



# PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 5/14/2025 8:57:01 AM

| General Details                                   |  |                            |                 |                         |                 |                 |                     |
|---|--|----------------------------|-----------------|-------------------------|-----------------|-----------------|---------------------|
| Parcel ID:  | 010-2030-00860                         |                            |                 |                         |                 |                 |                     |
| Document:   | Abstract - 1050154                     |                            |                 |                         |                 |                 |                     |
| Document Date:                                    | 04/30/2007                             |                            |                 |                         |                 |                 |                     |
| Legal Description Details                         |  |                            |                 |                         |                 |                 |                     |
| Plat Name:  | HALLS ADDITION TO ONEOTA DULUTH        |                            |                 |                         |                 |                 |                     |
| Section   | Township                               | Range                      | Lot             | Block                   |                 |                 |                     |
| -   | -                                      | -                          | -               | 006                     |                 |                 |                     |
| Description:                                      | NLY 33 FT OF LOTS 7 AND 8              |                            |                 |                         |                 |                 |                     |
| Taxpayer Details                                  |  |                            |                 |                         |                 |                 |                     |
| Taxpayer Name                                     | TUOMINEN MELANIE K                     |                            |                 |                         |                 |                 |                     |
| and Address:                                      | 627 N 41ST AVE W<br>DULUTH MN 55807    |                            |                 |                         |                 |                 |                     |
| Owner Details                                     |  |                            |                 |                         |                 |                 |                     |
| Owner Name  | TUOMINEN MELANIE K                     |                            |                 |                         |                 |                 |                     |
| Payable 2025 Tax Summary                          |  |                            |                 |                         |                 |                 |                     |
| 2025 - Net Tax                                    |  |                            |                 | \$1,601.00              |                 |                 |                     |
| 2025 - Special Assessments                        |  |                            |                 | \$29.00                 |                 |                 |                     |
| <b>2025 - Total Tax &amp; Special Assessments</b> |  |                            |                 | <b>\$1,630.00</b>       |                 |                 |                     |
| Current Tax Due (as of 5/13/2025)                 |  |                            |                 |                         |                 |                 |                     |
| Due May 15  |  | Due October 15             |                 |                         | Total Due       |                 |                     |
| 2025 - 1st Half Tax                               | \$815.00                               | 2025 - 2nd Half Tax        | \$815.00        | 2025 - 1st Half Tax Due | \$0.00          |                 |                     |
| 2025 - 1st Half Tax Paid                          | \$815.00                               | 2025 - 2nd Half Tax Paid   | \$0.00          | 2025 - 2nd Half Tax Due | \$815.00        |                 |                     |
| <b>2025 - 1st Half Due</b>                        | <b>\$0.00</b>                          | <b>2025 - 2nd Half Due</b> | <b>\$815.00</b> | <b>2025 - Total Due</b> | <b>\$815.00</b> |                 |                     |
| Parcel Details                                    |  |                            |                 |                         |                 |                 |                     |
| Property Address:                                 | 627 N 41ST AVE W, DULUTH MN            |                            |                 |                         |                 |                 |                     |
| School District:                                  | 709                                    |                            |                 |                         |                 |                 |                     |
| Tax Increment District:                           | -                                      |                            |                 |                         |                 |                 |                     |
| Property/Homesteader:                             | TUOMINEN MELANIE K                     |                            |                 |                         |                 |                 |                     |
| 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 |
| 201   | 1 - Owner Homestead<br>(100.00% total) | \$8,400                    | \$135,800       | \$144,200               | \$0             | \$0             | -                   |
| Total:  |  | \$8,400                    | \$135,800       | \$144,200               | \$0             | \$0             | 1106                |



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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:** 33.00  
**Lot Depth:** 100.00

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

| Improvement Type | Year Built    | Main Floor Ft <sup>2</sup> | Gross Area Ft <sup>2</sup> | Basement Finish                   | Style Code & Desc. |
|------------------|---------------|----------------------------|----------------------------|-----------------------------------|--------------------|
| HOUSE            | 1920          | 730                        | 730                        | ECO Quality / 365 Ft <sup>2</sup> | 3SS - SNGL STRY    |
| Segment          | Story         | Width                      | Length                     | Area                              | Foundation         |
| BAS              | 1             | 10                         | 7                          | 70                                | BASEMENT           |
| BAS              | 1             | 30                         | 22                         | 660                               | BASEMENT           |
| CW               | 1             | 10                         | 6                          | 60                                | PIERS AND FOOTINGS |
| DK               | 1             | 6                          | 10                         | 60                                | POST ON GROUND     |
| Bath Count       | Bedroom Count | Room Count                 | Fireplace Count            | HVAC                              |                    |
| 1.0 BATH         | 3 BEDROOMS    | -                          | -                          | CENTRAL, GAS                      |                    |

## Improvement 2 Details

| Improvement Type | Year Built | Main Floor Ft <sup>2</sup> | Gross Area Ft <sup>2</sup> | Basement Finish | Style Code & Desc. |
|------------------|------------|----------------------------|----------------------------|-----------------|--------------------|
| GARAGE           | 1941       | 180                        | 225                        | -               | ATTACHED           |
| Segment          | Story      | Width                      | Length                     | Area            | Foundation         |
| BAS              | 1.2        | 18                         | 10                         | 180             | FOUNDATION         |

## Sales Reported to the St. Louis County Auditor

| Sale Date | Purchase Price | CRV Number |
|-----------|----------------|------------|
| 04/2007   | \$110,000      | 176814     |
| 03/2005   | \$110,800      | 164706     |
| 10/2003   | \$85,500       | 155767     |
| 06/1999   | \$62,000       | 128405     |
| 02/1995   | \$12,500       | 107925     |

## 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 | 201                    | \$9,100  | \$138,200 | \$147,300 | \$0          | \$0          | -                |
|                   | Total                  | \$9,100  | \$138,200 | \$147,300 | \$0          | \$0          | 1,140.00         |
| 2023 Payable 2024 | 201                    | \$8,600  | \$126,700 | \$135,300 | \$0          | \$0          | -                |
|                   | Total                  | \$8,600  | \$126,700 | \$135,300 | \$0          | \$0          | 1,102.00         |
| 2022 Payable 2023 | 201                    | \$8,400  | \$114,000 | \$122,400 | \$0          | \$0          | -                |
|                   | Total                  | \$8,400  | \$114,000 | \$122,400 | \$0          | \$0          | 962.00           |
| 2021 Payable 2022 | 201                    | \$6,800  | \$91,800  | \$98,600  | \$0          | \$0          | -                |
|                   | Total                  | \$6,800  | \$91,800  | \$98,600  | \$0          | \$0          | 702.00           |



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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               | \$1,589.00 | \$25.00             | \$1,614.00                      | \$7,007         | \$103,230           | \$110,237        |
| 2023               | \$1,477.00 | \$25.00             | \$1,502.00                      | \$6,600         | \$89,576            | \$96,176         |
| 2022               | \$1,203.00 | \$25.00             | \$1,228.00                      | \$4,844         | \$65,390            | \$70,234         |

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