



WRIGHT COUNTY ASSESSORS OFFICE  
 GOVERNMENT CENTER  
 10 2ND ST. NW, ROOM 100  
 BUFFALO, MN 55313  
 WWW.CO.WRIGHT.MN.US  
 PHONE (763) 682-7367

**VALUATION NOTICE**  
**2022**  
**2021 Values for Taxes Payable in**

Property tax notices are delivered on the following schedule:

- Step 1 Valuation and Classification Notice **See Details Below.**  
 Class: RES HMSTD  
 Estimated Market Value: \$173,300  
 Homestead Exclusion: \$18,300  
 Taxable Market Value: \$155,000
- Step 2 Proposed Taxes Notice  
 2022 Proposed Tax: Coming November 2021
- Step 3 Property Tax Statement  
 1st Half Taxes:  
 2nd Half Taxes: Coming March 2022  
 Total Taxes Due in 2022:

00046945

**TAXPAYER(S):**  
 MARK D BODEN  
 6464 157TH ST NW  
 CLEARWATER MN 55320-2106



**Property ID Number:** 204-119-000031

**Property Description:**  
 Sect-13 Twp-122 Range-027 FISH LAKE SHORES W1/2OF S1/2OF  
 OUTLOT C  
 6464 157TH ST NW CLEARWATER MN 55320

**The time to appeal or question your CLASSIFICATION or VALUATION is NOW!**

It will be too late when proposed taxes are sent.

**Your Property's Classification(s) and Values**

**Taxes Payable in 2021 (2020 Assessment)**      **Taxes Payable in 2022 (2021 Assessment)**

*The assessor has determined your property classification(s) to be:*  
 RES HMSTD

RES HMSTD

**If this box is checked, your classification has changed from last year's assessment.**

*The assessor has determined your property's market value to be:*

**Estimated Market Value (EMV)**      \$168,500      \$173,300

*Several factors can reduce the amount that is subject to tax:*

Green Acres Value Deferral		
Rural Preserve Value Deferral		
Platted Vacant Land Exclusion		
Disabled Veterans Exclusion		
Homestead Market Value Exclusion	\$18,800	\$18,300
<b>Taxable Market Value (TMV)</b>	<b>\$149,700</b>	<b>\$155,000</b>

*The following values (if any) are reflected in your estimated and taxable market values:*

Referendum Market Value	\$168,500	\$173,300
New Improvement Value		

**How to Respond**

If you believe your valuation and property class are correct, it is not necessary to contact your assessor or attend any listed meetings.

If the property information is not correct, you disagree with the values, or have other questions about this notice, **please contact your assessor first to discuss any questions or concerns.** Often your issues can be resolved at this level. If your questions or concerns are not resolved, more formal appeal options are available.

**Please read the back of this notice** for important information about the formal appeal process.

**The following meetings are available to discuss or appeal your value and classification:**

Local Board of Appeal and Equalization/Open Book  
 OPEN BOOK MEETING DATE: 4/8/21 TIME: 3PM TO 7PM  
 ASSESSORS OFFICE RM 100  
 ASSESSORS OFFICE HOURS M-F 8:00 AM - 4:30 PM  
 (763) 682-7367

County Board of Appeal and Equalization Meeting  
 6/14/2021 WRIGHT CTY GOVT CTR  
 BY APPT ONLY - APPTS MUST BE  
 SCHEDULED BY 6/7/21



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