



Cass County
Tax Equalization Department
 Paul Fracassi, Director of Equalization

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 Fargo, North Dakota 58108
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3/18/2024

Local Board of Equalization
 Gardner City
 Cass County, ND

Honorable Members:

Submitted for your consideration at your Board of Equalization meeting, Monday, April 8, 2024, are the 2024 assessments of real property in Gardner City as listed in the 2024 assessment book.

Following is a comparison of the assessments for the different classes of real property for 2024, 2023 and the increases or decreases, as the case may be:

CLASS OF PROPERTY	2023 Certification	2024	INCREASE / (DECREASE)
Agricultural Lands	\$203,900	\$211,000	\$7,100
Commercial Lots	\$81,500	\$81,500	\$0
Commercial Structures	\$1,486,000	\$1,576,100	\$90,100
Total Commercial Property	\$1,567,500	\$1,657,600	\$90,100
Residential Lots	\$534,200	\$534,000	(\$200)
Residential Structures	\$5,053,800	\$5,323,900	\$270,100
Total Residential Property	\$5,588,000	\$5,857,900	\$269,900
TOTAL TRUE AND FULL VALUE	\$7,359,400	\$7,726,500	\$367,100
TOTAL ASSESSED VALUE	\$3,679,700	\$3,863,250	\$183,550
TOTAL TAXABLE VALUE	\$340,030	\$357,036	\$17,006
Prior Year General Mill	57.30		
Total revenue from Property Taxes if General Levy stays the same:			\$20,458

Urban Renewal (TIF District)	2023 Certification	2024	INCREASE / (DECREASE)
Commercial Lots	\$117,000	\$117,000	\$0
Commercial Structures	\$2,511,300	\$2,531,000	\$19,700
Total Commercial Property	\$2,628,300	\$2,648,000	\$19,700
Residential Lots	\$656,000	\$656,000	\$0
Residential Structures	\$3,816,200	\$3,946,500	\$130,300
Total Residential Property	\$4,472,200	\$4,602,500	\$130,300
TOTAL TAXABLE VALUE	\$332,664	\$339,513	\$6,849

2024 Assessment Roll Worksheet with 2023 Real Values

Parcel/Address/Owner/Mail Addr	Value Yrs / TaxAuth / Footage	Ex Code	Ag Land	Comm Land	Comm Impr	Res Land	Res Impr	Totals
13 - Gardner City - Real								
13-0060-00010-000	2023 Net Values					1,000		1,000
252 4 ST	2024 Net Values					1,000		1,000
ZACK M & BRITTANY P DAY 252 4TH ST GARDNER, ND 58036-4004	School: Northern Cass Public School #97	Water: North Cass Water Resource District						
	Fire: Grandin Rural Fire	Acres: 0.30579						
Lot: 1 Block: 1 Addition: Gardner Manor Second Addition Additional: GARDNER MANOR 2ND ADDN LT 1 BLK 1								
13-0060-00020-000	2023 Net Values					1,000		1,000
256 4 ST	2024 Net Values					1,000		1,000
BRENNA NELSON 256 4TH ST GARDNER, ND 58036-4004	School: Northern Cass Public School #97	Water: North Cass Water Resource District						
	Fire: Grandin Rural Fire	Acres: 0.30579						
Lot: 2 Block: 1 Addition: Gardner Manor Second Addition Additional: GARDNER MANOR 2ND ADDN LT 2 BLK 1								
13-0060-00030-000	2023 Net Values					1,000		1,000
260 4 ST	2024 Net Values					1,000		1,000
JEREMY MATTERN 260 4TH ST GARDNER, ND 58036-4004	School: Northern Cass Public School #97	Water: North Cass Water Resource District						
	Fire: Grandin Rural Fire	Acres: 0.30579						
Lot: 3 Block: 1 Addition: Gardner Manor Second Addition Additional: GARDNER MANOR 2ND LT 3 BLK 1								
13-0060-00040-000	2023 Net Values					1,000		1,000
264 4 ST	2024 Net Values					1,000		1,000
ADAM J & KIMBERLY D HAISLEY 264 4TH ST GARDNER, ND 58036-4004	School: Northern Cass Public School #97	Water: North Cass Water Resource District						
	Fire: Grandin Rural Fire	Acres: 0.30579						
Lot: 4 Block: 1 Addition: Gardner Manor Second Addition Additional: GARDNER MANOR 2ND ADDN LT 4 BLK 1								
13-0060-00050-000	2023 Net Values					1,000		1,000
263 5 ST	2024 Net Values					1,000		1,000
PATRICK & DANIELLE RETHEMEIER 263 5TH ST GARDNER, ND 58036-4017	School: Northern Cass Public School #97	Water: North Cass Water Resource District						
	Fire: Grandin Rural Fire	Acres: 0.30579						
Lot: 5 Block: 1 Addition: Gardner Manor Second Addition Additional: GARDNER MANOR 2ND LT 5 BLK 1								

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Parcel/Address/Owner/Mail Addr	Value Yrs / TaxAuth / Footage	Ex Code	Ag Land	Comm Land	Comm Impr	Res Land	Res Impr	Totals
13 - Gardner City - Real								
13-0060-00060-000	2023 Net Values					1,000		1,000
259 5 ST	2024 Net Values					1,000		1,000
TROY D SORENSEN 259 5TH ST GARDNER, ND 58036-4017								
		School: Northern Cass Public School #97	Water: North Cass Water Resource District					
		Fire: Grandin Rural Fire	Acres: 0.30579					
Lot: 6 Block: 1 Addition: Gardner Manor Second Addition Additional: GARDNER MANOR 2ND ADDN LT 6 BLK 1								
13-0060-00070-000	2023 Net Values					1,000		1,000
255 5 ST	2024 Net Values					1,000		1,000
MARK & SAMANTHA SCHULTZ 255 5TH ST GARDNER, ND 58036-4017								
		School: Northern Cass Public School #97	Water: North Cass Water Resource District					
		Fire: Grandin Rural Fire	Acres: 0.30579					
Lot: 7 Block: 1 Addition: Gardner Manor Second Addition Additional: GARDNER MANOR 2ND ADDN LT 7 BLK 1								
13-0060-00080-000	2023 Net Values					1,000		1,000
251 5 ST	2024 Net Values					1,000		1,000
TIMOTHY D & CHERYL K GIFFEY 251 5TH ST GARDNER, ND 58036-4017								
		School: Northern Cass Public School #97	Water: North Cass Water Resource District					
		Fire: Grandin Rural Fire	Acres: 0.30579					
Lot: 8 Block: 1 Addition: Gardner Manor Second Addition Additional: GARDNER MANOR 2ND ADDN LT 8 BLK 1								
13-0060-00090-000	2023 Net Values					1,000		1,000
252 5 ST	2024 Net Values					1,000		1,000
ADAM J GOSEN ETAL 252 5TH ST GARDNER, ND 58036-4018								
		School: Northern Cass Public School #97	Water: North Cass Water Resource District					
		Fire: Grandin Rural Fire	Acres: 0.33833					
Lot: 1 Block: 2 Addition: Gardner Manor Second Addition Additional: GARDNER MANOR 2ND ADDN LT 1 BLK 2								
13-0060-00100-000	2023 Net Values					1,000		1,000
256 5 ST	2024 Net Values					1,000		1,000
KRISTI A HUDSON ETAL 256 5TH ST GARDNER, ND 58036-4018								
		School: Northern Cass Public School #97	Water: North Cass Water Resource District					
		Fire: Grandin Rural Fire	Acres: 0.33833					
Lot: 2 Block: 2 Addition: Gardner Manor Second Addition Additional: GARDNER MANOR 2ND ADDN LT 2 BLK 2								

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Parcel/Address/Owner/Mail Addr	Value Yrs / TaxAuth / Footage	Ex Code	Ag Land	Comm Land	Comm Impr	Res Land	Res Impr	Totals
13 - Gardner City - Real								
13-0060-00110-000	2023 Net Values					1,000		1,000
260 5 ST	2024 Net Values					1,000		1,000
CHRISTOPHER LEIGH PARISIEN 260 5TH ST GARDNER, ND 58036-4018	School: Northern Cass Public School #97	Water: North Cass Water Resource District						
	Fire: Grandin Rural Fire	Acres: 0.33919						
Lot: 3 Block: 2 Addition: Gardner Manor Second Addition Additional: GARDNER MANOR 2ND ADDN LT 3 BLK 2								
13-0060-00130-010	2023 Net Values					63,200	363,800	427,000
263 6 ST	2024 Net Values					63,200	382,400	445,600
CAREY C HANSON 263 6TH ST GARDNER, ND 58036-4023	School: Northern Cass Public School #97	Water: North Cass Water Resource District						
	Fire: Grandin Rural Fire	Acres: 0.51749						
Lot: 4 Block: 2 Addition: Gardner Manor Second Addition Additional: GARDNER MANOR 2ND ADDN LTS 4 & 5 BLK 2 **5-9-22 REQUESTED COMBINE FROM 13-0060-00120-000 & 00130-000 FOR 2022								
13-0060-00140-000	2023 Net Values					1,100		1,100
259 6 ST	2024 Net Values					1,100		1,100
JAMES D R & KIMBERLY OPITZ PO BOX 200 GARDNER, ND 58036	School: Northern Cass Public School #97	Water: North Cass Water Resource District						
	Fire: Grandin Rural Fire	Acres: 0.33888						
Lot: 6 Block: 2 Addition: Gardner Manor Second Addition Additional: GARDNER MANOR 2ND ADDN LT 6 BLK 2 ***VETERAN DISABILITY CREDIT APPLIES***								
13-0060-00150-000	2023 Net Values					1,000		1,000
255 6 ST	2024 Net Values					1,000		1,000
CODY P ERTELT 6013 KODIAK LN HORACE, ND 58047-5523	School: Northern Cass Public School #97	Water: North Cass Water Resource District						
	Fire: Grandin Rural Fire	Acres: 0.33833						
Lot: 7 Block: 2 Addition: Gardner Manor Second Addition Additional: GARDNER MANOR 2ND ADDN LT 7 BLK 2								
13-0060-00160-000	2023 Net Values					1,000		1,000
251 6 ST	2024 Net Values					1,000		1,000
JOSEPH J & CALEY R LENDE 251 6TH ST GARDNER, ND 58036-4023	School: Northern Cass Public School #97	Water: North Cass Water Resource District						
	Fire: Grandin Rural Fire	Acres: 0.33833						
Lot: 8 Block: 2 Addition: Gardner Manor Second Addition Additional: GARDNER MANOR 2ND ADDN LT 8 BLK 2								

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Parcel/Address/Owner/Mail Addr	Value Yrs / TaxAuth / Footage	Ex Code	Ag Land	Comm Land	Comm Impr	Res Land	Res Impr	Totals
13 - Gardner City - Real								
13-0060-00170-010	2023 Net Values					2,000		2,000
252 6 ST	2024 Net Values					2,000		2,000
BRADY D & KATIE J KLEMETSON 252 6TH ST GARDNER, ND 58036-4008	School: Northern Cass Public School #97	Water: North Cass Water Resource District						
	Fire: Grandin Rural Fire	Acres: 0.61984						
Lot: 1 Block: 3 Addition: Gardner Manor Second Addition Additional: GARDNER MANOR 2ND ADDN LTS 1 & 2 BLK 3 **9-8-21 OWNER REQUESTED COMBINE FRM 13-0060-00170-000 & 00180-000 FOR 2021								
13-0060-00190-000	2023 Net Values					1,100		1,100
260 6 ST	2024 Net Values					1,100		1,100
DEANN L KRUPICH ETAL 260 6TH ST GARDNER, ND 58036-4008	School: Northern Cass Public School #97	Water: North Cass Water Resource District						
	Fire: Grandin Rural Fire	Acres: 0.30992						
Lot: 3 Block: 3 Addition: Gardner Manor Second Addition Additional: GARDNER MANOR 2ND ADDN LT 3 BLK 3								
13-0060-00200-000	2023 Net Values					1,000		1,000
264 6 ST	2024 Net Values					1,000		1,000
DANIEL R BURGESS ETAL 264 6TH ST GARDNER, ND 58036-4008	School: Northern Cass Public School #97	Water: North Cass Water Resource District						
	Fire: Grandin Rural Fire	Acres: 0.30992						
Lot: 4 Block: 3 Addition: Gardner Manor Second Addition Additional: GARDNER MANOR 2ND ADDN LT 4 BLK 3								
13-0060-00210-000	2023 Net Values					1,000		1,000
268 6 ST	2024 Net Values					1,000		1,000
DANIEL & HEATHER BURGESS 264 6TH ST GARDNER, ND 58036-4008	School: Northern Cass Public School #97	Water: North Cass Water Resource District						
	Fire: Grandin Rural Fire	Acres: 0.35793						
Lot: 5 Block: 3 Addition: Gardner Manor Second Addition Additional: GARDNER MANOR 2ND ADDN LT 5 BLK 3								
13-0100-12631-000	2023 Net Values		3,000					3,000
VACANT	2024 Net Values		2,800					2,800
VONIE MANTHEY ETAL 402 7TH ST NE HILLSBORO, ND 58045-4630	School: Northern Cass Public School #97	Water: North Cass Water Resource District						
	Fire: Grandin Rural Fire	Acres: 1.92838						
Lot: 1 Block: 12 Addition: Original Townsite Additional: LOTS 1 TO 18 BLK 12								

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Parcel/Address/Owner/Mail Addr	Value Yrs / TaxAuth / Footage	Ex Code	Ag Land	Comm Land	Comm Impr	Res Land	Res Impr	Totals
13 - Gardner City - Real								
13-0100-12632-000	2023 Net Values		1,200					1,200
VACANT	2024 Net Values		1,100					1,100
VONIE MANTHEY ETAL 402 7TH ST NE HILLSBORO, ND 58045-4630	School: Northern Cass Public School #97 Fire: Grandin Rural Fire	Water: North Cass Water Resource District Acres: 0.80349						
Lot: 1 Block: 13 Addition: Original Townsite Additional: LOTS 1 TO 5 BLK 13								
13-0100-12633-000	2023 Net Values					16,400	84,100	100,500
107 4 ST	2024 Net Values					16,200	93,600	109,800
VICTOR R JOHNSON ETAL 107 4TH ST GARDNER, ND 58036-4016	School: Northern Cass Public School #97 Fire: Grandin Rural Fire	Water: North Cass Water Resource District Acres: 0.48209						
Lot: 6 Block: 13 Addition: Original Townsite Additional: LOTS 6 TO 10 BLK 13								
13-0100-12634-000	2023 Net Values					7,900	45,200	53,100
305 FRONT ST	2024 Net Values					7,900	43,100	51,000
LANCE L LUCHAU ETAL 2625 SOUTHGATE DR S FARGO, ND 58103-3517	School: Northern Cass Public School #97 Fire: Grandin Rural Fire	Water: North Cass Water Resource District Acres: 0.48210						
Lot: 11 Block: 13 Addition: Original Townsite Additional: LOTS 11 TO 16 BLK 13								
13-0100-12635-000	2023 Net Values					3,800		3,800
303 FRONT ST	2024 Net Values					3,800		3,800
JEFFREY W KOLNES 5050 57TH ST N HARWOOD, ND 58042-9641	School: Northern Cass Public School #97 Fire: Grandin Rural Fire	Water: North Cass Water Resource District Acres: 0.16070						
Lot: 17 Block: 13 Addition: Original Townsite Additional: LOTS 17 & 18 BLK 13								
13-0100-12636-000	2023 Net Values					8,800	29,400	38,200
463 MAIRS AVE	2024 Net Values					8,800	32,900	41,700
BEVERLY & RICHARD TOLLERUD 1026 GIBRALTOR AVE N FARGO, ND 58102-5520	School: Northern Cass Public School #97 Fire: Grandin Rural Fire	Water: North Cass Water Resource District Acres: 0.32140						
Lot: 7 Block: 19 Addition: Original Townsite Additional: LOTS 7 & 8 BLK 19 ***HOMESTEAD CREDIT APPLIES***								

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Parcel/Address/Owner/Mail Addr	Value Yrs / TaxAuth / Footage	Ex Code	Ag Land	Comm Land	Comm Impr	Res Land	Res Impr	Totals
13 - Gardner City - Real								
13-0100-12636-010	2023 Net Values					6,300	9,200	15,500
459 MAIRS AVE	2024 Net Values					6,300	9,600	15,900
ROBERT JONES ETAL 459 MAIRS AVE GARDNER, ND 58036-4007	School: Northern Cass Public School #97 Fire: Grandin Rural Fire	Water: North Cass Water Resource District	Acres: 0.16070					
Lot: 9 Block: 19 Addition: Original Townsite Additional: LOT 9 BLK 19								
13-0100-12637-000	2023 Net Values					3,800		3,800
459 MAIRS AVE	2024 Net Values					3,800		3,800
ROBERT JONES ETAL 459 MAIRS AVE GARDNER, ND 58036-4007	School: Northern Cass Public School #97 Fire: Grandin Rural Fire	Water: North Cass Water Resource District	Acres: 0.16070					
Lot: 10 Block: 19 Addition: Original Townsite Additional: LOT 10 BLK 19								
13-0100-12638-020	2023 Net Values					12,500	118,900	131,400
457 MAIRS AVE	2024 Net Values					12,500	118,900	131,400
KENT ANDERSON 457 MAIRS AVE GARDNER, ND 58036-4007	School: Northern Cass Public School #97 Fire: Grandin Rural Fire	Water: North Cass Water Resource District	Acres: 0.32140					
Lot: 11 Block: 19 Addition: Original Townsite Additional: ORIGINAL LOTS 11 & 12 BLK 19 **5-9-22 REQUESTED COMBINE FRM 13-0100-12638-000 & 010 FOR 2022								
13-0100-12639-010	2023 Net Values					15,000	269,300	284,300
454 MAIRS AVE	2024 Net Values					15,000	278,600	293,600
THOMAS & JAN DICK PO BOX 10573 FARGO, ND 58106-0573	School: Northern Cass Public School #97 Fire: Grandin Rural Fire	Water: North Cass Water Resource District	Acres: 0.48209					
Lot: 1 Block: 20 Addition: Original Townsite Additional: ORIGINAL TOWN LTS 1-3 BLK 20 **4-16-08 PETITIONED COMB FRM 13-0100-12639-000 & 13-0100-12641-000								
13-0100-12642-010	2023 Net Values					10,600	117,000	127,600
458 MAIRS AVE	2024 Net Values					10,600	118,600	129,200
ALLEN BARKER 458 MAIRS AVE GARDNER, ND 58036-4006	School: Northern Cass Public School #97 Fire: Grandin Rural Fire	Water: North Cass Water Resource District	Acres: 0.32140					
Lot: 4 Block: 20 Addition: Original Townsite Additional: ORIG LTS 4 & 5 BLK 20 **3-11-10 PET COMB FRM 13-0100-12642-000 & 13-0100-12643-000								

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Parcel/Address/Owner/Mail Addr	Value Yrs / TaxAuth / Footage	Ex Code	Ag Land	Comm Land	Comm Impr	Res Land	Res Impr	Totals
13 - Gardner City - Real								
13-0100-12644-000	2023 Net Values							
155 5 ST	2024 Net Values							
NORTHWESTERN BELL TELEPHONE/US WEST ATTN: FINANCE 53625 ZUNI ST DENVER, CO 80221	School: Northern Cass Public School #97 Fire: Grandin Rural Fire	Water: North Cass Water Resource District						
Lot: 6 Block: 20 Addition: Original Townsite Additional: LOT 6 BLK 20 ASSESSED BY STATE								
13-0100-12645-000	2023 Net Values					3,800		3,800
419 FRONT ST	2024 Net Values					3,800		3,800
HUNTER GRAIN COMPANY PO BOX 97 HUNTER, ND 58048-0097	School: Northern Cass Public School #97 Fire: Grandin Rural Fire	Water: North Cass Water Resource District						
Lot: 7 Block: 20 Addition: Original Townsite Additional: LOTS 7 & 8 BLK 20								
13-0100-12646-000	2023 Net Values			5,300	14,100			19,400
417 FRONT ST	2024 Net Values			5,300	12,600			17,900
HAROLD A HEITMANN JR REVOCABLE TRUST C/D 221 10TH ST N MOORHEAD, MN 56560-2063	School: Northern Cass Public School #97 Fire: Grandin Rural Fire	Water: North Cass Water Resource District						
Lot: 9 Block: 20 Addition: Original Townsite Additional: LOTS 9 TO 11 BLK 20								
13-0100-12647-000	2023 Net Values			500				500
413 FRONT ST	2024 Net Values			500				500
CHAD & CARRIE THORDARSON 252 7TH ST GARDNER, ND 58036-4021	School: Northern Cass Public School #97 Fire: Grandin Rural Fire	Water: North Cass Water Resource District						
Lot: 12 Block: 20 Addition: Original Townsite Additional: LOT 12 BLK 20								
13-0100-12648-000	2023 Net Values			3,500	17,600			21,100
413 FRONT ST	2024 Net Values			3,500	15,500			19,000
CHAD & CARRIE THORDARSON 252 7TH ST GARDNER, ND 58036-4021	School: Northern Cass Public School #97 Fire: Grandin Rural Fire	Water: North Cass Water Resource District						
Lot: 13 Block: 20 Addition: Original Townsite Additional: LOTS 13 & 14 BLK 20								

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Parcel/Address/Owner/Mail Addr	Value Yrs / TaxAuth / Footage	Ex Code	Ag Land	Comm Land	Comm Impr	Res Land	Res Impr	Totals
13 - Gardner City - Real								
13-0100-12649-000	2023 Net Values							
411 FRONT ST	2024 Net Values							
GRANDIN RURAL FIRE PROTECTION DISTR PO BOX 247 GRANDIN, ND 58038-0247	School: Northern Cass Public School #97 Fire: Grandin Rural Fire							
Water: North Cass Water Resource District Acres: 0.24105								
Lot: 15 Block: 20 Addition: Original Townsite Additional: LOTS 15, 16, & 17 BLK 20								
13-0100-12650-000	2023 Net Values			1,300	2,600			3,900
409 FRONT ST	2024 Net Values			1,300	2,800			4,100
GRANDIN RURAL FIRE PROTECTION DISTR PO BOX 247 GRANDIN, ND 58038-0247	School: Northern Cass Public School #97 Fire: Grandin Rural Fire							
Water: North Cass Water Resource District Acres: 0.08035								
Lot: 18 Block: 20 Addition: Original Townsite Additional: LOTS 18 BLK 20								
13-0100-12651-010	2023 Net Values			10,500	21,400			31,900
564 MAIRS AVE	2024 Net Values			10,500	19,200			29,700
JULIAN & MARIJO JODOCK 565 MAIRS AVE GARDNER, ND 58036-4009	School: Northern Cass Public School #97 Fire: Grandin Rural Fire							
Water: North Cass Water Resource District Acres: 0.48210								
Lot: 1 Block: 21 Addition: Original Townsite Additional: LOTS 1, 2 & 3 & ALL 4 EXC S 40' BLK 21								
13-0100-12651-040	2023 Net Values					8,900	152,000	160,900
151 6 ST	2024 Net Values					8,900	159,800	168,700
MICHAEL W MCINNES 151 6TH ST GARDNER, ND 58036-4019	School: Northern Cass Public School #97 Fire: Grandin Rural Fire							
Water: North Cass Water Resource District Acres: 0.24105								
Lot: 4 Block: 21 Addition: Original Townsite Additional: GARDNER THE WLY 70' OF THE S 40' OF LT 4 & THE WLY 70' OF LTS 5 & 6 BLK 21 **7-11-05 COMB FRM 13-0100-12652-010 & 13-0100-12651-030								
13-0100-12652-020	2023 Net Values					8,900	227,800	236,700
153 6 ST	2024 Net Values					8,900	233,700	242,600
CASEY & ALICIA BURNSIDE 153 6TH ST GARDNER, ND 58036-4019	School: Northern Cass Public School #97 Fire: Grandin Rural Fire							
Water: North Cass Water Resource District Acres: 0.24105								
Lot: 4 Block: 21 Addition: Original Townsite Additional: GARDNER E 70' OF LTS 5 & 6 & THE ELY 70' OF S 40' OF LT 4 BLK 21 **7-11-05 COMB FRM 13-0100-12652-000 & 13-0100-12651-020								

2024 Assessment Roll Worksheet with 2023 Real Values

13 - Gardner City - Real	Ex	Ag	Comm	Comm	Res	Res	
Parcel/Address/Owner/Mail Addr	Code	Land	Land	Impr	Land	Impr	Totals
13-0100-12653-080	2023 Net Values			14,000		281,400	295,400
525 FRONT ST	2024 Net Values			14,000		288,500	302,500
SWEN PROPERTIES LLC 619 MAIN AVE E WEST FARGO, ND 58078-2007	School: Northern Cass Public School #97 Fire: Grandin Rural Fire	Water: North Cass Water Resource District Acres: 0.64279					
Lot: 7 Block: 21 Addition: Original Townsite Additional: ORIGINAL TOWNSITE LTS 7 THROUGH 14 BLK 21 **5-29-07 COMB FRM 13-0100-12653-060, 13-0100-12653-070, 13-0100-12655-010 *PETITIONED*							
13-0100-12655-030	2023 Net Values				6,000		6,000
521 FRONT ST	2024 Net Values				6,000		6,000
SWEN PROPERTIES LLC 619 MAIN AVE E WEST FARGO, ND 58078-2007	School: Northern Cass Public School #97 Fire: Grandin Rural Fire	Water: North Cass Water Resource District Acres: 0.32140					
Lot: 15 Block: 21 Addition: Original Townsite Additional: ORIGINAL TOWNSITE LTS 15-18 BLK 21 **5-18-05 COMB FRM 13-0100-12655-020 & 13-0100-12656-000							
13-0100-12657-000	2023 Net Values				6,300	115,200	121,500
569 MAIRS AVE	2024 Net Values				6,300	120,400	126,700
NILES B ROTH 569 MAIRS AVE GARDNER, ND 58036-4009	School: Northern Cass Public School #97 Fire: Grandin Rural Fire	Water: North Cass Water Resource District Acres: 0.16070					
Lot: 7 Block: 22 Addition: Original Townsite Additional: LOT 7 BLK 22							
13-0100-12658-000	2023 Net Values				3,800		3,800
567 MAIRS AVE (LOT)	2024 Net Values				3,800		3,800
TODD & TRINA KALM 567 MAIRS AVE GARDNER, ND 58036-4009	School: Northern Cass Public School #97 Fire: Grandin Rural Fire	Water: North Cass Water Resource District Acres: 0.16070					
Lot: 8 Block: 22 Addition: Original Townsite Additional: LOT 8 BLK 22							
13-0100-12658-010	2023 Net Values				10,600	194,300	204,900
567 MAIRS AVE	2024 Net Values				10,600	194,800	205,400
TODD & TRINA KALM 567 MAIRS AVE GARDNER, ND 58036-4009	School: Northern Cass Public School #97 Fire: Grandin Rural Fire	Water: North Cass Water Resource District Acres: 0.32140					
Lot: 9 Block: 22 Addition: Original Townsite Additional: LOTS 9 & 10 BLK 22							

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Parcel/Address/Owner/Mail Addr	Value Yrs / TaxAuth / Footage	Ex Code	Ag Land	Comm Land	Comm Impr	Res Land	Res Impr	Totals
13 - Gardner City - Real								
13-0100-12659-000	2023 Net Values					10,600	28,400	39,000
565 MAIRS AVE	2024 Net Values					10,600	29,900	40,500
JULIAN & GRACE JODOCK 565 MAIRS AVE GARDNER, ND 58036-4009	School: Northern Cass Public School #97	Water: North Cass Water Resource District						
	Fire: Grandin Rural Fire	Acres: 0.32140						
Lot: 11 Block: 22 Addition: Original Townsite Additional: LOTS 11 & 12 BLK 22								
13-0100-12660-000	2023 Net Values							
563 MAIRS AVE	2024 Net Values							
GARDNER PARK DISTRICT PO BOX 10304 FARGO, ND 58106-0304	School: Northern Cass Public School #97	Water: North Cass Water Resource District						
	Fire: Grandin Rural Fire	Acres: 0.24857						
Lot: 5 Block: 24 Addition: Original Townsite Additional: LOT 5 & S 50' OF 4 BLK 24								
13-0100-12661-000	2023 Net Values							
563 MAIRS AVE	2024 Net Values							
GARDNER PARK DISTRICT PO BOX 10304 FARGO, ND 58106-0304	School: Northern Cass Public School #97	Water: North Cass Water Resource District						
	Fire: Grandin Rural Fire	Acres: 0.48038						
Lot: 4 Block: 24 Addition: Original Townsite Additional: LOT 6 & 7 & N 100' OF LOT 4 BLK 24								
13-0100-12662-000	2023 Net Values							
563 MAIRS AVE	2024 Net Values							
GARDNER PARK DISTRICT PO BOX 10304 FARGO, ND 58106-0304	School: Northern Cass Public School #97	Water: North Cass Water Resource District						
	Fire: Grandin Rural Fire	Acres: 0.64279						
Lot: 4 Block: 25 Addition: Original Townsite Additional: LOTS 4 5 6 & 7 BLK 25 VACATED BLK 25 OF ORIG								
13-0100-12663-000	2023 Net Values					6,000		6,000
675 MAIRS AVE	2024 Net Values					6,000		6,000
ANDREW VILLNOW 670 MAIRS AVE GARDNER, ND 58036-4010	School: Northern Cass Public School #97	Water: North Cass Water Resource District						
	Fire: Grandin Rural Fire	Acres: 0.32140						
Lot: 8 Block: 25 Addition: Original Townsite Additional: LOTS 8 & 9 BLK 25								

2024 Assessment Roll Worksheet with 2023 Real Values

13 - Gardner City - Real	Ex	Ag	Comm	Comm	Res	Res	
Parcel/Address/Owner/Mail Addr	Code	Land	Land	Impr	Land	Impr	Totals
13-0100-12664-000	2023 Net Values				9,400	178,900	188,300
673 MAIRS AVE	2024 Net Values				9,400	185,000	194,400
PAUL LUCKEN & WHITNEY BRANDVOLD LUCKEN 673 MAIRS AVE GARDNER, ND 58036-4011	School: Northern Cass Public School #97	Water: North Cass Water Resource District					
	Fire: Grandin Rural Fire	Acres: 0.16070					
Lot: 10 Block: 25 Addition: Original Townsite Additional: LOT 10 & S 1/2 OF 11 BLK 25							
13-0100-12665-000	2023 Net Values				8,400	111,000	119,400
671 MAIRS AVE	2024 Net Values				8,400	122,900	131,300
PATRICK M NELSON 671 MAIRS AVE GARDNER, ND 58036-4011	School: Northern Cass Public School #97	Water: North Cass Water Resource District					
	Fire: Grandin Rural Fire	Acres: 0.32140					
Lot: 12 Block: 25 Addition: Original Townsite Additional: LOT 12 & N 1/2 OF 11 BLK 25							
13-0100-12667-000	2023 Net Values				11,900	214,300	226,200
670 MAIRS AVE	2024 Net Values				11,900	216,700	228,600
BRITTANY A & ANDREW VILLNOW 670 MAIRS AVE GARDNER, ND 58036-4010	School: Northern Cass Public School #97	Water: North Cass Water Resource District					
	Fire: Grandin Rural Fire	Acres: 0.32140					
Lot: 1 Block: 26 Addition: Original Townsite Additional: LOTS 1 & 2 BLK 26							
13-0100-12668-000	2023 Net Values				6,300	145,400	151,700
672 MAIRS AVE	2024 Net Values				6,300	160,500	166,800
CASEY A & ALICIA M BURNSIDE LE 153 6TH ST GARDNER, ND 58036-4019	School: Northern Cass Public School #97	Water: North Cass Water Resource District					
	Fire: Grandin Rural Fire	Acres: 0.16070					
Lot: 3 Block: 26 Addition: Original Townsite Additional: LOT 3 BLK 26 ORIG TOWNSITE							
13-0100-12669-000	2023 Net Values				10,000	261,600	271,600
674 MAIRS AVE	2024 Net Values				10,000	290,800	300,800
JESSIE JEAN PECKA ETAL 674 MAIRS AVE GARDNER, ND 58036-4010	School: Northern Cass Public School #97	Water: North Cass Water Resource District					
	Fire: Grandin Rural Fire	Acres: 0.32140					
Lot: 4 Block: 26 Addition: Original Townsite Additional: LOTS 4 & 5 BLK 26							

2024 Assessment Roll Worksheet with 2023 Real Values

Parcel/Address/Owner/Mail Addr	Value Yrs / TaxAuth / Footage	Ex Code	Ag Land	Comm Land	Comm Impr	Res Land	Res Impr	Totals
13 - Gardner City - Real								
13-0100-12670-010	2023 Net Values					11,300	183,400	194,700
676 MAIRS AVE	2024 Net Values					11,300	189,300	200,600
JOHN E & CAROLE J STEWART PO BOX 2427 300 NP AVE N APT 105 FARGO, ND 58108-2427	School: Northern Cass Public School #97	Water: North Cass Water Resource District						
	Fire: Grandin Rural Fire	Acres: 0.32140						
Lot: 6 Block: 26 Addition: Original Townsite Additional: ORIGINAL GARDNER LOTS 6 & 7 BLK 26 **12-16-20 OWNER REQUESTED COMBINE FRM 13-0100-12670-000 & 12671-000 FOR 2021								
13-0100-12672-000	2023 Net Values					9,500	104,600	114,100
678 MAIRS AVE	2024 Net Values					9,500	110,900	120,400
BRUCE L & SHEILA M HEILMAN 678 MAIRS AVE GARDNER, ND 58036-4010	School: Northern Cass Public School #97	Water: North Cass Water Resource District						
	Fire: Grandin Rural Fire	Acres: 0.30468						
Lot: 8 Block: 26 Addition: Original Townsite Additional: LOTS 8 & 9 BLK 26								
13-0100-12673-000	2023 Net Values					8,100	181,900	190,000
639 FRONT ST	2024 Net Values					8,100	185,600	193,700
KALEB M CHASE 639 FRONT ST GARDNER, ND 58036-4005	School: Northern Cass Public School #97	Water: North Cass Water Resource District						
	Fire: Grandin Rural Fire	Acres: 0.25133						
Lot: 10 Block: 26 Addition: Original Townsite Additional: LOTS 10 & 11 BLK 26								
13-0100-12674-000	2023 Net Values							
639 FRONT ST	2024 Net Values							
KALEB M CHASE 639 FRONT ST GARDNER, ND 58036-4005	School: Northern Cass Public School #97	Water: North Cass Water Resource District						
	Fire: Grandin Rural Fire	Acres: 0.08035						
Lot: 12 Block: 26 Addition: Original Townsite Additional: LOT 12 BLK 26								
13-0100-12675-000	2023 Net Values					6,300	21,000	27,300
635 FRONT ST	2024 Net Values					6,300	25,900	32,200
MATTHEW J PETERSON 635 FRONT ST GARDNER, ND 58036-4005	School: Northern Cass Public School #97	Water: North Cass Water Resource District						
	Fire: Grandin Rural Fire	Acres: 0.20087						
Lot: 13 Block: 26 Addition: Original Townsite Additional: LOTS 13 & 14 & S 12 1/2' OF LOT 15 BLK 26								

2024 Assessment Roll Worksheet with 2023 Real Values

13 - Gardner City - Real	Ex	Ag	Comm	Comm	Res	Res		
Parcel/Address/Owner/Mail Addr	Code	Land	Land	Impr	Land	Impr	Totals	
13-0100-12676-020	2023 Net Values				7,900	111,100	119,000	
635 FRONT ST	2024 Net Values				7,900	113,900	121,800	
MATTHEW J PETERSON 635 FRONT ST GARDNER, ND 58036-4005	School: Northern Cass Public School #97	Water: North Cass Water Resource District						
	Fire: Grandin Rural Fire	Acres: 0.20087						
Lot: 16 Block: 26 Addition: Original Townsite Additional: ORIGINAL N 12 1/2' LOT 15, & ALL LOTS 16 & 17 BLK 26 COMBINED OF 12676-010 & 12676-000								
13-0100-12677-000	2023 Net Values				6,300	77,100	83,400	
633 FRONT ST	2024 Net Values				6,300	80,400	86,700	
GEORGE M VOIGT 633 FRONT ST GARDNER, ND 58036-4005	School: Northern Cass Public School #97	Water: North Cass Water Resource District						
	Fire: Grandin Rural Fire	Acres: 0.16070						
Lot: 18 Block: 26 Addition: Original Townsite Additional: LOTS 18 & 19 BLK 26								
13-0100-12678-000	2023 Net Values				11,700	98,200	109,900	
631 FRONT ST	2024 Net Values				11,700	107,100	118,800	
TERRY & PATSY HOLM 631 FRONT ST GARDNER, ND 58036-4005	School: Northern Cass Public School #97	Water: North Cass Water Resource District						
	Fire: Grandin Rural Fire	Acres: 0.40175						
Lot: 20 Block: 26 Addition: Original Townsite Additional: LOTS 20 TO 24 BLK 26								
13-0100-12679-000	2023 Net Values							
681 MAIRS AVE	2024 Net Values							
GARDNER PARK DISTRICT 489 FRONT ST GARDNER, ND 58036	School: Northern Cass Public School #97	Water: North Cass Water Resource District						
	Fire: Grandin Rural Fire	Acres: 1.05483						
Lot: 1 Block: 27 Addition: Original Townsite Additional: LOTS 1 TO 6 BLK 27								
13-0100-12680-000	2023 Net Values							
VACANT	2024 Net Values							
GARDNER PARK DISTRICT PO BOX 10304 FARGO, ND 58106-0304	School: Northern Cass Public School #97	Water: North Cass Water Resource District						
	Fire: Grandin Rural Fire	Acres: 0.95982						
Lot: 0 Block: 28 Addition: Original Townsite Additional: ALL OF BLK 28								

2024 Assessment Roll Worksheet with 2023 Real Values

Parcel/Address/Owner/Mail Addr	Value Yrs / TaxAuth / Footage	Ex Code	Ag Land	Comm Land	Comm Impr	Res Land	Res Impr	Totals
13 - Gardner City - Real								
13-0200-12681-000	2023 Net Values							
VACANT	2024 Net Values							
GARDNER CITY 409 FRONT ST GARDNER, ND 58036-4000								
	School: Northern Cass Public School #97	Water: North Cass Water Resource District						
	Fire: Grandin Rural Fire	Acres: 0.31116						
Lot: 1 Block: 2 Addition: Additional: 2-142-50 AUDITOR'S LOT 1 OF SE 1/4								
13-0200-12682-000	2023 Net Values					11,900	204,500	216,400
725 MAIRS AVE	2024 Net Values					11,900	213,400	225,300
CURTIS J & SHANNON I KALASH 725 MAIRS AVE GARDNER, ND 58036-4022								
	School: Northern Cass Public School #97	Water: North Cass Water Resource District						
	Fire: Grandin Rural Fire	Acres: 0.40689						
Lot: 0 Block: 2 Addition: Additional: 2-142-50 BEG 33' S & 504.7' E OF THE PT OF INTERSECT OF THE S LN OF THE ORIG TWNSITE OF GARDNER, ND, WITH THE E LN OF THE R/W OF THE GN RR, NOW BN, THRU THE SE 1/4 OF SEC 2, TWP 142, RGE 50 W THENCE DUE S 123.92' TO THE TR PT OF BEG; THENCE E PAR TO THE SD LN OF SD TWNSITE 208.52'; THENCE S PAR WITH THE E LN OF SD SEC LN 85'; THENCE W PAR WITH THE FIRST LN 208.52' & THENCE N 85' TO PLACE OF BEG.								
13-0200-12683-010	2023 Net Values					9,800	146,900	156,700
250 7 ST	2024 Net Values					9,800	151,400	161,200
MONTE BRORSON 250 7TH ST GARDNER, ND 58036-4021								
	School: Northern Cass Public School #97	Water: North Cass Water Resource District						
	Fire: Grandin Rural Fire	Acres: 0.24448						
Lot: 2 Block: 2 Addition: Additional: 2-142-50 AUD LT #2 OF SE 1/4 A 0.24								
13-0200-12684-000	2023 Net Values					11,400	130,200	141,600
248 7 ST	2024 Net Values					11,400	138,300	149,700
SARAH P RAMSEY 1489 172 1/2 AVE SE GARDNER, ND 58042-3622								
	School: Northern Cass Public School #97	Water: North Cass Water Resource District						
	Fire: Grandin Rural Fire	Acres: 0.34871						
Lot: 0 Block: 2 Addition: Additional: 2-142-50 DESC TRACT BEG 33' S & 504.7' E OF PT OF INTERSECT OF S LN OF ORIG TWNSITE OF GARDNER, ND WITH E LN OF THE R/W OF GN RR THRU SE1/4 ; THEN DUE S 123.92'; THEN E PARAL WITH LN OF TWNSITE 118.52'; THEN N 123.92' & THEN W 118.52' TO BEG, SUBJ TO EASE FOR RD PURPOSE ON W 20' THEREOF.								

2024 Assessment Roll Worksheet with 2023 Real Values

13 - Gardner City - Real	Ex	Ag	Comm	Comm	Res	Res	
Parcel/Address/Owner/Mail Addr	Code	Land	Land	Impr	Land	Impr	Totals
13-0200-12685-000					9,600	28,700	38,300
252 7 ST					9,600	32,200	41,800
CHAD V & CARRIE L THORDARSON 252 7TH ST GARDNER, ND 58036-4021 School: Northern Cass Public School #97 Water: North Cass Water Resource District Fire: Grandin Rural Fire Acres: 0.25827 Lot: 0 Block: 2 Addition: Additional: 2-142-50 DESC TRACT COM AT PT 290' W OF E LINE OF SEC 2 & 33' S OF S LINE OF NE 1/4, THENCE S 150', W 75', N 150' E 75' TO BEG							
13-0200-12686-000		6,300					6,300
VACANT		7,200					7,200
VONIE MANTHEY ETAL 402 7TH ST NE HILLSBORO, ND 58045-4630 School: Northern Cass Public School #97 Water: North Cass Water Resource District Fire: Grandin Rural Fire Acres: 5.05164 Lot: 0 Block: 2 Addition: Additional: 2-142-50 DESC TRACT BEG NW COR LOT 18, B 12 NE'LY ALONG N LINE L 18 & 1 B 12 A DIST OF 317' WHICH IS 17' NE'LY FROM NE COR B 12, NW'LY & PAR GNRR TO INTER OF S BOUND LINE CO RD ON SEC LINE BET SEC 2 & 35-142-50, W ALONG S BOUND CO RD TO PT 200' FROM CENTER LINE GNRR, SE'LY & PAR WITH MAIN LINE GN TO BEG ABOUT 845' KNOWN AS BLKS 4 & 5 BEFORE VACATED							
13-0200-12687-000					3,800		3,800
252 7 ST					3,800		3,800
CHAD V & CARRIE L THORDARSON 252 7TH ST GARDNER, ND 58036-4021 School: Northern Cass Public School #97 Water: North Cass Water Resource District Fire: Grandin Rural Fire Acres: 0.12052 Lot: 0 Block: 2 Addition: Additional: 2-142-50 DESC TRACT COM 255' W OF E LINE & 33' S OF S LINE OF NE 1/4 S 150' W 35' N 150' E 35' TO BEG.							
13-0200-12688-000					27,600	153,800	181,400
254 7 ST					27,600	167,100	194,700
DEREK J MAHER 254 7TH ST GARDNER, ND 58036-4021 School: Northern Cass Public School #97 Water: North Cass Water Resource District Fire: Grandin Rural Fire Acres: 1.43624 Lot: 0 Block: 2 Addition: Additional: 2-142-50 DESC TRACT BEG 33' W & 33' S OF NE COR SE 1/4, S 300' W 222' N 300' E 222' TO BEG							

2024 Assessment Roll Worksheet with 2023 Real Values

Parcel/Address/Owner/Mail Addr	Value Yrs / TaxAuth / Footage	Ex Code	Ag Land	Comm Land	Comm Impr	Res Land	Res Impr	Totals
13 - Gardner City - Real								
13-0200-12689-000	2023 Net Values					9,200	34,200	43,400
144 7 ST	2024 Net Values					9,200	36,600	45,800
CURTIS & SHANNON KALASH 725 MAIRS AVE GARDNER, ND 58036-4022	School: Northern Cass Public School #97	Water: North Cass Water Resource District						
	Fire: Grandin Rural Fire	Acres: 0.51999						
Lot: 0 Block: 2 Addition: Additional: 2-142-50 DESC TRACT COM 418' E OF GNRR ON N LINE, SE 1/4, S 151' E 150' N 151' W 150' TO BEG								
13-0200-12690-000	2023 Net Values					13,500	65,400	78,900
746 MAIRS AVE	2024 Net Values					13,500	85,500	99,000
LUCAS MONSON 746 MAIRS AVE GARDNER, ND 58036-4012	School: Northern Cass Public School #97	Water: North Cass Water Resource District						
	Fire: Grandin Rural Fire	Acres: 0.45455						
Lot: 0 Block: 2 Addition: Additional: 2-142-50 DESC TRACT COM AT NE COR OF SE4 OF SD SEC 2; N89DEG 30'10"W ALG NLY LN OF NE4 OF SE4 OF SD SEC 2 726.63'; THN S00DEG23'42"W ALG ELY LN AS EXT N OF AUD LT 3 OF SE4 OF SD SEC 2 151.50' TO POB; THN CONT S0023'42"W ALG ELY LN 132' TO SE COR OF AUD LT 3; THN S89DEG36'18"E 150'; THN NOODEG23'42" E 132'; THN N89DEG36'18"W 150 TO POB.								
13-0200-12691-020	2023 Net Values					18,600	201,400	220,000
476 COUNTY RD 81	2024 Net Values					18,600	219,100	237,700
GENE B & RUTH A SCHEPP 478 COUNTY ROAD 81 N GARDNER, ND 58036-4014	School: Northern Cass Public School #97	Water: North Cass Water Resource District						
	Fire: Grandin Rural Fire	Acres: 0.50163						
Lot: 0 Block: 2 Addition: Additional: 2-142-50 DESC TRACT BEG 1131' S & 258' W OF NE COR OF SEC 2, THENCE SE'LY ALG W LINE OF R/W OF H/W # 81, DIST OF 165' THENCE W 132' THEN NWLY PAR TO W SIDE OF R/W OF #81 165' THENCE E 132' TO BEG. ABOUT 0.19 ACRES LESS S 62' OF ABOVE DESC ACRES .31 AND ALSO THE FOLL: S 62' OF FOLL TRACT: BEG AT A PT 1131' S, & 258' W OF THE NE COR OF SEC 2, IN TWP 142 N, OF RANGE 50 W OF THE 5TH P.M., CASS COUNTY, ND, RUNNING THENCE S'ESTRLY ALG THE W LN OF THE R/W OF U.S. HWY #81, A DIST OF 165', THENCE DUE W 132', THENCE IN A N'WSTRLY DIRECTION PARA TO THE W SD OF SD HWY 165', THENCE DUE E 132' TO THE PT OF BEG. ABOUT 0.19 ACRES. **5-6-22 OWNER REQUESTED COMBINE FROM 13-0200-12691- 000 & 12691-010 FOR 2022								

2024 Assessment Roll Worksheet with 2023 Real Values

13 - Gardner City - Real		Ex	Ag	Comm	Comm	Res	Res	
Parcel/Address/Owner/Mail Addr	Value Yrs / TaxAuth / Footage	Code	Land	Land	Impr	Land	Impr	Totals
13-0200-12692-000	2023 Net Values							
16686 18 ST SE	2024 Net Values							
CASS COUNTY GRAVEL DUMP PO BOX 2806 FARGO, ND 58108-2806	School: Northern Cass Public School #97 Fire: Grandin Rural Fire	Water: North Cass Water Resource District Acres: 11.15988						
Lot: 0 Block: 2 Addition: Additional: UNPLATTED 10.50 AC 2-142-50 ALL THAT PT OF NE1/4 OF SEC 2 LYING ELY & NLY OF US HWY #81 **NEW FOR 2002								
13-0200-12692-010	2023 Net Values					20,800	59,200	80,000
280 5 ST	2024 Net Values					20,800	58,500	79,300
JERRY J & JILL F GERSZEWSKI 280 5TH ST GARDNER, ND 58036-4018	School: Northern Cass Public School #97 Fire: Grandin Rural Fire	Water: North Cass Water Resource District Acres: 1.02717						
Lot: 1 Block: 2 Addition: Additional: AUD LOT #1 OF NE 1/4 2-142-50								
13-0200-12692-020	2023 Net Values							
CEMETERY	2024 Net Values							
CONGREGATIONAL LUTHERAN UNITED PO BOX 5 GARDNER, ND 58042-0005	School: Northern Cass Public School #97 Fire: Grandin Rural Fire	Water: North Cass Water Resource District Acres: 0.90452						
Lot: 0 Block: 2 Addition: Additional: 2-142-50 DESC TRACT A CERTAIN PIECE OF LD KNOWN AS GARDNER CEMETARY MORE FULLY DESC AS FOLLS: BEG AT A PT ON THE LN OF THE R/W OF THE GN RR (NOW BN INC) 19.6' N OF THE S LN OF THE ORIG TWNSITE OF GARDNER IF EXTENDED, THENCE W 242.1' THENCE N AT AN ANG OF 90 DEG & 6 MIN FOR 180.2', THENCE E PARAL WITH THE S LN TO THE W LN OF SD RR R/W, THENCE S'THES'TLY TO THE PLACE OR PT OF BEG ALL OF THE ABOVE SD LD IS IN THE NE 1/4 OF SEC 2, TWP 142N RGE 50 W								

2024 Assessment Roll Worksheet with 2023 Real Values

Parcel/Address/Owner/Mail Addr	Value Yrs / TaxAuth / Footage	Ex Code	Ag Land	Comm Land	Comm Impr	Res Land	Res Impr	Totals
13 - Gardner City - Real								
13-0200-12692-030	2023 Net Values					14,200	211,800	226,000
479 HWY 81 N	2024 Net Values					14,200	213,800	228,000
STEVEN R & DIANE S HANSON 479 COUNTY ROAD 81 N GARDNER, ND 58036-4015	School: Northern Cass Public School #97 Fire: Grandin Rural Fire	Water: North Cass Water Resource District	Acres: 0.53991					
Lot: 0 Block: 2 Addition: Additional: A TR OF LD LYING IN THE NE 1/4 OF SEC 2, TWP 142 N, RGE 50 W OF THE 5TH P.M., CASS CTY, ND DESC AS FOLLS: COM AT THE SE COR OF LT 7, BLK 19 OF THE ORIG TWNSITE OF GARDNER, ND; THENCE E ALG THE PROJECTED S LN OF SD BLK 19 FOR A DIST OF 390.0' TO THE PT OF BEG; THENCE N PAR WITH THE LN OF SD BLK 19 FOR A DIST OF 148.0'; THENCE E ALG A LN PERP TO THE E LN OF SD BLK 19 FOR A DIST OF 160.0', MORE OR LESS, TO THE W R/W OF U. S. #81 AS NOW CONSTRUCTED; THENCE S'THRLY ALG SD H/W R/W FOR A DIST OF 148.0', MORE OR LESS, TO THE E'STRLY PROJ OF THE S LN OF SD BLK 19; THENCE W ALG THE E'STRLY PROJ OF THE S LN OF SD BLK 19 FOR A DIST OF 162.8' MORE OR LESS, TO THE PT OF BEG. SD TR CONTS .548 ACS, MORE OR LESS.								
13-0200-12694-000	2023 Net Values		28,300					28,300
VACANT	2024 Net Values		31,700					31,700
SCOTT J CHRISTIANSON 5622 34TH ST S FARGO, ND 58104-6758	School: Northern Cass Public School #97 Fire: Grandin Rural Fire	Water: North Cass Water Resource District	Acres: 22.89573					
Lot: 0 Block: 2 Addition: Additional: 2-142-50 DESC TRACT A 20.43 NE 1/4 W OF GNRR LESS CEM & R/W LESS THAT PART LYING W OF I-29 CTRLN R/W CONT 13.43 AC MORE OR LESS								
13-0200-12694-010	2023 Net Values		17,300					17,300
VACANT	2024 Net Values		17,300					17,300
RUSSELL J & JANET BARKER LE 16375 19th St SE GARDNER, ND 58036-9631	School: Northern Cass Public School #97 Fire: Grandin Rural Fire	Water: North Cass Water Resource District	Acres: 12.34344					
Lot: 0 Block: 2 Addition: Additional: 2-142-50 DESC TRACT A 12.35 THAT PART OF NE 1/4 LYING W OF I-29 CTRLN R/W								
13-0200-12695-010	2023 Net Values					1,700		1,700
142 7 ST	2024 Net Values					1,700		1,700
JULIE A SKAUGE 142 7TH ST GARDNER, ND 58036-4020	School: Northern Cass Public School #97 Fire: Grandin Rural Fire	Water: North Cass Water Resource District	Acres: 0.30484					
Lot: 3 Block: 2 Addition: Additional: AUD LT 3 OF SE1/4 2-142-50 A								

2024 Assessment Roll Worksheet with 2023 Real Values

Parcel/Address/Owner/Mail Addr	Value Yrs / TaxAuth / Footage	Ex Code	Ag Land	Comm Land	Comm Impr	Res Land	Res Impr	Totals
13-0200-12695-020	2023 Net Values		35,500					35,500
VACANT	2024 Net Values		38,600					38,600

ALLEN BARKER
 458 MAIRS AVE
 GARDNER, ND 58036-4006

School: Northern Cass Public School #97
 Water: North Cass Water Resource District
 Fire: Grandin Rural Fire
 Acres: 26.82193

Lot: 0 Block: 2 Addition: Additional: 2-142-50 24.70 ACRES
 SE1/4 LESS R/W E OF TRACK & LESS THE FOLL TRACTS:
 COMM AT A PT 255' W OF E LN OF SEC 2 & 33' S OF NLY LN OF
 SE1/4 OF SEC 2 THN S 150' THN W 110' THN N 150' THN E 110'
 TO PT OF BEG; AND COMM AT A PT 33' W & 33' S OF NE COR
 OF SE1/4 THN S 300' W 222' N 300' E 222' TO PT OF BEG; AND
 COMM AT A PT 418' E OF CNTR OF MAIN LN OF RR ON N LN OF
 SE1/4 OF SEC 2 THN S 283' E 150' N 283' W 150' TO PT OF BEG;
 LT 1 OF SE1/4 OF SEC 2 & LT 1 BLK 2 OF SE1/4 OF SEC 2; AND
 AND A TRACT OF LAND SIT IN NE1/4 OF SE1/4 OF SEC 2 DESC
 AS BEG AT A PT ON THE N LN OF SE1/4 OF SEC 2 SD PT BEING
 418' E FRM CNTR LN OF MAIN LN OF RR WHERE SD CNTR LN
 INTERS THE N LN OF SE1/4 THN S PARA TO THE E LN OF
 QUARTER SEC A DIST OF 193' THN W PARA TO N LN A DIST OF
 193' MORE OR LESS, THN NLY A DIST OF 24.4' MORE OR LESS
 TO THE SE COR OF LT 1 OF SE1/4 THN NWLY ON ELY LN OF LT
 1 TO THE N LN OF SD QUARTER SEC THN E ON N LN TO PT OF
 BEG; AND BEG AT THE SE COR OF SE1/4 OF SEC 2 THN N 133'
 ON THE E LN OF SD QUARTER THN W PARA TO THE S LN OF
 SE1/4 TO THE ELY R/W LN OF RR THN SELY ON R/W LN TO
 THE S LN OF SE1/4 THN E ON SD S LN TO PT OF BEG, LESS
 HWY R/W PREV DEEDED TO CASS CNTY; AND COMM AT A PT
 ON THE E R/W OF RR THN E ALG THE N LN OF SE1/4 OF SEC 2
 FOR A DIST OF 193' THN S 193' TO PT OF BEG, THN CONT S
 FOR A DIST OF 140' THN W PARA TO THE N LN OF SE1/4 FOR A
 DIST OF 107' MORE OR LESS TO E R/W OF RR THN NLY ALG E
 R/W FOR A DIST OF 169.7' MORE OR LESS TO SW COR OF AUD
 LT 1 OF NE1/4 OF SE1/4 THN E ALG THE S LN OF AUD LT 1 FOR
 A DIST OF 100' THN SLY PARA TO THE E R/W LN OF RR FOR A
 DIST OF 24.4' MORE OR LESS TO PT DUE W OF PT OF BEG,
 THN E 43.2' MORE OR LESS TO PT OF BEG, CONTS .46 AC;
 AND BEG AT A PT ON THE W R/W LN OF US HWY 81 75' W &
 133' N OF SE COR OF SEC 2 THN N ALG SD HWY R/W 600' THN
 W PARA TO S SEC LN TO THE INTERS OF THE RR R/W THN SE
 ALG R/W 619.79' MORE OR LESS TO A PT 133' N OF S SEC LN
 THN E PARA TO S SEC LN TO THE PT OF BEG; AND LESS AUD
 LT 3 (PLEASE NOTE THAT CD DOC #1195384 DESCRIPTION
 FOR AUD LT 3 DEVIATES FRM DESC ON PLAT OF AUD LT 3) **3
 -14-07 SPL FRM 13-0200-12695-000

2024 Assessment Roll Worksheet with 2023 Real Values

13 - Gardner City - Real	Ex	Ag	Comm	Comm	Res	Res	
Parcel/Address/Owner/Mail Addr	Code	Land	Land	Impr	Land	Impr	Totals
13-0200-12696-000	2023 Net Values		112,300				112,300
VACANT	2024 Net Values		112,300				112,300
ALLEN BARKER 458 MAIRS AVE GARDNER, ND 58036-4006 School: Northern Cass District Water: North Cass Water Resource Public School #97 Fire: Grandin Rural Fire Acres: 80.12006							
Lot: 0 Block: 2 Addition: Additional: 2-142-50 DESC TRACT A 80.11 SE 1/4 LESS R/W W OF TR LESS DESC PC E OF TR							
13-0200-12696-010	2023 Net Values				11,400	115,900	127,300
142 7 ST	2024 Net Values				11,400	121,000	132,400
JULIE A SKAUGE 142 7TH ST GARDNER, ND 58036-4020 School: Northern Cass District Water: North Cass Water Resource Public School #97 Fire: Grandin Rural Fire Acres: 0.36760							
Lot: 0 Block: 2 Addition: Additional: 2-142-50 DESC TRACT COM AT PT 418' E OF MAIN LN GNR/W ON N LINE OF SE 1/4, S 193' W 83', N 193', E 83' TO BEG.							
13-0200-12697-000	2023 Net Values				13,700	90,000	103,700
140 7 ST	2024 Net Values				13,700	103,200	116,900
TERESA G FASSINO 140 7TH ST GARDNER, ND 58036-4020 School: Northern Cass District Water: North Cass Water Resource Public School #97 Fire: Grandin Rural Fire Acres: 0.54306							
Lot: 0 Block: 2 Addition: Additional: 2-142-50 DESC TRACT A TR OF LAND IN NE 1/4 OF SE 1/4 DESC AS FOLLOWS, BEG AT A PT ON N LINE OF SE 1/4 OF SEC SD PT BEING 325' E FROM CENT ER LINE OF MAIN LINE OF GNRV S TO E LINE OF SD 1/4 SEC A DIST OF 193' W TO SD N LINE A DIST OF 100' N 24.4' TO SE COR OF LOT 1 OF SE 1/4 THENCE NW'LY ON E LINE OF LOT 1 TO N LINE OF SD 1/4 SEC THENCE E ON N LINE TO PT OF BEG							

2024 Assessment Roll Worksheet with 2023 Real Values

Parcel/Address/Owner/Mail Addr	Value Yrs / TaxAuth / Footage	Ex Code	Ag Land	Comm Land	Comm Impr	Res Land	Res Impr	Totals		
13-0200-12699-000		2023 Net Values						17,500	168,700	186,200
360 COUNTY RD 81 N		2024 Net Values						17,500	178,500	196,000

BRIAN L FORNSHELL
 360 COUNTY ROAD 81 N
 GARDNER, ND 58036-4013

School: Northern Cass Public School #97
 Water: North Cass Water Resource District
 Fire: Grandin Rural Fire
 Acres: 0.85854

Lot: 0 Block: 2 Addition: Additional: 2-142-50 DESC TRACT A TR OF LD IN THE UNPLATTED PORT OF THE NE 1/4 OF SEC 2, TWP 142 N, RGE 50 W OF THE 5TH P.M., CASS CTY, ND, DESC AS FOLLS: COM AT THE PT OF INTERSECT OF THE CENLN OF THE MAINLN TRACK OF THE BN R/Y AS IT NOW EXISTS & THE N LN OF SEC 2; THENCE E ALG THE N LN OF SEC 2 FOR A DIST OF 741.0' TO THE PT OF BEG; THENCE S AT A RIGHT ANG FOR A DIST OF 165'; THENCE E PAR TO THE N LN OF SD SEC 2 FOR A DIST OF 269.7', MORE OR LESS, TO THE W R/W OF ND S H/W #81; THENCE N'THW'STRLY ALG SD H/W R/W FOR A DIST OF 190.73', MORE OR LESS, TO THE N LN OF SD SEC 2 THENCE W ALG SD N LN OF SEC 2 FOR A DIST OF 174.03', MORE OR LESS, TO THE PT OF BEG. LESS 50' ALG THE S SIDE OF SD N LN OF SEC 2 FOR CASS CTY #26 H/W R/W EASEMENT.

13-0200-12700-000		2023 Net Values								
N/A		2024 Net Values								

GARDNER CITY
 409 FRONT ST
 GARDNER, ND 58036-4000

School: Northern Cass Public School #97
 Water: North Cass Water Resource District
 Fire: Grandin Rural Fire
 Acres: 0.45775

Lot: 0 Block: 2 Addition: Additional: UNPLATTED 2-142-50 A PARC OF LAND IN NE1/4 OF SE1/4 OF SEC 2 DESC AS FOLL: COMM AT A PT ON THE E R/W OF THE GREAT NORTHERN RR THN E ALG THE N LN OF SE1/4 FOR A DIST OF 193' THN DUE S 193' TO THE PT OF BEG, THN CONT S FOR A DIST OF 140' THN W PARA TO THE N LN OF SD SE1/4 FOR A DIST OF 107' MORE OR LESS TO THE E R/W OF GNRR THN NLY ALG SD E R/W FOR A DIST OF 169.07' MORE OR LESS TO TE SW COR OF AUD LT 1 OF NE1/4 OF SE1/4 THN E ALG THE S LN OF AUD LT 1 FOR A DIST OF 100' THN SLY PARA TO THE E R/W OF GNRR FOR A DIST OF 24.04' TO A PT DUE W OF THE PT OF BEG, THN E 43.02' MORE OR LESS TO THE PT OF BEG. **12-22-05 NEW PARCEL FOR 2006

2024 Assessment Roll Worksheet with 2023 Real Values

Parcel/Address/Owner/Mail Addr	Value Yrs / TaxAuth / Footage	Ex Code	Ag Land	Comm Land	Comm Impr	Res Land	Res Impr	Totals
13-0200-12701-000	2023 Net Values							
VACANT	2024 Net Values							
GARDNER CITY 409 FRONT ST GARDNER, ND 58036-4000 School: Northern Cass Public School #97 Water: North Cass Water Resource District Fire: Grandin Rural Fire Acres: 0.98990 Lot: 0 Block: 2 Addition: Additional: UNPLATTED 2-142-50 A TRACT SITUATED IN SE1/4 OF SE1/4 DESC AS FOLL: BEG AT SE COR OF SE1/4 OF SEC 2 THN N 133' ON THE E LN OF SD QUARTER, THN W PARA TO THE S LN OF SE1/4 TO ELY R/W LN OF GNRR THN SELY ON SD R/W LN TO THE S LN OF SE1/4 THN E ON SD S LN TO THE PT OF BEG, LESS HWY R/W TO CASS CNTY **3-14-07 NEW PARCEL SPL FRM 13-0200-12695-000 **NOTE: THIS PARCEL APPEARS TO BE THE OLD CITY LANDFILL & THE DEED TO THE CITY HAS NOT BEEN RECORDED.								
13-0200-12702-000	2023 Net Values							
VACANT	2024 Net Values							
GARDNER CITY 409 FRONT ST GARDNER, ND 58036-4000 School: Northern Cass Public School #97 Water: North Cass Water Resource District Fire: Grandin Rural Fire Acres: 5.74969 Lot: 0 Block: 2 Addition: Additional: UNPLATTED 2-142-50 BEG AT A PT ON W R/W LN OF US HWY 81, 75' W & 133' N OF SE COR OF SEC 2 THN N ALG SD HWY R/W 600' THN W PARA TO S SEC LN TO THE INTERS OF GNRR R/W, THN SE ALG SD R/W 619.79' MORE OR LESS TO PT 133' N OF S SEC LN, THN E PARA TO S SEC LN TO PT OF BEG. **3-14-07 NEW PARCEL SPL FRM 13-0200-12695-000								
13-0300-12705-050	2023 Net Values			29,800	1,142,700			1,172,500
510 FRONT ST	2024 Net Values			29,800	1,230,100			1,259,900
HUNTER GRAIN CO PO BOX 97 HUNTER, ND 58048-0097 School: Northern Cass Public School #97 Water: North Cass Water Resource District Fire: Grandin Rural Fire Acres: 2.57336 Lot: 0 Block: 0 Addition: Additional: BNSF LEASE LEASE #547279 112,012 SQ FT **3-24-98 COMB FR 13-0300-12705-000 & 13-0300-12706-000								
13-0300-12707-000	2023 Net Values			4,400	6,200			10,600
LEASE	2024 Net Values			4,400	7,400			11,800
HUNTER GRAIN COMPANY PO BOX 97 HUNTER, ND 58048-0097 School: Northern Cass Public School #97 Water: North Cass Water Resource District Fire: Grandin Rural Fire Acres: 0.70593 Lot: 0 Block: 0 Addition: Additional: BNSF RAILWAY LEASE #BF37231 30,750 SQFT **3-8-06 NEW SITE								

2024 Assessment Roll Worksheet with 2023 Real Values

13 - Gardner City - Real	Ex	Ag	Comm	Comm	Res	Res	Totals
Parcel/Address/Owner/Mail Addr	Code	Land	Land	Impr	Land	Impr	
13-0400-00010-000	2023 Net Values			12,200			12,200
380 COUNTY RD 81	2024 Net Values			12,200			12,200

WIN FIELD SOLUTIONS LLC
 PO BOX 80615
 INDIANAPOLIS, IN 46280-0615

School: Northern Cass District
 Water: North Cass Water Resource
 Public School #97
 Fire: Grandin Rural Fire
 Acres: 14.86444

Lot: 1 Block: 1 Addition: Winfield Solutions Addition Additional:
 WINFIELD SOLUTIONS ADDITION
 LT 1 BLK 1
 **1-9-13 PLATTED FRM 13-0200-12698-010 PER PLAT
 DOC#1374190

End of 13 - Gardner City - Real							
13 - Gardner City - Real	2023 Jurisdiction Net Totals		203,900	81,500	1,486,000	534,200	7,359,400
	2024 Net Totals		211,000	81,500	1,576,100	534,000	7,726,500

2024 Assessment Roll Worksheet with 2023 Real Values

Jurisdiction		Ag Land	Comm Land	Comm Impr	Res Land	Res Impr	Totals
13 - Gardner City	2023 Net	203,900	81,500	1,486,000	534,200	5,053,800	7,359,400
	2024 Net	211,000	81,500	1,576,100	534,000	5,323,900	7,726,500
	Change In Net	7,100		90,100	(200)	270,100	367,100
	2023 Net	203,900	81,500	1,486,000	534,200	5,053,800	7,359,400
	2024 Net	211,000	81,500	1,576,100	534,000	5,323,900	7,726,500
	Change In Net	7,100		90,100	(200)	270,100	367,100

End of report