



# PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 12/15/2025 12:48:32 PM

| General Details                        |                                                            |                          |             |                         |                 |                 |                     |
|----------------------------------------|------------------------------------------------------------|--------------------------|-------------|-------------------------|-----------------|-----------------|---------------------|
| Parcel ID:                             | 010-2100-00140                                             |                          |             |                         |                 |                 |                     |
| Document:                              | Abstract - 1393722                                         |                          |             |                         |                 |                 |                     |
| Document:                              | Torrens - 1030400                                          |                          |             |                         |                 |                 |                     |
| Document Date:                         | 09/30/2020                                                 |                          |             |                         |                 |                 |                     |
| Legal Description Details              |                                                            |                          |             |                         |                 |                 |                     |
| Plat Name:                             | HARRISONS DIVISION OF DULUTH                               |                          |             |                         |                 |                 |                     |
| Section                                | Township                                                   | Range                    | Lot         | Block                   |                 |                 |                     |
| -                                      | -                                                          | -                        | -           | 047                     |                 |                 |                     |
| Description:                           | LOTS 1 2 & 3 EX SLY 40 FT INC PART OF VACATED ALEXANDER ST |                          |             |                         |                 |                 |                     |
| Taxpayer Details                       |                                                            |                          |             |                         |                 |                 |                     |
| Taxpayer Name                          | CIRCLE K STORES INC                                        |                          |             |                         |                 |                 |                     |
| and Address:                           | PO BOX 52085DC-17                                          |                          |             |                         |                 |                 |                     |
|                                        | PHOENIX AZ 85072-2085                                      |                          |             |                         |                 |                 |                     |
| Owner Details                          |                                                            |                          |             |                         |                 |                 |                     |
| Owner Name                             | HOLIDAY STATIONSTORES LLC                                  |                          |             |                         |                 |                 |                     |
| Payable 2025 Tax Summary               |                                                            |                          |             |                         |                 |                 |                     |
| 2025 - Net Tax                         |                                                            |                          | \$16,332.00 |                         |                 |                 |                     |
| 2025 - Special Assessments             |                                                            |                          | \$0.00      |                         |                 |                 |                     |
| 2025 - Total Tax & Special Assessments |                                                            |                          | \$16,332.00 |                         |                 |                 |                     |
| Current Tax Due (as of 12/14/2025)     |                                                            |                          |             |                         |                 |                 |                     |
| Due May 15                             |                                                            | Due October 15           |             |                         | Total Due       |                 |                     |
| 2025 - 1st Half Tax                    | \$8,166.00                                                 | 2025 - 2nd Half Tax      | \$8,166.00  | 2025 - 1st Half Tax Due | \$0.00          |                 |                     |
| 2025 - 1st Half Tax Paid               | \$8,166.00                                                 | 2025 - 2nd Half Tax Paid | \$8,166.00  | 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:                      | -                                                          |                          |             |                         |                 |                 |                     |
| School District:                       | 709                                                        |                          |             |                         |                 |                 |                     |
| Tax Increment District:                | -                                                          |                          |             |                         |                 |                 |                     |
| Property/Homesteader:                  | -                                                          |                          |             |                         |                 |                 |                     |
| 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 |
| 233                                    | 0 - Non Homestead                                          | \$384,200                | \$131,700   | \$515,900               | \$0             | \$0             | -                   |
| Total:                                 |                                                            | \$384,200                | \$131,700   | \$515,900               | \$0             | \$0             | 10318               |



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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:         | 150.00     |
| Lot Depth:         | 144.00     |

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](mailto:PropertyTax@stlouiscountymn.gov).

## Improvement 1 Details (HOLIDAY)

| Improvement Type  | Year Built | Main Floor Ft <sup>2</sup> | Gross Area Ft <sup>2</sup> | Basement Finish | Style Code & Desc. |
|-------------------|------------|----------------------------|----------------------------|-----------------|--------------------|
| CONVENIENCE STORE | 2001       | 4,477                      | 4,477                      | -               | CST - STORE/GAS    |
| Segment           | Story      | Width                      | Length                     | Area            | Foundation         |
| BAS               | 1          | 0                          | 0                          | 4,477           | FOUNDATION         |

## Improvement 2 Details (PARKING)

| Improvement Type | Year Built | Main Floor Ft <sup>2</sup> | Gross Area Ft <sup>2</sup> | Basement Finish | Style Code & Desc. |
|------------------|------------|----------------------------|----------------------------|-----------------|--------------------|
| PARKING LOT      | 0          | 13,650                     | 13,650                     | -               | A - ASPHALT        |
| Segment          | Story      | Width                      | Length                     | Area            | Foundation         |
| BAS              | 0          | 0                          | 0                          | 13,650          | -                  |

## Sales Reported to the St. Louis County Auditor

| Sale Date | Purchase Price                                   | CRV Number |
|-----------|--------------------------------------------------|------------|
| 09/2020   | \$533,000 (This is part of a multi parcel sale.) | 239154     |

## 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 | 233                    | \$384,200 | \$131,700 | \$515,900   | \$0          | \$0          | -                |
|                   | Total                  | \$384,200 | \$131,700 | \$515,900   | \$0          | \$0          | 10,318.00        |
| 2023 Payable 2024 | 233                    | \$413,800 | \$669,400 | \$1,083,200 | \$0          | \$0          | -                |
|                   | Total                  | \$413,800 | \$669,400 | \$1,083,200 | \$0          | \$0          | 20,914.00        |
| 2022 Payable 2023 | 233                    | \$392,400 | \$634,700 | \$1,027,100 | \$0          | \$0          | -                |
|                   | Total                  | \$392,400 | \$634,700 | \$1,027,100 | \$0          | \$0          | 19,792.00        |
| 2021 Payable 2022 | 233                    | \$392,400 | \$634,700 | \$1,027,100 | \$0          | \$0          | -                |
|                   | Total                  | \$392,400 | \$634,700 | \$1,027,100 | \$0          | \$0          | 19,792.00        |

## Tax Detail History

| Tax Year | Tax         | Special Assessments | Total Tax & Special Assessments | Taxable Land MV | Taxable Building MV | Total Taxable MV |
|----------|-------------|---------------------|---------------------------------|-----------------|---------------------|------------------|
| 2024     | \$33,420.00 | \$0.00              | \$33,420.00                     | \$413,800       | \$669,400           | \$1,083,200      |
| 2023     | \$33,896.00 | \$0.00              | \$33,896.00                     | \$392,400       | \$634,700           | \$1,027,100      |
| 2022     | \$37,464.00 | \$0.00              | \$37,464.00                     | \$392,400       | \$634,700           | \$1,027,100      |



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