



Wright County Assessor's Office
Government Center
3650 Braddock Ave NE, Ste 1700
Buffalo, MN 55313-3666
www.co.wright.mn.us
Phone: (763) 682-7367

TAXPAYER(S):

JOSEPH MROCZKOWSKI &
STEPHANIE POSTELNEK
3545 KALENDA AVE NE
SAINT MICHAEL MN 55376-9155

00024902



Property ID Number: 114-085-002130

Property Description:

Sect-14 Twp-120 Range-024 REGAL CREEK Lot-013 Block-002
3545 KALENDA AVE NE ST MICHAEL MN 55376

VALUATION NOTICE

2022 Values for Taxes Payable in

2023

Property tax notices are delivered on the following schedule:

Step 1	Valuation and Classification Notice	See Details Below.
	Class: RES HMSTD	
	Estimated Market Value: \$315,300	
	Homestead Exclusion: \$8,900	
	Taxable Market Value: \$306,400	
Step 2	Proposed Taxes Notice	
	2023 Proposed Tax:	Coming November 2022
Step 3	Property Tax Statement	
	1st Half Taxes:	
	2nd Half Taxes:	Coming March 2023
	Total Taxes Due in 2023:	

**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 2022
(2021 Assessment)**

**Taxes Payable in 2023
(2022 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) \$254,100

\$315,300

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 \$14,400

\$8,900

Taxable Market Value (TMV) \$239,700

\$306,400

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

Referendum Market Value \$254,100

\$315,300

New Improvement Value

\$3,000

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

County Board of Appeal and Equalization Meeting

APRIL 26, 2022 6:00 PM ST MICHAEL CITY HALL
CALL NUMBER BELOW

6/13/2022 WRIGHT CTY GOVT CTR
BY APPT ONLY - APPTS MUST BE
SCHEDULED BY 6/6/22

ASSESSORS OFFICE HOURS M-F 8:00 AM - 4:30 PM
(763) 682-7367



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