



PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 5/2/2025 11:15:29 PM

General Details							
Parcel ID:	010-1350-13820						
Document:	Abstract - 01420406						
Document Date:	07/22/2021						
Legal Description Details							
Plat Name:	DULUTH PROPER THIRD DIVISION						
Section	Township	Range	Lot	Block			
-	-	-	0098	161			
Description:	W 1/2						
Taxpayer Details							
Taxpayer Name	OMAN EDDY & HALVERSON DONALD JR						
and Address:	5092 HOWARD GNESEN RD						
	DULUTH MN 55803						
Owner Details							
Owner Name	HALVERSON DONALD JR						
Owner Name	OMAN EDDY						
Payable 2025 Tax Summary							
2025 - Net Tax			\$1,323.00				
2025 - Special Assessments			\$29.00				
2025 - Total Tax & Special Assessments			\$1,352.00				
Current Tax Due (as of 5/1/2025)							
Due May 15		Due October 15			Total Due		
2025 - 1st Half Tax \$676.00		2025 - 2nd Half Tax \$676.00			2025 - 1st Half Tax Due \$676.00		
2025 - 1st Half Tax Paid \$0.00		2025 - 2nd Half Tax Paid \$0.00			2025 - 2nd Half Tax Due \$676.00		
2025 - 1st Half Due \$676.00		2025 - 2nd Half Due \$676.00			2025 - Total Due \$1,352.00		
Parcel Details							
Property Address:	1016 N 6TH AVE E, 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	\$12,400	\$81,900	\$94,300	\$0	\$0	-
Total:		\$12,400	\$81,900	\$94,300	\$0	\$0	943



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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 (HOUSE)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
HOUSE	1881	593	997	U Quality / 0 Ft ²	2MS - MULTI STRY
Segment	Story	Width	Length	Area	Foundation
BAS	1	0	0	189	BASEMENT
BAS	2	0	0	404	BASEMENT
OP	1	3	5	15	PIERS AND FOOTINGS
Bath Count	Bedroom Count	Room Count	Fireplace Count	HVAC	
1.0 BATH	2 BEDROOMS	5 ROOMS	0	CENTRAL, GAS	

Sales Reported to the St. Louis County Auditor

Sale Date	Purchase Price	CRV Number
07/2021	\$12,000	243851

Assessment History

Year	Class Code (Legend)	Land EMV	Bldg EMV	Total EMV	Def Land EMV	Def Bldg EMV	Net Tax Capacity
2024 Payable 2025	204	\$12,400	\$84,500	\$96,900	\$0	\$0	-
	Total	\$12,400	\$84,500	\$96,900	\$0	\$0	969.00
2023 Payable 2024	204	\$14,800	\$71,900	\$86,700	\$0	\$0	-
	Total	\$14,800	\$71,900	\$86,700	\$0	\$0	867.00
2022 Payable 2023	204	\$13,900	\$68,100	\$82,000	\$0	\$0	-
	Total	\$13,900	\$68,100	\$82,000	\$0	\$0	820.00
2021 Payable 2022	204	\$12,900	\$55,400	\$68,300	\$0	\$0	-
	Total	\$12,900	\$55,400	\$68,300	\$0	\$0	683.00

Tax Detail History

Tax Year	Tax	Special Assessments	Total Tax & Special Assessments	Taxable Land MV	Taxable Building MV	Total Taxable MV
2024	\$1,221.00	\$25.00	\$1,246.00	\$14,800	\$71,900	\$86,700
2023	\$1,225.00	\$25.00	\$1,250.00	\$13,900	\$68,100	\$82,000
2022	\$1,121.00	\$25.00	\$1,146.00	\$12,900	\$55,400	\$68,300



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