



PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 12/18/2025 7:50:25 PM

General Details							
Parcel ID:	010-1250-00330						
Document:	Abstract - 01426189						
Document Date:	10/01/2021						
Legal Description Details							
Plat Name:	DULUTH PROPER THIRD DIVISION						
Section	Township	Range	Lot	Block			
-	-	-	00	028			
Description:	THAT PART OF ODD NUMBERED LOTS 85 THRU 95 BLK 28 LYING NLY OF R/W OF W 2ND STREET & ELY OF R/W OF MESABA AVE BEG AT MOST SLY COR OF LOT 95 THENCE ALONG SWLY LINE OF LOT 95 ON AN ASSIGNED BEARING OF N48DEG20'33"W 14.76 FT TO ELY R/W LINE OF MESABA AVE THENCE N01DEG40'39"W ALONG SAID ELY R/W 103.03 FT THENCE N48DEG20'42"W ALONG SAID ELY R/W 9.51 FT THENCE N41DEG38'24"E ALONG SAID ELY R/W 55 FT THENCE N19DEG19'42"W ALONG SAID ELY R/W 51.47 FT TO SELY R/W LINE OF ALLEY IN BLK 28 THENCE N41DEG38'24"E ALONG SAID SELY R/W 79 FT THENCE S48DEG21'01"E 41.38 FT THENCE N47DEG40'58"E 59.25 FT THENCE S48DEG 21'07"E 12.62 FT TO NLY R/W OF W 2ND STREET THENCE 30.96 FT ALONG SAID NLY R/W ALONG A NON-TANGENTIAL CURVE CONCAVE E HAVING A RADIUS OF 259.73 FT A CENTRAL ANGLE OF 06DEG 49'41" THE CHORD OF WHICH BEARS S04DEG18'34"W THENCE S00DEG53'43"W ALONG SAID NLY R/W 43.58 FT THENCE 63.82 FT ALONG SAID NLY R/W ALONG A NON-TANGENTIAL CURVE CONCAVE W HAVING A RADIUS OF 183.62 FT A CENTRAL ANGLE OF 19DEG54'54" THE CHORD OF WHICH BEARS S10DEG51'10"W THENCE S41DEG38'13"W 180.69 FT TO PT OF BEG						
Taxpayer Details							
Taxpayer Name	NEW BURNHAM LLC						
and Address:	575 SE 9TH ST MINNEAPOLIS MN 55414						
Owner Details							
Owner Name	NEW BURNHAM LLC						
Payable 2025 Tax Summary							
2025 - Net Tax				\$73,066.00			
2025 - Special Assessments				\$0.00			
2025 - Total Tax & Special Assessments				\$73,066.00			
Current Tax Due (as of 12/17/2025)							
Due May 15		Due October 15		Total Due			
2025 - 1st Half Tax	\$36,533.00	2025 - 2nd Half Tax	\$36,533.00	2025 - 1st Half Tax Due	\$0.00		
2025 - 1st Half Tax Paid	\$36,533.00	2025 - 2nd Half Tax Paid	\$36,533.00	2025 - 2nd Half Tax Due	\$0.00		
2025 - 1st Half Due	\$0.00	2025 - 2nd Half Due	\$0.00	2025 - Total Due	\$0.00		
Parcel Details							
Property Address:	521 W 2ND ST, DULUTH MN						
School District:	709						
Tax Increment District:	117						
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
205	0 - Non Homestead	\$197,500	\$4,417,700	\$4,615,200	\$0	\$0	-
Total:		\$197,500	\$4,417,700	\$4,615,200	\$0	\$0	57690



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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: 0.00
Lot Depth: 0.00

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 (LEIJONA)

Improvement Type	Year Built	Main Floor Ft ²		Gross Area Ft ²	Basement Finish	Style Code & Desc.																					
APARTMENT	1923	6,204		24,816	-	HI - HI RISE																					
<table><tr><th>Segment</th><th>Story</th><th>Width</th><th>Length</th><th>Area</th><th colspan="2">Foundation</th></tr><tr><td>BAS</td><td>4</td><td>47</td><td>132</td><td>6,204</td><td colspan="2">BASEMENT</td></tr><tr><td>BMT</td><td>1</td><td>47</td><td>132</td><td>6,204</td><td colspan="2">FOUNDATION</td></tr></table>							Segment	Story	Width	Length	Area	Foundation		BAS	4	47	132	6,204	BASEMENT		BMT	1	47	132	6,204	FOUNDATION	
Segment	Story	Width	Length	Area	Foundation																						
BAS	4	47	132	6,204	BASEMENT																						
BMT	1	47	132	6,204	FOUNDATION																						
Efficiency		One Bedroom		Two Bedroom		Three Bedroom																					
16 UNITS		11 UNITS		6 UNITS																							

Sales Reported to the St. Louis County Auditor

Sale Date	Purchase Price	CRV Number
04/2010	\$54,000	189408

Assessment History

Year	Class Code (Legend)	Land EMV	Bldg EMV	Total EMV	Def Land EMV	Def Bldg EMV	Net Tax Capacity
2024 Payable 2025	205	\$187,200	\$4,186,800	\$4,374,000	\$0	\$0	-
	Total	\$187,200	\$4,186,800	\$4,374,000	\$0	\$0	54,675.00
2023 Payable 2024	205	\$183,500	\$4,104,300	\$4,287,800	\$0	\$0	-
	Total	\$183,500	\$4,104,300	\$4,287,800	\$0	\$0	53,598.00
2022 Payable 2023	233	\$82,700	\$100	\$82,800	\$0	\$0	-
	Total	\$82,700	\$100	\$82,800	\$0	\$0	1,242.00
2021 Payable 2022	233	\$82,700	\$100	\$82,800	\$0	\$0	-
	Total	\$82,700	\$100	\$82,800	\$0	\$0	1,242.00

Tax Detail History

Tax Year	Tax	Special Assessments	Total Tax & Special Assessments	Taxable Land MV	Taxable Building MV	Total Taxable MV
2024	\$73,882.00	\$0.00	\$73,882.00	\$183,500	\$4,104,300	\$4,287,800
2023	\$1,791.38	\$70.62	\$1,862.00	\$82,700	\$100	\$82,800
2022	\$1,965.86	\$70.14	\$2,036.00	\$82,700	\$100	\$82,800



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