

MONROE TWP

Property ID Number: 13-007009-0  
 Property Description: SECT-07 TWP-109 RANG-40  
 80 ACRES N2 NE4

GLYNN FAMILY FARMS LLC 1244-T  
 C/O EDWARD F GLYNN  
 % NORTHWESTERN FARM MANAGEMENT ACRES 80.00  
 301 S O'CONNELL ST  
 MARSHALL MN 56258

		Values and Classification	
		Taxes Payable Year	2023 2024
Step 1	Estimated Market Value:	646.700	904.800
	Homestead Exclusion:		
	Taxable Market Value:	646,700	904,800
Step 2	New Improve/Expired Excls:		
	Property Class:	AGRI NON-HSTD	AGRI NON-HSTD
Sent in March 2023		EXEMPT	EXEMPT
Step 3	Proposed Tax		
	* Does Not Include Special Assessments		3,324.00
Sent in November 2023			
Step 3	Property Tax Statement		
	First half Taxes:		1,678.00
	Second half Taxes:		1,678.00
	Total Taxes Due in 2024		3,356.00

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REFUNDS?

You may be eligible for one or even two refunds to reduce your property tax. Read the back of this statement to find out how to apply.

1. Use this amount on Form M1PR to see if you are eligible for a homestead credit refund .....  
 File by August 15th. **IF BOX IS CHECKED, YOU OWE DELINQUENT TAXES AND ARE NOT ELIGIBLE**

2. Use these amounts on Form M1PR to see if you are eligible for a special refund ..... .00

Property Tax and Credits	2023	2024
3. Property taxes before credits	3,620.90	3,922.99
4. A. Agricultural and rural land tax credits	.00	.00
B. Other credits to reduce your property tax	566.90	566.99
5. Property taxes after credits	3,054.00	3,356.00

Property Tax by Jurisdiction	2023	2024
6. County	2,173.13	2,466.99
7. City or Town	378.77	374.86
8. State General Tax	.00	.00
9. School District: 2904		
A. Voter approved levies	113.26	82.08
B. Other local levies	379.85	421.85
10. Special Taxing Districts:		
A. SW REGIONAL DEVELOPMENT	8.99	10.22
B.		
C.		
D.		
11. Non-school voter approved referenda levies		
12. Total property tax before special assessments	3,054.00	3,356.00

Special Assessments on Your Property	2023	2024
13. A.		
B.		
C.		
D.		
E.		
14. YOUR TOTAL PROPERTY TAX AND SPECIAL ASSESSMENTS	3,054.00	3,356.00

**2nd Half 2024** Pay Stub DETACH AND RETURN THIS STUB WITH YOUR SECOND HALF PAYMENT  
 MAKE CHECKS PAYABLE TO: LYON COUNTY  
 IF YOU PAY YOUR TAXES LATE, YOU WILL BE CHARGED A PENALTY. SEE BACK FOR RATE

**1st Half 2024** Pay Stub DETACH AND RETURN THIS STUB WITH YOUR FIRST HALF PAYMENT  
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PRCL# 13-007009-0 RCPT# 4501  
 AGRI NON-HSTD

PRCL# 13-007009-0 RCPT# 4501  
 AGRI NON-HSTD

AMOUNT DUE	AMOUNT DUE	TOTAL TAX
NOVEMBER 15, 2024	2ND HALF TAX 1,678.00	3,356.00
	PENALTY	1,678.00
	TOTAL	TOTAL

YOUR CANCELED CHECK IS YOUR RECEIPT.

TAXES OF \$100.00 OR LESS  
MUST BE PAID IN FULL.

GLYNN FAMILY FARMS LLC 1244-T  
 C/O EDWARD F GLYNN  
 % NORTHWESTERN FARM MANAGEMENT  
 301 S O'CONNELL ST  
 MARSHALL MN 56258

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 301 S O'CONNELL ST  
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MONROE TWP

Property ID Number: 13-006003-0  
Property Description: SECT-06 TWP-109 RANG-40  
80.00 ACRES E2 SE4

GLYNN FAMILY FARMS LLC 1244-T  
C/O EDWARD F GLYNN  
% NORTHWESTERN FARM MANAGEMENT ACRES 80.00  
301 S O'CONNELL ST  
MARSHALL MN 56258

		Values and Classification	
		Taxes Payable Year	2023 2024
Step 1	Estimated Market Value:	642,500	898,100
	Homestead Exclusion:		
	Taxable Market Value:	642,500	898,100
	New Improve/Expired Excls:		
Property Class:		AGRI NON-HSTD	AGRI NON-HSTD
		RUVK NON-HSTI	RUVK NON-HSTI
Sent in March 2023		EXEMPT	EXEMPT
Step 2	Proposed Tax		
* Does Not Include Special Assessments			3,300.00
Sent in November 2023			
Step 3	Property Tax Statement		
First half Taxes:			1,665.00
Second half Taxes:			1,665.00
Total Taxes Due in 2024			3,330.00

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Property Tax and Credits		2023	2024
3. Property taxes before credits		3,597.23	3,892.79
4. A. Agricultural and rural land tax credits		.00	.00
B. Other credits to reduce your property tax		563.23	562.79
5. Property taxes after credits		3,034.00	3,330.00

Property Tax by Jurisdiction		2023	2024
6. County		2,158.87	2,447.57
7. City or Town		376.31	372.08
8. State General Tax		.00	.00
9. School District: 2904	A. Voter approved levies	112.52	81.46
	B. Other local levies	377.37	418.74
10. Special Taxing Districts:	A. SW REGIONAL DEVELOPMENT	8.93	10.15
	B.		
	C.		
	D.		
11. Non-school voter approved referenda levies			
12. Total property tax before special assessments		3,034.00	3,330.00

Special Assessments on Your Property		2023	2024
13. A.			
B.			
C.			
D.			
E.			
14. YOUR TOTAL PROPERTY TAX AND SPECIAL ASSESSMENTS		3,034.00	3,330.00

**2nd Half 2024** Pay Stub **2024** DETACH AND RETURN THIS STUB WITH YOUR SECOND HALF PAYMENT  
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**1st Half 2024** Pay Stub **2024** DETACH AND RETURN THIS STUB WITH YOUR FIRST HALF PAYMENT  
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PRCL# 13-006003-0 RCPT# 4483  
AGRI NON-HSTD

PRCL# 13-006003-0 RCPT# 4483  
AGRI NON-HSTD

AMOUNT DUE		AMOUNT DUE	TOTAL TAX
NOVEMBER 15, 2024	2ND HALF TAX	1,665.00	3,330.00
	PENALTY		1,665.00
	TOTAL		

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% NORTHWESTERN FARM MANAGEMENT  
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MONROE TWP

Property ID Number: 13-008002-0  
Property Description: SECT-08 TWP-109 RANG-40  
240.00 ACRES NW4 & W2 SW4

GLYNN FAMILY FARMS LLC 1244-T  
C/O EDWARD F GLYNN  
% NORTHWESTERN FARM MANAGEMENT ACRES 240.00  
301 S O'CONNELL ST  
MARSHALL MN 56258

		Values and Classification	
		Taxes Payable Year	2023 2024
Step 1	Estimated Market Value:	1,794,100	2,498,700
	Homestead Exclusion:		
	Taxable Market Value:	1,794,100	2,498,700
	New Improve/Expired Excls:		
Property Class:		AGRI NON-HSTD	AGRI NON-HSTD
Sent in March 2023		RUVK NON-HSTI	RUVK NON-HSTI
		RES NON-HSTD	RES NON-HSTD
Step 2	Proposed Tax		
* Does Not Include Special Assessments			9,182.00
Sent in November 2023			
Step 3	Property Tax Statement		
First half Taxes:			4,655.00
Second half Taxes:			4,655.00
Total Taxes Due in 2024			9,310.00

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Property Tax and Credits	2023	2024
3. Property taxes before credits .....	10,044.21	10,835.40
4. A. Agricultural and rural land tax credits .....	.00	.00
B. Other credits to reduce your property tax .....	1,572.21	1,565.40
5. Property taxes after credits .....	8,472.00	9,270.00

Property Tax by Jurisdiction	2023	2024
6. County .....	6,026.42	6,813.41
7. City or Town .....	1,050.80	1,035.22
8. State General Tax .....	.00	.00
9. School District: 2904		
A. Voter approved levies .....	315.04	227.30
B. Other local levies .....	1,054.80	1,165.83
10. Special Taxing Districts:		
A. SW REGIONAL DEVELOPMENT.....	24.94	28.24
B. ....		
C. ....		
D. ....		
11. Non-school voter approved referenda levies .....		
12. Total property tax before special assessments .....	8,472.00	9,270.00

Special Assessments on Your Property	2023	2024
13. A. 10001 SW RECYCLING .....	40.00	40.00
B. ....		
C. ....		
D. ....		
E. ....		
14. YOUR TOTAL PROPERTY TAX AND SPECIAL ASSESSMENTS .....	8,512.00	9,310.00

**2nd Half 2024** Pay Stub **2024** DETACH AND RETURN THIS STUB WITH YOUR SECOND HALF PAYMENT  
MAKE CHECKS PAYABLE TO: LYON COUNTY  
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**1st Half 2024** Pay Stub **2024** DETACH AND RETURN THIS STUB WITH YOUR FIRST HALF PAYMENT  
MAKE CHECKS PAYABLE TO: LYON COUNTY  
IF YOU PAY YOUR TAXES LATE, YOU WILL BE CHARGED A PENALTY. SEE BACK FOR RATE

PRCL# 13-008002-0 RCPT# 4505  
AGRI NON-HSTD

PRCL# 13-008002-0 RCPT# 4505  
AGRI NON-HSTD

AMOUNT DUE	AMOUNT DUE	TOTAL TAX
NOVEMBER 15, 2024	2ND HALF TAX 4,655.00	9,310.00
	PENALTY	1ST HALF TAX 4,655.00
	TOTAL	PENALTY
		TOTAL

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