



Land & Minerals Department Tax Forfeited Property Report

Government Services Center
320 West Second Street, Duluth, MN 55802
218-726-2606
www.stlouiscountymn.gov
[Disclaimer](#)

About Report: Property information is collected from multiple databases and departments in St. Louis County. Data is updated regularly, but may not include pending or recently entered changes.

Contract #: C22140222

Tract #: 11

Parcel Code(s): See Comments

Physical Address or Location:

northwest corner of 88th Ave. W. and Falcon St.

Legal Description (s):

LOTS 1 THRU 17, BLOCK 14, MORGAN PARK OF DULUTH



Approximate Acres: 2.40000
010

Zoning: Residential

Comments:

This property is approximately 2.4 acres on the northwest corner of 88th Ave. W. and Falcon St. in the Morgan Park neighborhood of Duluth. The eastern half of the property is zoned MU-N (Mixed Use Neighborhood), which requires 4,000 sq. ft. and 30 feet of frontage to meet standards. The western half is zoned R-1 (Residential Traditional), which requires finding the smaller of 4,000 sq. ft. or the average of developed lots on the block face, and the smaller of 40 feet or the average of developed lots with similar uses on the block face to meet minimum standards. Check with the City of Duluth for any certified, pending or future assessments that may be reinstated. Recording fee \$66.00.
T#330419, T#219774
PIDs: 010-3300-01460 thru -01620

Driving Directions:

northwest corner of 88th Ave. W. and Falcon St.

Land	\$131,000.00
Improvements	\$0.00
Assessments	\$0.00
Timber	\$0.00
Grand Total	\$131,000.00

Future Assesments	\$0.00
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Recorded Documents: (NOTE: This is not a complete list of recorded documents)