |
| Sq. Ft x Rate    | 27,443      | 0.630 |



| Commercial Building Information |            |               |
|---------------------------------|------------|---------------|
| Occupancy                       | Year Built | Building Area |
| +<br>- Office - General         | 1946       | 3,608         |

| Occupancy | Year Built | Building Area |
|-----------|------------|---------------|
|-----------|------------|---------------|

| <b>Building 1 of 1</b>      |                       |
|-----------------------------|-----------------------|
| <b>Year Built:</b>          | 1946                  |
| <b>EFA:</b>                 | 39                    |
| <b>EFF Year:</b>            | 1985                  |
| <b>Occupancy:</b>           | Office - General      |
| <b>Label:</b>               | 1946 CB/FR Multi-unit |
| <b>Gross Building Area:</b> | 12,268                |
| <b>Condition:</b>           | Above Normal          |

| <b>Plumbing</b> |          |         |
|-----------------|----------|---------|
| Description     | Quantity | Range   |
| Lavatory        | 1        | Average |

| <b>Adjustments</b>                 |          |         |
|------------------------------------|----------|---------|
| Description                        | Quantity | Range   |
| Partition - Drywall/Stud - (PSFSA) | 440      | Average |

| <b>Extra 1 of 2</b> |                   |
|---------------------|-------------------|
| <b>Type:</b>        | Porch             |
| <b>Description:</b> | Porch             |
| <b>Type:</b>        | 1S Frame Enclosed |
| <b>Width:</b>       | 6.00              |
| <b>Length:</b>      | 7.00              |
| <b>Base Area:</b>   | 42 Square Feet    |
| <b>Bsmt Area:</b>   | 0 Square Feet     |

| <b>Extra 2 of 2</b> |                 |
|---------------------|-----------------|
| <b>Type:</b>        | Canopy          |
| <b>Description:</b> | Canopy          |
| <b>Type:</b>        | Frame           |
| <b>Pricing:</b>     | Average         |
| <b>Quantity:</b>    | 738 Square Feet |



| Occupancy                  | Year Built | Building Area |
|----------------------------|------------|---------------|
| - ↳ Addition: Metal Office | 1993       | 4,368         |

| Occupancy | Year Built | Building Area |
|-----------|------------|---------------|
|-----------|------------|---------------|

| Addition 1 of 3      |                     |
|----------------------|---------------------|
| Year Built:          | 1993                |
| EFA:                 | 29                  |
| EFF Year:            | 1995                |
| Occupancy:           | Metal Office        |
| Label:               | 1993 1S/0 Fr Lt Mfg |
| Gross Building Area: | 12,268              |
| Condition:           | Above Normal        |

| Plumbing     |          |         |
|--------------|----------|---------|
| Description  | Quantity | Range   |
| Lavatory     | 1        | Average |
| Sink-Kitchen | 1        | High    |

| Adjustments                      |          |         |
|----------------------------------|----------|---------|
| Description                      | Quantity | Range   |
| Loading Dock - dock locks (each) | 1        | Average |

| Occupancy  | Year Built           | Building Area |              |      |                     |      |              |                      |               |   |                |   |               |         |                  |         |  |  |
|--|----------------------|---------------|--------------|------|---------------------|------|--------------|----------------------|---------------|---|----------------|---|---------------|---------|------------------|---------|--|--|
| <table border="1"> <tr> <td colspan="2" data-bbox="159 92 1020 131"><b>Extra 1 of 1</b></td> </tr> <tr> <td data-bbox="159 131 611 180"><b>Type:</b></td> <td data-bbox="611 131 1020 180">Door</td> </tr> <tr> <td data-bbox="159 180 611 228"><b>Description:</b></td> <td data-bbox="611 180 1020 228">Door</td> </tr> <tr> <td data-bbox="159 228 611 277"><b>Type:</b></td> <td data-bbox="611 228 1020 277">O.H. - Door - Manual</td> </tr> <tr> <td data-bbox="159 277 611 326"><b>Width:</b></td> <td data-bbox="611 277 1020 326">9</td> </tr> <tr> <td data-bbox="159 326 611 375"><b>Height:</b></td> <td data-bbox="611 326 1020 375">9</td> </tr> <tr> <td data-bbox="159 375 611 423"><b>Price:</b></td> <td data-bbox="611 375 1020 423">Average</td> </tr> <tr> <td data-bbox="159 423 611 472"><b>Quantity:</b></td> <td data-bbox="611 423 1020 472">81 SFSA</td> </tr> </table> | <b>Extra 1 of 1</b>  |               | <b>Type:</b> | Door | <b>Description:</b> | Door | <b>Type:</b> | O.H. - Door - Manual | <b>Width:</b> | 9 | <b>Height:</b> | 9 | <b>Price:</b> | Average | <b>Quantity:</b> | 81 SFSA |  |  |
| <b>Extra 1 of 1</b>  |                      |               |              |      |                     |      |              |                      |               |   |                |   |               |         |                  |         |  |  |
| <b>Type:</b>   | Door                 |               |              |      |                     |      |              |                      |               |   |                |   |               |         |                  |         |  |  |
| <b>Description:</b>  | Door                 |               |              |      |                     |      |              |                      |               |   |                |   |               |         |                  |         |  |  |
| <b>Type:</b>   | O.H. - Door - Manual |               |              |      |                     |      |              |                      |               |   |                |   |               |         |                  |         |  |  |
| <b>Width:</b>  | 9                    |               |              |      |                     |      |              |                      |               |   |                |   |               |         |                  |         |  |  |
| <b>Height:</b>   | 9                    |               |              |      |                     |      |              |                      |               |   |                |   |               |         |                  |         |  |  |
| <b>Price:</b>  | Average              |               |              |      |                     |      |              |                      |               |   |                |   |               |         |                  |         |  |  |
| <b>Quantity:</b>   | 81 SFSA              |               |              |      |                     |      |              |                      |               |   |                |   |               |         |                  |         |  |  |
| - ↪ Addition: Office - General   | 1986                 | 4,182         |              |      |                     |      |              |                      |               |   |                |   |               |         |                  |         |  |  |



| Occupancy   | Year Built              | Building Area |  |
|---|-------------------------|---------------|--|
| <b>Addition 2 of 3</b>                            |                         |               |  |
| Year Built:                                       | 1986                    |               |  |
| EFA:  | 38                      |               |  |
| EFF Year:   | 1986                    |               |  |
| Occupancy:  | Office - General        |               |  |
| Label:  | 1986 1S/0 Fr Multi-unit |               |  |
| Gross Building Area:                              | 12,268                  |               |  |
| Condition:  | Above Normal            |               |  |
| <b>Plumbing</b>                                   |                         |               |  |
| <b>Description</b>                                | <b>Quantity</b>         | <b>Range</b>  |  |
| Lavatory  | 1                       | Average       |  |
| <b>Adjustments</b>                                |                         |               |  |
| <b>Description</b>                                | <b>Quantity</b>         | <b>Range</b>  |  |
| Partition - Drywall/Stud - (PSFSA)                | 510                     | Average       |  |
| - ↳ Addition: Metal Warehouse - Milled Wood Frame | 1993                    | 110           |  |

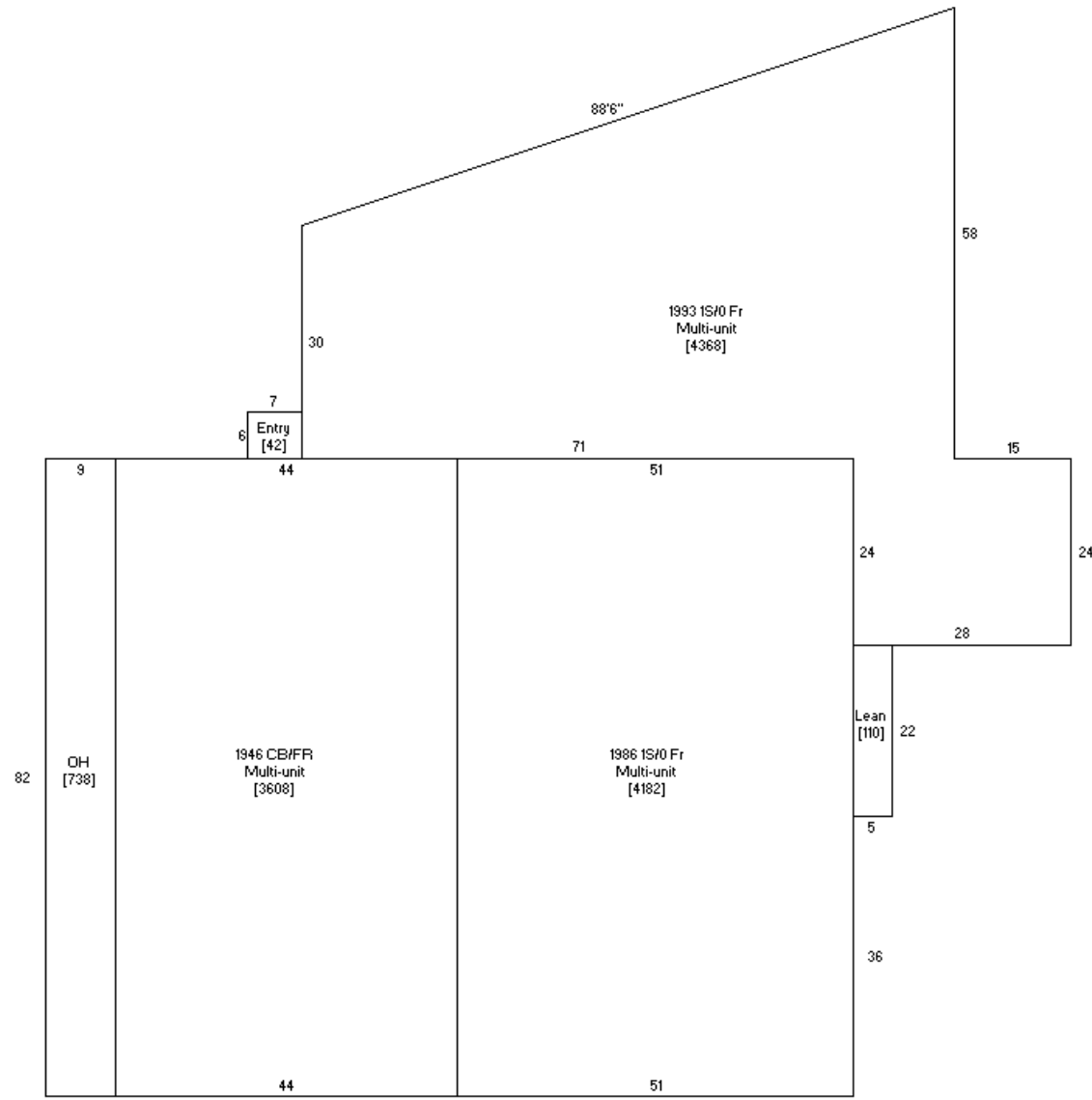
| Occupancy              | Year Built                          | Building Area |
|------------------------|-------------------------------------|---------------|
| <b>Addition 3 of 3</b> |                                     |               |
| Year Built:            | 1993                                |               |
| EFA:                   | 31                                  |               |
| EFF Year:              | 1993                                |               |
| Occupancy:             | Metal Warehouse - Milled Wood Frame |               |
| Label:                 | Lean                                |               |
| Gross Building Area:   | 12,268                              |               |
| Condition:             | Normal                              |               |

| Yard Extra Information  |            |            |
|-------------------------|------------|------------|
| Description             | Item Count | Year Built |
| +<br>- Paving - Asphalt | 1          | 1984       |

| Description          | Item Count        | Year Built |
|----------------------|-------------------|------------|
| <b>Details</b>       |                   |            |
| <b>Year Built:</b>   | 1984              |            |
| <b>EFA:</b>          | 40                |            |
| <b>EFF Year:</b>     | 1984              |            |
| <b>Description:</b>  | Paving - Asphalt  |            |
| <b>Paving Type:</b>  | Asphalt Parking   |            |
| <b>Price Method:</b> | Per Square Foot   |            |
| <b>Pricing:</b>      | Average           |            |
| <b>Quantity:</b>     | 3,600 Square Feet |            |
| <b># of Spaces:</b>  | 0                 |            |
| <b>Lighting:</b>     | None              |            |
| <b>Count:</b>        | 1                 |            |
| <b>Plot Number:</b>  |                   |            |

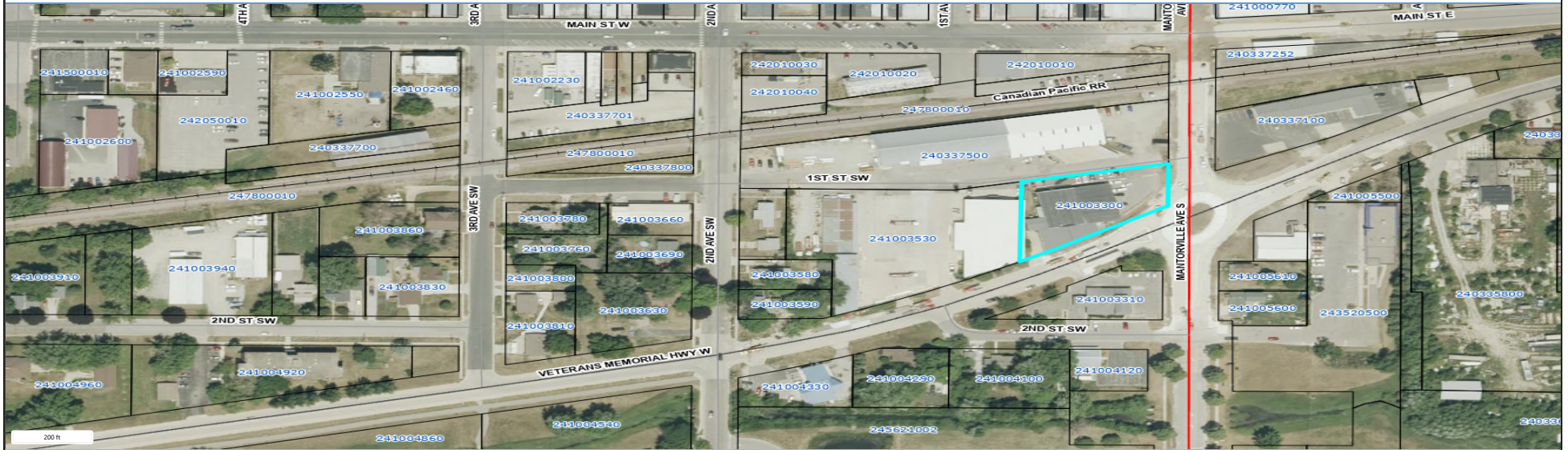
| <b>Sale Information</b> |           |   |         |
|-------------------------|-----------|---|---------|
| Sale Date               | Amount    | Sales Transaction Code  | DOVCRV  |
| + 12/08/2022            | \$795,000 | 007 - PHYSICAL CHANGE (AFTER ASSESSMENT DATE; BEFORE SALE) NEW CONSTRUCTION | 1496811 |
| + 06/15/2018            | \$350,000 | 000 - NORMAL ARMS-LENGTH TRANSACTION GOOD SALE                              | 828657  |

Sketch



Sketch for PIN 24.100.3300

Full View



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