



PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 4/30/2025 8:07:29 PM

| General Details | | | | | | | |
|---|--|----------------------------|-------------------|-------------------------|-------------------|-----------------|---------------------|
| Parcel ID: | 010-2080-03350 | | | | | | |
| Document: | Torrens - 600260 | | | | | | |
| Document: | Abstract - 636015 | | | | | | |
| Document Date: | 07/25/1995 | | | | | | |
| Legal Description Details | | | | | | | |
| Plat Name: | HARRISONS DIVISION OF DULUTH | | | | | | |
| Section | Township | Range | Lot | Block | | | |
| - | - | - | 0009 | 024 | | | |
| Description: | INC LOT 11 BLK 7 GREYSOLON DIV | | | | | | |
| Taxpayer Details | | | | | | | |
| Taxpayer Name | WATTRUS NIGEL L & JANE M | | | | | | |
| and Address: | 29 S 30TH AV E | | | | | | |
| | DULUTH MN 55812 | | | | | | |
| Owner Details | | | | | | | |
| Owner Name | WATTRUS JANE M | | | | | | |
| Owner Name | WATTRUS NIGEL J | | | | | | |
| Payable 2025 Tax Summary | | | | | | | |
| 2025 - Net Tax | | | \$5,905.00 | | | | |
| 2025 - Special Assessments | | | \$29.00 | | | | |
| 2025 - Total Tax & Special Assessments | | | \$5,934.00 | | | | |
| Current Tax Due (as of 4/29/2025) | | | | | | | |
| Due May 15 | | Due October 15 | | | Total Due | | |
| 2025 - 1st Half Tax | \$2,967.00 | 2025 - 2nd Half Tax | \$2,967.00 | 2025 - 1st Half Tax Due | \$2,967.00 | | |
| 2025 - 1st Half Tax Paid | \$0.00 | 2025 - 2nd Half Tax Paid | \$0.00 | 2025 - 2nd Half Tax Due | \$2,967.00 | | |
| 2025 - 1st Half Due | \$2,967.00 | 2025 - 2nd Half Due | \$2,967.00 | 2025 - Total Due | \$5,934.00 | | |
| Parcel Details | | | | | | | |
| Property Address: | 29 S 30TH AVE E, DULUTH MN | | | | | | |
| School District: | 709 | | | | | | |
| Tax Increment District: | - | | | | | | |
| Property/Homesteader: | WATTRUS NIGEL J & JANE 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) | \$75,200 | \$342,200 | \$417,400 | \$0 | \$0 | - |
| Total: | | \$75,200 | \$342,200 | \$417,400 | \$0 | \$0 | 4084 |



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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: 50.00
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/frnPlatStatPopUp.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 | 1922 | 1,188 | 2,150 | U Quality / 0 Ft ² | 5MS - MULTI STRY |
| Segment | Story | Width | Length | Area | Foundation |
| BAS | 1 | 11 | 6 | 66 | BASEMENT |
| BAS | 1 | 16 | 10 | 160 | BASEMENT |
| BAS | 2 | 37 | 26 | 962 | BASEMENT |
| DK | 0 | 16 | 10 | 160 | - |
| OP | 0 | 10 | 6 | 60 | PIERS AND FOOTINGS |
| Bath Count | Bedroom Count | Room Count | | Fireplace Count | HVAC |
| 1.5 BATHS | 4 BEDROOMS | - | | 1 | CENTRAL, GAS |

Improvement 2 Details (DG)

| Improvement Type | Year Built | Main Floor Ft ² | Gross Area Ft ² | Basement Finish | Style Code & Desc. |
|------------------|------------|----------------------------|----------------------------|-----------------|--------------------|
| GARAGE | 1922 | 440 | 440 | - | DETACHED |
| Segment | Story | Width | Length | Area | Foundation |
| BAS | 0 | 22 | 20 | 440 | FLOATING SLAB |

Sales Reported to the St. Louis County Auditor

No Sales information reported.

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 | \$45,500 | \$393,600 | \$439,100 | \$0 | \$0 | - |
| | Total | \$45,500 | \$393,600 | \$439,100 | \$0 | \$0 | 4,321.00 |
| 2023 Payable 2024 | 201 | \$44,900 | \$379,200 | \$424,100 | \$0 | \$0 | - |
| | Total | \$44,900 | \$379,200 | \$424,100 | \$0 | \$0 | 4,241.00 |
| 2022 Payable 2023 | 201 | \$39,900 | \$334,000 | \$373,900 | \$0 | \$0 | - |
| | Total | \$39,900 | \$334,000 | \$373,900 | \$0 | \$0 | 3,703.00 |
| 2021 Payable 2022 | 201 | \$32,600 | \$276,800 | \$309,400 | \$0 | \$0 | - |
| | Total | \$32,600 | \$276,800 | \$309,400 | \$0 | \$0 | 3,000.00 |



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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 | \$5,973.00 | \$25.00 | \$5,998.00 | \$44,900 | \$379,200 | \$424,100 |
| 2023 | \$5,537.00 | \$25.00 | \$5,562.00 | \$39,517 | \$330,794 | \$370,311 |
| 2022 | \$4,941.00 | \$25.00 | \$4,966.00 | \$31,610 | \$268,396 | \$300,006 |

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