



PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 12/14/2025 10:43:18 AM

General Details							
Parcel ID:	010-1310-01950						
Document:	Abstract - 01484545						
Document:	Torrens - 1077691.0						
Document Date:	03/13/2024						
Legal Description Details							
Plat Name:	DULUTH PROPER THIRD DIVISION						
Section	Township	Range	Lot	Block			
-	-	-	-	075			
Description:	E 32 FT 9.5 INCHES OF S 50 FT OF LOT 92 & W 6 FT OF N 50 FT OF LOT 89 & E 32 FT 9.5 INCHES OF LOT 91						
Taxpayer Details							
Taxpayer Name	MCKEON NANCY L LIFETIME TRUST						
and Address:	C/O NANCY MCKEON 521 W 6TH ST DULUTH MN 55806						
Owner Details							
Owner Name	MCKEON NANCY L LIFETIME TRUST						
Payable 2025 Tax Summary							
2025 - Net Tax				\$6,053.00			
2025 - Special Assessments				\$29.00			
2025 - Total Tax & Special Assessments				\$6,082.00			
Current Tax Due (as of 12/13/2025)							
Due May 15		Due October 15			Total Due		
2025 - 1st Half Tax	\$3,041.00	2025 - 2nd Half Tax	\$3,041.00	2025 - 1st Half Tax Due	\$0.00		
2025 - 1st Half Tax Paid	\$3,041.00	2025 - 2nd Half Tax Paid	\$3,041.00	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 6TH ST, DULUTH MN						
School District:	709						
Tax Increment District:	-						
Property/Homesteader:	MCKEON, NANCY L						
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)	\$103,700	\$375,400	\$479,100	\$0	\$0	-
Total:		\$103,700	\$375,400	\$479,100	\$0	\$0	4759



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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 (TOWNHOME)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
HOUSE	1993	896	1,568	AVG Quality / 448 Ft ²	2TH - TOWNHOME
Segment	Story	Width	Length	Area	Foundation
BAS	1	0	0	224	WALKOUT BASEMENT
BAS	2	0	0	224	WALKOUT BASEMENT
BAS	2	0	0	448	DOUBLE TUCK UNDER WITH FINISHED BASEMENT
DK	1	0	0	140	PIERS AND FOOTINGS
SP	1	0	0	140	PIERS AND FOOTINGS
Bath Count	Bedroom Count	Room Count	Fireplace Count	HVAC	
2.0 BATHS	3 BEDROOMS	-	1	C&AIR_COND, GAS	

Sales Reported to the St. Louis County Auditor

Sale Date	Purchase Price	CRV Number
09/2018	\$300,000 (This is part of a multi parcel sale.)	229052
12/1993	\$136,000 (This is part of a multi parcel sale.)	121675

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	\$105,900	\$343,000	\$448,900	\$0	\$0	-
	Total	\$105,900	\$343,000	\$448,900	\$0	\$0	4,430.00
2023 Payable 2024	201	\$102,600	\$308,000	\$410,600	\$0	\$0	-
	Total	\$102,600	\$308,000	\$410,600	\$0	\$0	4,106.00
2022 Payable 2023	201	\$96,000	\$285,400	\$381,400	\$0	\$0	-
	Total	\$96,000	\$285,400	\$381,400	\$0	\$0	3,801.00
2021 Payable 2022	201	\$50,500	\$247,000	\$297,500	\$0	\$0	-
	Total	\$50,500	\$247,000	\$297,500	\$0	\$0	2,924.00

Tax Detail History

Tax Year	Tax	Special Assessments	Total Tax & Special Assessments	Taxable Land MV	Taxable Building MV	Total Taxable MV
2024	\$5,783.00	\$25.00	\$5,808.00	\$102,598	\$307,995	\$410,593
2023	\$5,679.00	\$25.00	\$5,704.00	\$95,666	\$284,407	\$380,073
2022	\$4,809.00	\$25.00	\$4,834.00	\$49,622	\$242,708	\$292,330



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