



PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 12/15/2025 12:43:38 PM

General Details							
Parcel ID:	010-2080-03100						
Document:	Abstract - 01246016						
Document Date:	09/15/2014						
Legal Description Details							
Plat Name:	HARRISONS DIVISION OF DULUTH						
Section	Township	Range	Lot	Block			
-	-	-	-	022			
Description:	WLY 16 2/3 FT OF LOT 15 AND ALL OF LOT 16 INC ELY 33 FT OF VAC 27TH AVE E ADJ						
Taxpayer Details							
Taxpayer Name	HISLOP JOHANNA & AARON						
and Address:	2701 BRANCH ST						
	DULUTH MN 55812						
Owner Details							
Owner Name	HISLOP AARON D						
Owner Name	HISLOP JOHANNA C						
Payable 2025 Tax Summary							
2025 - Net Tax				\$6,553.00			
2025 - Special Assessments				\$29.00			
2025 - Total Tax & Special Assessments				\$6,582.00			
Current Tax Due (as of 12/14/2025)							
Due May 15		Due October 15			Total Due		
2025 - 1st Half Tax	\$3,291.00	2025 - 2nd Half Tax	\$3,291.00	2025 - 1st Half Tax Due	\$0.00		
2025 - 1st Half Tax Paid	\$3,291.00	2025 - 2nd Half Tax Paid	\$3,291.00	2025 - 2nd Half Tax Due	\$0.00		
2025 - 1st Half Due	\$0.00	2025 - 2nd Half Due	\$0.00	2025 - Total Due	\$0.00		
Parcel Details							
Property Address:	2701 BRANCH ST, DULUTH MN						
School District:	709						
Tax Increment District:	-						
Property/Homesteader:	HISLOP, JOHANNA C & AARON D						
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)	\$104,800	\$402,500	\$507,300	\$0	\$0	-
Total:		\$104,800	\$402,500	\$507,300	\$0	\$0	5080



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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: 90.00
Lot Depth: 140.00

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	1935	1,579	2,844	ECO Quality / 790 Ft ²	5MS - MULTI STRY
Segment	Story	Width	Length	Area	Foundation
BAS	1	11	8	88	LOW BASEMENT
BAS	1	20	7	140	FOUNDATION
BAS	1.2	23	13	299	LOW BASEMENT
BAS	2	10	50	500	LOW BASEMENT
BAS	2.2	24	23	552	LOW BASEMENT
DK	0	17	11	187	PIERS AND FOOTINGS
OP	1	11	8	88	FOUNDATION
Bath Count	Bedroom Count	Room Count	Fireplace Count	HVAC	
2.0 BATHS	3 BEDROOMS	10 ROOMS	1	CENTRAL, GAS	

Improvement 2 Details (GARAGE)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
GARAGE	2021	952	1,428	-	DETACHED
Segment	Story	Width	Length	Area	Foundation
BAS	1.5	34	28	952	FLOATING SLAB

Sales Reported to the St. Louis County Auditor

Sale Date	Purchase Price	CRV Number
09/2014	\$269,900	207512
06/2012	\$245,000	197527

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	\$63,300	\$419,800	\$483,100	\$0	\$0	-
	Total	\$63,300	\$419,800	\$483,100	\$0	\$0	4,800.00
2023 Payable 2024	201	\$62,600	\$394,300	\$456,900	\$0	\$0	-
	Total	\$62,600	\$394,300	\$456,900	\$0	\$0	4,569.00
2022 Payable 2023	201	\$55,500	\$347,200	\$402,700	\$0	\$0	-
	Total	\$55,500	\$347,200	\$402,700	\$0	\$0	4,017.00
2021 Payable 2022	201	\$45,400	\$263,400	\$308,800	\$0	\$0	-
	Total	\$45,400	\$263,400	\$308,800	\$0	\$0	2,994.00



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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	\$6,433.00	\$25.00	\$6,458.00	\$62,600	\$394,300	\$456,900
2023	\$6,003.00	\$25.00	\$6,028.00	\$55,363	\$346,340	\$401,703
2022	\$4,931.00	\$25.00	\$4,956.00	\$44,011	\$255,341	\$299,352

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