



# PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 12/14/2025 11:26:29 AM

| General Details                                   |                                      |                            |                   |                         |                 |                 |                     |
|---------------------------------------------------|--------------------------------------|----------------------------|-------------------|-------------------------|-----------------|-----------------|---------------------|
| Parcel ID:                                        | 010-1480-03960                       |                            |                   |                         |                 |                 |                     |
| Document:                                         | Torrens - 1027835.0                  |                            |                   |                         |                 |                 |                     |
| Document Date:                                    | 08/19/2020                           |                            |                   |                         |                 |                 |                     |
| Legal Description Details                         |                                      |                            |                   |                         |                 |                 |                     |
| Plat Name:                                        | ENDION DIVISION OF DULUTH            |                            |                   |                         |                 |                 |                     |
| Section                                           | Township                             | Range                      | Lot               | Block                   |                 |                 |                     |
| -                                                 | -                                    | -                          | 0001              | 073                     |                 |                 |                     |
| Description:                                      | LOT: 0001 BLOCK:073                  |                            |                   |                         |                 |                 |                     |
| Taxpayer Details                                  |                                      |                            |                   |                         |                 |                 |                     |
| Taxpayer Name                                     | GEM HOLDINGS LLC                     |                            |                   |                         |                 |                 |                     |
| and Address:                                      | 4629 AIRPARK BLVD<br>DULUTH MN 55811 |                            |                   |                         |                 |                 |                     |
| Owner Details                                     |                                      |                            |                   |                         |                 |                 |                     |
| Owner Name                                        | GEM HOLDINGS LLC                     |                            |                   |                         |                 |                 |                     |
| Payable 2025 Tax Summary                          |                                      |                            |                   |                         |                 |                 |                     |
| 2025 - Net Tax                                    |                                      |                            | \$8,627.00        |                         |                 |                 |                     |
| 2025 - Special Assessments                        |                                      |                            | \$29.00           |                         |                 |                 |                     |
| <b>2025 - Total Tax &amp; Special Assessments</b> |                                      |                            | <b>\$8,656.00</b> |                         |                 |                 |                     |
| Current Tax Due (as of 12/13/2025)                |                                      |                            |                   |                         |                 |                 |                     |
| Due May 15                                        |                                      | Due October 15             |                   |                         | Total Due       |                 |                     |
| 2025 - 1st Half Tax                               | \$4,328.00                           | 2025 - 2nd Half Tax        | \$4,328.00        | 2025 - 1st Half Tax Due | \$0.00          |                 |                     |
| 2025 - 1st Half Tax Paid                          | \$4,328.00                           | 2025 - 2nd Half Tax Paid   | \$4,328.00        | 2025 - 2nd Half Tax Due | \$0.00          |                 |                     |
| <b>2025 - 1st Half Due</b>                        | <b>\$0.00</b>                        | <b>2025 - 2nd Half Due</b> | <b>\$0.00</b>     | <b>2025 - Total Due</b> | <b>\$0.00</b>   |                 |                     |
| Parcel Details                                    |                                      |                            |                   |                         |                 |                 |                     |
| Property Address:                                 | 1902 E 3RD ST, DULUTH MN             |                            |                   |                         |                 |                 |                     |
| School District:                                  | 709                                  |                            |                   |                         |                 |                 |                     |
| Tax Increment District:                           | -                                    |                            |                   |                         |                 |                 |                     |
| Property/Homesteader:                             | -                                    |                            |                   |                         |                 |                 |                     |
| Assessment Details (2025 Payable 2026)            |                                      |                            |                   |                         |                 |                 |                     |
| Class Code<br>(Legend)                            | Homestead<br>Status                  | Land<br>EMV                | Bldg<br>EMV       | Total<br>EMV            | Def Land<br>EMV | Def Bldg<br>EMV | Net Tax<br>Capacity |
| 207                                               | 0 - Non Homestead                    | \$26,100                   | \$520,200         | \$546,300               | \$0             | \$0             | -                   |
| Total:                                            |                                      | \$26,100                   | \$520,200         | \$546,300               | \$0             | \$0             | 6829                |



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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](mailto:PropertyTax@stlouiscountymn.gov).

## Improvement 1 Details (House)

| Improvement Type | Year Built    | Main Floor Ft <sup>2</sup> | Gross Area Ft <sup>2</sup> | Basement Finish                  | Style Code & Desc.       |
|------------------|---------------|----------------------------|----------------------------|----------------------------------|--------------------------|
| HOUSE            | 1915          | 1,621                      | 3,178                      | GD Quality / 770 Ft <sup>2</sup> | 2XL - XTRA LRG           |
| Segment          | Story         | Width                      | Length                     | Area                             | Foundation               |
| BAS              | 1             | 16                         | 4                          | 64                               | SINGLE TUCK UNDER GARAGE |
| BAS              | 2             | 17                         | 3                          | 51                               | WALKOUT BASEMENT         |
| BAS              | 2             | 22                         | 8                          | 176                              | WALKOUT BASEMENT         |
| BAS              | 2             | 23                         | 12                         | 276                              | SINGLE TUCK UNDER GARAGE |
| BAS              | 2             | 34                         | 31                         | 1,054                            | WALKOUT BASEMENT         |
| DK               | 0             | 12                         | 8                          | 96                               | PIERS AND FOOTINGS       |
| DK               | 0             | 16                         | 4                          | 64                               | PIERS AND FOOTINGS       |
| OP               | 0             | 6                          | 7                          | 42                               | PIERS AND FOOTINGS       |
| Bath Count       | Bedroom Count | Room Count                 | Fireplace Count            | HVAC                             |                          |
| 2.25 BATHS       | 5 BEDROOMS    | -                          | 1                          | CENTRAL, GAS                     |                          |

## Sales Reported to the St. Louis County Auditor

| Sale Date | Purchase Price | CRV Number |
|-----------|----------------|------------|
| 07/2012   | \$317,750      | 197771     |
| 08/2004   | \$369,000      | 160586     |

## Assessment History

| Year              | Class Code<br>(Legend) | Land EMV | Bldg EMV  | Total EMV | Def Land EMV | Def Bldg EMV | Net Tax Capacity |
|-------------------|------------------------|----------|-----------|-----------|--------------|--------------|------------------|
| 2024 Payable 2025 | 207                    | \$26,100 | \$490,300 | \$516,400 | \$0          | \$0          | -                |
|                   | Total                  | \$26,100 | \$490,300 | \$516,400 | \$0          | \$0          | 6,455.00         |
| 2023 Payable 2024 | 207                    | \$30,700 | \$423,100 | \$453,800 | \$0          | \$0          | -                |
|                   | Total                  | \$30,700 | \$423,100 | \$453,800 | \$0          | \$0          | 5,673.00         |
| 2022 Payable 2023 | 207                    | \$29,000 | \$396,600 | \$425,600 | \$0          | \$0          | -                |
|                   | Total                  | \$29,000 | \$396,600 | \$425,600 | \$0          | \$0          | 5,320.00         |
| 2021 Payable 2022 | 207                    | \$24,200 | \$367,100 | \$391,300 | \$0          | \$0          | -                |
|                   | Total                  | \$24,200 | \$367,100 | \$391,300 | \$0          | \$0          | 4,891.00         |



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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               | \$7,819.00 | \$25.00             | \$7,844.00                      | \$30,700        | \$423,100           | \$453,800        |
| 2023               | \$7,785.00 | \$25.00             | \$7,810.00                      | \$29,000        | \$396,600           | \$425,600        |
| 2022               | \$7,859.00 | \$25.00             | \$7,884.00                      | \$24,200        | \$367,100           | \$391,300        |

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