



PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 5/4/2025 4:05:47 AM

| General Details | | | | | | | |
|---|------------------------------------|----------------------------|-------------------|-------------------------|-------------------|-----------------|---------------------|
| Parcel ID: | 010-1480-02580 | | | | | | |
| Document: | Abstract - 1366894 | | | | | | |
| Document Date: | 11/05/2019 | | | | | | |
| Legal Description Details | | | | | | | |
| Plat Name: | ENDION DIVISION OF DULUTH | | | | | | |
| Section | Township | Range | Lot | Block | | | |
| - | - | - | - | 065 | | | |
| Description: | LOT 13 AND ELY 1/2 OF LOT 14 | | | | | | |
| Taxpayer Details | | | | | | | |
| Taxpayer Name | CARLSON CAROL L & CRAIG S | | | | | | |
| and Address: | 16 W COLLEGE ST DULUTH MN 55812 | | | | | | |
| Owner Details | | | | | | | |
| Owner Name | CARLSON CAROL L | | | | | | |
| Owner Name | CARLSON CRAIG S | | | | | | |
| Payable 2025 Tax Summary | | | | | | | |
| 2025 - Net Tax | | | | \$5,989.00 | | | |
| 2025 - Special Assessments | | | | \$29.00 | | | |
| 2025 - Total Tax & Special Assessments | | | | \$6,018.00 | | | |
| Current Tax Due (as of 5/3/2025) | | | | | | | |
| Due May 15 | | Due October 15 | | | Total Due | | |
| 2025 - 1st Half Tax | \$3,009.00 | 2025 - 2nd Half Tax | \$3,009.00 | 2025 - 1st Half Tax Due | \$3,009.00 | | |
| 2025 - 1st Half Tax Paid | \$0.00 | 2025 - 2nd Half Tax Paid | \$0.00 | 2025 - 2nd Half Tax Due | \$3,009.00 | | |
| 2025 - 1st Half Due | \$3,009.00 | 2025 - 2nd Half Due | \$3,009.00 | 2025 - Total Due | \$6,018.00 | | |
| Parcel Details | | | | | | | |
| Property Address: | 2013 E 1ST 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 | \$31,600 | \$346,900 | \$378,500 | \$0 | \$0 | - |
| Total: | | \$31,600 | \$346,900 | \$378,500 | \$0 | \$0 | 4731 |



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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 (DUPLEX)

| Improvement Type | Year Built | Main Floor Ft ² | Gross Area Ft ² | Basement Finish | Style Code & Desc. |
|------------------|---------------|----------------------------|----------------------------|-------------------------------|--------------------|
| HOUSE | 1925 | 1,300 | 3,250 | U Quality / 0 Ft ² | 2MF - DUP&TRI |
| Segment | Story | Width | Length | Area | Foundation |
| BAS | 2.5 | 26 | 50 | 1,300 | BASEMENT |
| DK | 0 | 4 | 8 | 32 | - |
| OP | 0 | 4 | 8 | 32 | PIERS AND FOOTINGS |
| Bath Count | Bedroom Count | Room Count | Fireplace Count | HVAC | |
| 3.5 BATHS | 5+ BEDROOM | - | 2 | C&AIR_EXCH, GAS | |

Improvement 2 Details (22X24 DG)

| Improvement Type | Year Built | Main Floor Ft ² | Gross Area Ft ² | Basement Finish | Style Code & Desc. |
|------------------|------------|----------------------------|----------------------------|-----------------|--------------------|
| GARAGE | 1964 | 528 | 528 | - | DETACHED |
| Segment | Story | Width | Length | Area | Foundation |
| BAS | 0 | 22 | 24 | 528 | FLOATING SLAB |

Sales Reported to the St. Louis County Auditor

| Sale Date | Purchase Price | CRV Number |
|-----------|----------------|------------|
| 10/2008 | \$265,000 | 184192 |
| 03/2004 | \$265,098 | 157654 |
| 09/2002 | \$220,000 | 148682 |

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 | \$31,600 | \$326,900 | \$358,500 | \$0 | \$0 | - |
| | Total | \$31,600 | \$326,900 | \$358,500 | \$0 | \$0 | 4,481.00 |
| 2023 Payable 2024 | 207 | \$37,100 | \$282,000 | \$319,100 | \$0 | \$0 | - |
| | Total | \$37,100 | \$282,000 | \$319,100 | \$0 | \$0 | 3,989.00 |
| 2022 Payable 2023 | 207 | \$35,100 | \$264,400 | \$299,500 | \$0 | \$0 | - |
| | Total | \$35,100 | \$264,400 | \$299,500 | \$0 | \$0 | 3,744.00 |
| 2021 Payable 2022 | 207 | \$29,300 | \$264,500 | \$293,800 | \$0 | \$0 | - |
| | Total | \$29,300 | \$264,500 | \$293,800 | \$0 | \$0 | 3,673.00 |



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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 | \$5,499.00 | \$25.00 | \$5,524.00 | \$37,100 | \$282,000 | \$319,100 |
| 2023 | \$5,479.00 | \$25.00 | \$5,504.00 | \$35,100 | \$264,400 | \$299,500 |
| 2022 | \$5,901.00 | \$25.00 | \$5,926.00 | \$29,300 | \$264,500 | \$293,800 |

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