



PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 4/29/2025 6:52:34 AM

General Details							
Parcel ID:	010-0530-01925						
Document:	Torrens - 969060						
Document Date:	03/18/2016						
Legal Description Details							
Plat Name:	CITY HOME ACRES						
Section	Township	Range	Lot	Block			
-	-	-	-	009			
Description:	NLY 3 FT OF LOT 16 ALL OF LOT 17 AND LOT 18 EX NLY 6 FT & EX BEG AT MOST ELY COR THENCE S68DEG34'23"W ASSUMED BEARING ALONG A LINE PARALLEL TO & DISTANT 3 FT SELY OF LINE DIVIDING SAID LOT 16 & 17 149.88 FT THENCE N34DEG18'13"W 116.54 FT THENCE N68DEG43'40"E ALONG A LINE PARALLEL WITH & DISTANT 50 FT SELY OF NWLY LINE OF SAID LOT 18 140 FT TO NELY LINE OF SAID LOT 18 THENCE S38DEG59'45"E ALONG NELY LINES OF SAID LOTS 16 17 & 18 118.77 FT TO PT OF BEG						
Taxpayer Details							
Taxpayer Name	BOUCHER JUSTIN J & JENNIFER D						
and Address:	1607 SWAN LAKE RD DULUTH MN 55811						
Owner Details							
Owner Name	BOUCHER JENNIFER D						
Owner Name	BOUCHER JUSTIN J						
Payable 2025 Tax Summary							
2025 - Net Tax				\$3,479.00			
2025 - Special Assessments				\$29.00			
2025 - Total Tax & Special Assessments				\$3,508.00			
Current Tax Due (as of 4/28/2025)							
Due May 15		Due October 15			Total Due		
2025 - 1st Half Tax	\$1,754.00	2025 - 2nd Half Tax	\$1,754.00		2025 - 1st Half Tax Due	\$1,754.00	
2025 - 1st Half Tax Paid	\$0.00	2025 - 2nd Half Tax Paid	\$0.00		2025 - 2nd Half Tax Due	\$1,754.00	
2025 - 1st Half Due	\$1,754.00	2025 - 2nd Half Due	\$1,754.00		2025 - Total Due	\$3,508.00	
Parcel Details							
Property Address:	1607 SWAN LAKE RD, DULUTH MN						
School District:	709						
Tax Increment District:	-						
Property/Homesteader:	-						
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
204	0 - Non Homestead	\$71,800	\$222,400	\$294,200	\$0	\$0	-
Total:		\$71,800	\$222,400	\$294,200	\$0	\$0	2942



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Land Details

Deeded Acres: 0.00
Waterfront: -
Water Front Feet: 0.00
Water Code & Desc: P - PUBLIC
Gas Code & Desc: P - PUBLIC
Sewer Code & Desc: P - PUBLIC
Lot Width: 165.00
Lot Depth: 350.00

The dimensions shown are not guaranteed to be survey quality. Additional lot information can be found at <https://apps.stlouiscountymn.gov/webPlatsIframe/frnPlatStatPopUp.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	1932	972	972	U Quality / 0 Ft ²	RAM - RAMBL/RNCH
Segment	Story	Width	Length	Area	Foundation
BAS	1	15	12	180	BASEMENT
BAS	1	33	24	792	BASEMENT
CW	0	6	18	108	POST ON GROUND
DK	0	10	24	240	PIERS AND FOOTINGS
Bath Count	Bedroom Count	Room Count	Fireplace Count	HVAC	
1.0 BATH	2 BEDROOMS	-	0	CENTRAL, GAS	

Improvement 2 Details (GARAGE)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
GARAGE	2021	616	616	-	DETACHED
Segment	Story	Width	Length	Area	Foundation
BAS	1	28	22	616	-

Sales Reported to the St. Louis County Auditor

Sale Date	Purchase Price	CRV Number
03/2016	\$129,900	215011
05/2010	\$95,000	189780

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	\$64,300	\$210,200	\$274,500	\$0	\$0	-
	Total	\$64,300	\$210,200	\$274,500	\$0	\$0	2,527.00
2023 Payable 2024	201	\$70,700	\$233,400	\$304,100	\$0	\$0	-
	Total	\$70,700	\$233,400	\$304,100	\$0	\$0	2,942.00
2022 Payable 2023	201	\$62,000	\$194,400	\$256,400	\$0	\$0	-
	Total	\$62,000	\$194,400	\$256,400	\$0	\$0	2,422.00
2021 Payable 2022	201	\$58,000	\$158,700	\$216,700	\$0	\$0	-
	Total	\$58,000	\$158,700	\$216,700	\$0	\$0	1,990.00



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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	\$4,157.00	\$25.00	\$4,182.00	\$68,405	\$225,824	\$294,229
2023	\$3,639.00	\$25.00	\$3,664.00	\$58,575	\$183,661	\$242,236
2022	\$3,299.00	\$25.00	\$3,324.00	\$53,253	\$145,710	\$198,963

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