



PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 5/14/2025 2:19:27 PM

General Details							
Parcel ID:	010-0390-01000						
Document:	Torrens - 832873.0						
Document Date:	02/16/2007						
Legal Description Details							
Plat Name:	CENTRAL ACRES						
Section	Township	Range	Lot	Block			
-	-	-	01	006			
Description:	LOT: 01 BLOCK:006						
Taxpayer Details							
Taxpayer Name	ERICKSON VERNON D & JENNIFER						
and Address:	523 COMO AVE DULUTH MN 55811						
Owner Details							
Owner Name	ERICKSON JENNIFER						
Owner Name	ERICKSON VERNON D						
Payable 2025 Tax Summary							
2025 - Net Tax			\$2,705.00				
2025 - Special Assessments			\$29.00				
2025 - Total Tax & Special Assessments			\$2,734.00				
Current Tax Due (as of 5/13/2025)							
Due May 15		Due October 15			Total Due		
2025 - 1st Half Tax	\$1,367.00	2025 - 2nd Half Tax	\$1,367.00		2025 - 1st Half Tax Due	\$0.00	
2025 - 1st Half Tax Paid	\$1,367.00	2025 - 2nd Half Tax Paid	\$0.00		2025 - 2nd Half Tax Due	\$1,367.00	
2025 - 1st Half Due	\$0.00	2025 - 2nd Half Due	\$1,367.00		2025 - Total Due	\$1,367.00	
Parcel Details							
Property Address:	523 COMO AVE, DULUTH MN						
School District:	709						
Tax Increment District:	-						
Property/Homesteader:	ERICKSON VERNON D & JENNIFER						
Assessment Details (2025 Payable 2026)							
Class Code (Legend)	Homestead Status	Land EMV	Bldg EMV	Total EMV	Def Land EMV	Def Bldg EMV	Net Tax Capacity
201	1 - Owner Homestead (100.00% total)	\$55,900	\$166,300	\$222,200	\$0	\$0	-
Total:		\$55,900	\$166,300	\$222,200	\$0	\$0	1956



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Land Details

Deeded Acres: 0.00
Waterfront: -
Water Front Feet: 0.00
Water Code & Desc: P - PUBLIC
Gas Code & Desc: -
Sewer Code & Desc: P - PUBLIC
Lot Width: 298.00
Lot Depth: 110.00

The dimensions shown are not guaranteed to be survey quality. Additional lot information can be found at <https://apps.stlouiscountymn.gov/webPlatsIframe/frmPlatStatPopUp.aspx>. If there are any questions, please email PropertyTax@stlouiscountymn.gov.

Improvement 1 Details (House)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
HOUSE	1924	1,008	1,344	U Quality / 0 Ft ²	EXB - EXP BUNGLW
Segment	Story	Width	Length	Area	Foundation
BAS	1	24	14	336	FOUNDATION
BAS	1.5	28	24	672	BASEMENT
Bath Count	Bedroom Count	Room Count	Fireplace Count	HVAC	
1.75 BATHS	4 BEDROOMS	-	0	CENTRAL, FUEL OIL	

Improvement 2 Details (DG)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
GARAGE	1999	576	576	-	DETACHED
Segment	Story	Width	Length	Area	Foundation
BAS	1	24	24	576	FLOATING SLAB

Sales Reported to the St. Louis County Auditor

Sale Date	Purchase Price	CRV Number
02/2007	\$155,000	175941
05/2004	\$123,500	158665
06/2001	\$107,500	140669
11/1997	\$58,500	119594

Assessment History

Year	Class Code (Legend)	Land EMV	Bldg EMV	Total EMV	Def Land EMV	Def Bldg EMV	Net Tax Capacity
2024 Payable 2025	201	\$55,900	\$166,300	\$222,200	\$0	\$0	-
	Total	\$55,900	\$166,300	\$222,200	\$0	\$0	1,956.00
2023 Payable 2024	201	\$60,000	\$141,500	\$201,500	\$0	\$0	-
	Total	\$60,000	\$141,500	\$201,500	\$0	\$0	1,824.00
2022 Payable 2023	201	\$60,000	\$136,800	\$196,800	\$0	\$0	-
	Total	\$60,000	\$136,800	\$196,800	\$0	\$0	1,773.00
2021 Payable 2022	201	\$52,200	\$119,200	\$171,400	\$0	\$0	-
	Total	\$52,200	\$119,200	\$171,400	\$0	\$0	1,496.00



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Tax Detail History						
Tax Year	Tax	Special Assessments	Total Tax & Special Assessments	Taxable Land MV	Taxable Building MV	Total Taxable MV
2024	\$2,597.00	\$25.00	\$2,622.00	\$54,311	\$128,084	\$182,395
2023	\$2,679.00	\$25.00	\$2,704.00	\$54,046	\$123,226	\$177,272
2022	\$2,495.00	\$25.00	\$2,520.00	\$45,557	\$104,029	\$149,586

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