



PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 5/13/2025 9:54:25 PM

General Details							
Parcel ID:	010-1350-05970						
Document:	Abstract - 01409700						
Document Date:	03/31/2021						
Legal Description Details							
Plat Name:	DULUTH PROPER THIRD DIVISION						
Section	Township	Range	Lot	Block			
-	-	-	-	115			
Description:	LOT 10 EX 10 FT FOR ALLEY						
Taxpayer Details							
Taxpayer Name	C&D MANAGEMENT COMPANY LLC						
and Address:	1863 WILDWOOD RD						
	DULUTH MN 55802						
Owner Details							
Owner Name	C&D MANAGEMENT COMPANY LLC						
Payable 2025 Tax Summary							
2025 - Net Tax				\$3,595.00			
2025 - Special Assessments				\$29.00			
2025 - Total Tax & Special Assessments				\$3,624.00			
Current Tax Due (as of 5/12/2025)							
Due May 15		Due October 15			Total Due		
2025 - 1st Half Tax	\$1,812.00	2025 - 2nd Half Tax	\$1,812.00	2025 - 1st Half Tax Due	\$1,812.00		
2025 - 1st Half Tax Paid	\$0.00	2025 - 2nd Half Tax Paid	\$0.00	2025 - 2nd Half Tax Due	\$1,812.00		
2025 - 1st Half Due	\$1,812.00	2025 - 2nd Half Due	\$1,812.00	2025 - Total Due	\$3,624.00		
Parcel Details							
Property Address:	16 W 9TH ST, 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
207	0 - Non Homestead	\$53,000	\$176,200	\$229,200	\$0	\$0	-
Total:		\$53,000	\$176,200	\$229,200	\$0	\$0	2865



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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/frnPlatStatPopUp.aspx>. If there are any questions, please email PropertyTax@stlouiscountymn.gov.

Improvement 1 Details (TRIPLEX)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
HOUSE	1890	1,056	1,848	U Quality / 0 Ft ²	2MF - DUP&TRI
Segment	Story	Width	Length	Area	Foundation
BAS	1.7	44	24	1,056	WALKOUT BASEMENT
DK	2	24	10	240	PIERS AND FOOTINGS
OP	1	20	6	120	PIERS AND FOOTINGS
Bath Count	Bedroom Count	Room Count	Fireplace Count	HVAC	
2.25 BATHS	5 BEDROOMS	-	0	CENTRAL, GAS	

Improvement 2 Details (Shed)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
STORAGE BUILDING	0	216	216	-	-
Segment	Story	Width	Length	Area	Foundation
BAS	1	18	12	216	POST ON GROUND

Sales Reported to the St. Louis County Auditor

Sale Date	Purchase Price	CRV Number
03/2021	\$156,000	241872
05/2009	\$115,000	185723

Assessment History

Year	Class Code (Legend)	Land EMV	Bldg EMV	Total EMV	Def Land EMV	Def Bldg EMV	Net Tax Capacity
2024 Payable 2025	207	\$54,100	\$161,100	\$215,200	\$0	\$0	-
	Total	\$54,100	\$161,100	\$215,200	\$0	\$0	2,690.00
2023 Payable 2024	207	\$52,500	\$144,500	\$197,000	\$0	\$0	-
	Total	\$52,500	\$144,500	\$197,000	\$0	\$0	2,463.00
2022 Payable 2023	207	\$49,100	\$134,000	\$183,100	\$0	\$0	-
	Total	\$49,100	\$134,000	\$183,100	\$0	\$0	2,289.00
2021 Payable 2022	207	\$33,500	\$180,200	\$213,700	\$0	\$0	-
	Total	\$33,500	\$180,200	\$213,700	\$0	\$0	2,671.00



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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	\$3,395.00	\$25.00	\$3,420.00	\$52,500	\$144,500	\$197,000
2023	\$3,349.00	\$25.00	\$3,374.00	\$49,100	\$134,000	\$183,100
2022	\$4,291.00	\$25.00	\$4,316.00	\$33,500	\$180,200	\$213,700

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