



PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 4/30/2025 3:56:58 AM

General Details							
Parcel ID:	010-2060-00700						
Document:	Torrens - 1056233.0						
Document Date:	04/29/2022						
Legal Description Details							
Plat Name:	HARBOR VIEW FIRST ADDITION DULUTH						
Section	Township	Range	Lot	Block			
-	-	-	0008	015			
Description:	NORTH 1/2						
Taxpayer Details							
Taxpayer Name	BRADSHAW IAN & RICHARD CAITLAN						
and Address:	2531 CHAMBERSBURG AVE DULUTH MN 55811						
Owner Details							
Owner Name	BRADSHAW IAN JAMES						
Owner Name	RICHARD CAITLAN MAIRE						
Payable 2025 Tax Summary							
2025 - Net Tax			\$3,215.00				
2025 - Special Assessments			\$29.00				
2025 - Total Tax & Special Assessments			\$3,244.00				
Current Tax Due (as of 4/29/2025)							
Due May 15		Due October 15			Total Due		
2025 - 1st Half Tax	\$1,622.00	2025 - 2nd Half Tax	\$1,622.00		2025 - 1st Half Tax Due	\$0.00	
2025 - 1st Half Tax Paid	\$1,622.00	2025 - 2nd Half Tax Paid	\$0.00		2025 - 2nd Half Tax Due	\$1,622.00	
2025 - 1st Half Due	\$0.00	2025 - 2nd Half Due	\$1,622.00		2025 - Total Due	\$1,622.00	
Parcel Details							
Property Address:	2531 CHAMBERSBURG AVE, DULUTH MN						
School District:	709						
Tax Increment District:	-						
Property/Homesteader:	BRADSHAW, IAN J & RICHARD, CATILAN M						
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
201	1 - Owner Homestead (100.00% total)	\$32,700	\$235,100	\$267,800	\$0	\$0	-
Total:		\$32,700	\$235,100	\$267,800	\$0	\$0	2454



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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: 100.00
Lot Depth: 86.00

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 (HOUSE)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
HOUSE	1954	868	1,302	ECO Quality / 430 Ft ²	EXB - EXP BUNGLW
Segment	Story	Width	Length	Area	Foundation
BAS	1.5	28	31	868	BASEMENT
Bath Count	Bedroom Count	Room Count	Fireplace Count	HVAC	
1.0 BATH	3 BEDROOMS	7 ROOMS	0	C&AIR_COND, GAS	

Improvement 2 Details (GARAGE)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
GARAGE	1954	294	294	-	ATTACHED
Segment	Story	Width	Length	Area	Foundation
BAS	1	14	21	294	FOUNDATION

Sales Reported to the St. Louis County Auditor

Sale Date	Purchase Price	CRV Number
04/2022	\$212,000	248814

Assessment History

Year	Class Code (Legend)	Land EMV	Bldg EMV	Total EMV	Def Land EMV	Def Bldg EMV	Net Tax Capacity
2024 Payable 2025	201	\$32,700	\$224,000	\$256,700	\$0	\$0	-
	Total	\$32,700	\$224,000	\$256,700	\$0	\$0	2,333.00
2023 Payable 2024	201	\$37,300	\$196,900	\$234,200	\$0	\$0	-
	Total	\$37,300	\$196,900	\$234,200	\$0	\$0	2,180.00
2022 Payable 2023	201	\$37,300	\$168,500	\$205,800	\$0	\$0	-
	Total	\$37,300	\$168,500	\$205,800	\$0	\$0	1,871.00
2021 Payable 2022	201	\$31,800	\$143,600	\$175,400	\$0	\$0	-
	Total	\$31,800	\$143,600	\$175,400	\$0	\$0	1,539.00

Tax Detail History

Tax Year	Tax	Special Assessments	Total Tax & Special Assessments	Taxable Land MV	Taxable Building MV	Total Taxable MV
2024	\$3,093.00	\$25.00	\$3,118.00	\$34,726	\$183,312	\$218,038
2023	\$2,823.00	\$25.00	\$2,848.00	\$33,907	\$153,175	\$187,082
2022	\$2,565.00	\$25.00	\$2,590.00	\$27,910	\$126,036	\$153,946



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