



# PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 5/5/2025 6:17:50 PM

General Details							
Parcel ID:	010-1480-06900						
Document:	Abstract - 01420447						
Document Date:	06/25/2021						
Legal Description Details							
Plat Name:	ENDION DIVISION OF DULUTH						
Section	Township	Range	Lot	Block			
-	-	-	-	091			
Description:	N 75 FT OF W1/2 OF LOT 2 AND A STRIP OF LAND ALONG THE E SIDE OF LOT 1 1.23 FT WIDE AT THE N END AND 1.07 FT WIDE AT THE S END AND EXTENDING 19 FT S FROM A POINT 56 FT FROM NE CORNER						
Taxpayer Details							
Taxpayer Name and Address:	MODAL INVESTORS LLC 13949 VENTURA BLVD STE 300 SHERMAN OAKS CA 91423-3570						
Owner Details							
Owner Name	MODAL INVESTORS LLC						
Payable 2025 Tax Summary							
2025 - Net Tax				\$2,471.00			
2025 - Special Assessments				\$29.00			
<b>2025 - Total Tax &amp; Special Assessments</b>				<b>\$2,500.00</b>			
Current Tax Due (as of 5/4/2025)							
Due May 15		Due October 15			Total Due		
2025 - 1st Half Tax	\$1,250.00	2025 - 2nd Half Tax	\$1,250.00		2025 - 1st Half Tax Due	\$0.00	
2025 - 1st Half Tax Paid	\$1,250.00	2025 - 2nd Half Tax Paid	\$0.00		2025 - 2nd Half Tax Due	\$1,250.00	
<b>2025 - 1st Half Due</b>	<b>\$0.00</b>	<b>2025 - 2nd Half Due</b>	<b>\$1,250.00</b>		<b>2025 - Total Due</b>	<b>\$1,250.00</b>	
Parcel Details							
Property Address:	1506 E 4TH 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
204	0 - Non Homestead	\$6,900	\$184,800	\$191,700	\$0	\$0	-
Total:		\$6,900	\$184,800	\$191,700	\$0	\$0	1917



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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](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	1900	744	1,264	U Quality / 0 Ft <sup>2</sup>	2MS - MULTI STRY
Segment	Story	Width	Length	Area	Foundation
BAS	1	14	16	224	BASEMENT WITH EXTERIOR ENTRANCE
BAS	2	20	26	520	BASEMENT WITH EXTERIOR ENTRANCE
CN	0	3	6	18	POST ON GROUND
OP	0	5	7	35	POST ON GROUND
Bath Count	Bedroom Count	Room Count	Fireplace Count	HVAC	
1.75 BATHS	5 BEDROOMS	-	1	CENTRAL, GAS	

## Sales Reported to the St. Louis County Auditor

Sale Date	Purchase Price	CRV Number
07/2021	\$125,000	243865
04/2003	\$84,000	152045
09/2001	\$68,000	145536
07/1998	\$26,700	123045
07/1998	\$37,500	123044

## 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	\$6,900	\$174,200	\$181,100	\$0	\$0	-
	Total	\$6,900	\$174,200	\$181,100	\$0	\$0	1,811.00
2023 Payable 2024	204	\$8,100	\$150,300	\$158,400	\$0	\$0	-
	Total	\$8,100	\$150,300	\$158,400	\$0	\$0	1,584.00
2022 Payable 2023	204	\$7,600	\$140,900	\$148,500	\$0	\$0	-
	Total	\$7,600	\$140,900	\$148,500	\$0	\$0	1,485.00
2021 Payable 2022	204	\$6,400	\$112,900	\$119,300	\$0	\$0	-
	Total	\$6,400	\$112,900	\$119,300	\$0	\$0	1,193.00

## Tax Detail History

Tax Year	Tax	Special Assessments	Total Tax & Special Assessments	Taxable Land MV	Taxable Building MV	Total Taxable MV
2024	\$2,231.00	\$25.00	\$2,256.00	\$8,100	\$150,300	\$158,400
2023	\$2,219.00	\$25.00	\$2,244.00	\$7,600	\$140,900	\$148,500
2022	\$1,959.00	\$25.00	\$1,984.00	\$6,400	\$112,900	\$119,300



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