



PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 5/4/2025 5:03:50 PM

| General Details | | | | | | | |
|---|--|----------------------------|-------------------|-------------------------|-------------------|-----------------|---------------------|
| Parcel ID: | 010-1350-10340 | | | | | | |
| Document: | Abstract - 1274342T964865 | | | | | | |
| Document Date: | 11/02/2015 | | | | | | |
| Legal Description Details | | | | | | | |
| Plat Name: | DULUTH PROPER THIRD DIVISION | | | | | | |
| Section | Township | Range | Lot | Block | | | |
| - | - | - | - | 135 | | | |
| Description: | LOTS 70 AND 72 | | | | | | |
| Taxpayer Details | | | | | | | |
| Taxpayer Name | KBJR TV | | | | | | |
| and Address: | ATTN: ACCOUNTS PAYABLE 4370 PEACHTREE RD NE ATLANTA GA 30319 | | | | | | |
| Owner Details | | | | | | | |
| Owner Name | KBJR TELEVISION INC | | | | | | |
| Payable 2025 Tax Summary | | | | | | | |
| 2025 - Net Tax | | | | \$2,312.00 | | | |
| 2025 - Special Assessments | | | | \$0.00 | | | |
| 2025 - Total Tax & Special Assessments | | | | \$2,312.00 | | | |
| Current Tax Due (as of 5/3/2025) | | | | | | | |
| Due May 15 | | Due October 15 | | | Total Due | | |
| 2025 - 1st Half Tax | \$1,156.00 | 2025 - 2nd Half Tax | \$1,156.00 | 2025 - 1st Half Tax Due | \$1,156.00 | | |
| 2025 - 1st Half Tax Paid | \$0.00 | 2025 - 2nd Half Tax Paid | \$0.00 | 2025 - 2nd Half Tax Due | \$1,156.00 | | |
| 2025 - 1st Half Due | \$1,156.00 | 2025 - 2nd Half Due | \$1,156.00 | 2025 - Total Due | \$2,312.00 | | |
| Parcel Details | | | | | | | |
| Property Address: | - | | | | | | |
| 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 |
| 233 | 0 - Non Homestead | \$40,600 | \$35,200 | \$75,800 | \$0 | \$0 | - |
| Total: | | \$40,600 | \$35,200 | \$75,800 | \$0 | \$0 | 1516 |



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Land Details

Deeded Acres: 0.00
Waterfront: -
Water Front Feet: 0.00
Water Code & Desc: -
Gas Code & Desc: -
Sewer Code & Desc: -
Lot Width: 100.00
Lot Depth: 150.00

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 (MECH BLDG)

| Improvement Type | Year Built | Main Floor Ft ² | Gross Area Ft ² | Basement Finish | Style Code & Desc. |
|---------------------|------------|----------------------------|----------------------------|-----------------|--------------------|
| MECHANICAL BUILDING | 1953 | 3,358 | 3,358 | - | - |
| Segment | Story | Width | Length | Area | Foundation |
| BAS | 1 | 0 | 0 | 3,358 | FOUNDATION |

Improvement 2 Details (MISC STOR)

| Improvement Type | Year Built | Main Floor Ft ² | Gross Area Ft ² | Basement Finish | Style Code & Desc. |
|------------------|------------|----------------------------|----------------------------|-----------------|--------------------|
| UTILITY | 0 | 192 | 192 | - | LT - LT UTILITY |
| Segment | Story | Width | Length | Area | Foundation |
| BAS | 1 | 12 | 16 | 192 | FLOATING SLAB |

Improvement 3 Details (MISC STOR)

| Improvement Type | Year Built | Main Floor Ft ² | Gross Area Ft ² | Basement Finish | Style Code & Desc. |
|------------------|------------|----------------------------|----------------------------|-----------------|--------------------|
| UTILITY | 0 | 192 | 192 | - | LT - LT UTILITY |
| Segment | Story | Width | Length | Area | Foundation |
| BAS | 1 | 12 | 16 | 192 | FLOATING SLAB |

Sales Reported to the St. Louis County Auditor

| Sale Date | Purchase Price | CRV Number |
|-----------|--|------------|
| 11/2015 | \$3,042,271 (This is part of a multi parcel sale.) | 213601 |

Assessment History

| Year | Class Code (Legend) | Land EMV | Bldg EMV | Total EMV | Def Land EMV | Def Bldg EMV | Net Tax Capacity |
|-------------------|------------------------|----------|-----------|-----------|--------------|--------------|------------------|
| 2024 Payable 2025 | 233 | \$41,000 | \$32,000 | \$73,000 | \$0 | \$0 | - |
| | Total | \$41,000 | \$32,000 | \$73,000 | \$0 | \$0 | 1,460.00 |
| 2023 Payable 2024 | 233 | \$20,500 | \$28,900 | \$49,400 | \$0 | \$0 | - |
| | Total | \$20,500 | \$28,900 | \$49,400 | \$0 | \$0 | 959.00 |
| 2022 Payable 2023 | 233 | \$10,900 | \$300,500 | \$311,400 | \$0 | \$0 | - |
| | Total | \$10,900 | \$300,500 | \$311,400 | \$0 | \$0 | 5,478.00 |
| 2021 Payable 2022 | 233 | \$11,500 | \$300,500 | \$312,000 | \$0 | \$0 | - |
| | Total | \$11,500 | \$300,500 | \$312,000 | \$0 | \$0 | 5,490.00 |



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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 | \$1,536.00 | \$0.00 | \$1,536.00 | \$20,500 | \$28,900 | \$49,400 |
| 2023 | \$8,886.00 | \$0.00 | \$8,886.00 | \$10,900 | \$300,500 | \$311,400 |
| 2022 | \$10,046.00 | \$0.00 | \$10,046.00 | \$11,500 | \$300,500 | \$312,000 |

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