



# PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 4/29/2025 5:03:07 PM

General Details															
Parcel ID:		010-2100-00410													
Legal Description Details															
Plat Name:		HARRISONS DIVISION OF DULUTH													
Section		Township		Range		Lot									
Block															
Description:		LOTS 1 THRU 6 AND LOT 7 EX ELY 35 FT BLK 50 AND THAT PART OF BLK A LYING WLY OF A LINE BEG AT SW CORNER OF ELY 35 FT OF LOT 7 BLK 50 THENCE TO A PT BEING THE NW CORNER OF ELY 35 FT OF LOT 11 BLK 29 ENDION DIV OF DULUTH INCL LOTS 1,2,3,4, 14,15, & 16 BLK 29 ENDION DIV AND E1/2 OF VAC 25TH AVE E ADJ TO SAID LOT 16 AND INCL THAT PART OF LOTS 12 AND 13 AND OF LOT 11 EX ELY 35 FT IN BLK 29 ENDION DIV LYING NWLY OF A LINE DRAWN FROM NW CORNER OF LOT 10 TO SW CORNER OF LOT 13 EX HWY RT OF WAY													
Taxpayer Details															
Taxpayer Name		MCNUTT RICHARD H 2012 IRREVOC TRUST													
and Address:		JUDY L WEBER TRUSTEE													
		1921 SOUTH ST													
		DULUTH MN 55812													
Owner Details															
Owner Name		MCNUTT REAL ESTATE HOLDINGS II LLC													
Payable 2025 Tax Summary															
		2025 - Net Tax		\$86,730.00											
		2025 - Special Assessments		\$0.00											
		<b>2025 - Total Tax &amp; Special Assessments</b>		<b>\$86,730.00</b>											
Current Tax Due (as of 4/28/2025)															
Due May 15		Due October 15			Total Due										
2025 - 1st Half Tax		\$43,365.00		2025 - 2nd Half Tax		\$43,365.00									
2025 - 1st Half Tax Due				2025 - 1st Half Tax Due		\$43,365.00									
2025 - 1st Half Tax Paid		\$0.00		2025 - 2nd Half Tax Paid		\$0.00									
2025 - 2nd Half Tax Due				2025 - 2nd Half Tax Due		\$43,365.00									
<b>2025 - 1st Half Due</b>		<b>\$43,365.00</b>		<b>2025 - 2nd Half Due</b>		<b>\$43,365.00</b>									
<b>2025 - Total Due</b>				<b>2025 - Total Due</b>		<b>\$86,730.00</b>									
Parcel Details															
Property Address:		2516 LONDON RD, DULUTH MN													
School District:		709													
Tax Increment District:		-													
Property/Homesteader:		-													
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	
233		0 - Non Homestead		\$1,340,800		\$1,455,100		\$2,795,900		\$0		\$0		-	
		<b>Total:</b>		<b>\$1,340,800</b>		<b>\$1,455,100</b>		<b>\$2,795,900</b>		<b>\$0</b>		<b>\$0</b>		<b>55168</b>	



# PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 4/29/2025 5:03:07 PM

## 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:** 348.00  
**Lot Depth:** 300.00

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 (2502 LONDO)

Improvement Type	Year Built	Main Floor Ft <sup>2</sup>	Gross Area Ft <sup>2</sup>	Basement Finish	Style Code & Desc.
RESTAURANT	1991	7,314	7,314	-	RES - RESTAURANT
Segment	Story	Width	Length	Area	Foundation
BAS	1	11	30	330	BASEMENT
BAS	1	30	80	2,400	BASEMENT
BAS	1	40	66	2,640	BASEMENT
BAS	1	54	36	1,944	BASEMENT
BMT	1	0	0	7,314	FOUNDATION

## Improvement 2 Details (2516 LONDO)

Improvement Type	Year Built	Main Floor Ft <sup>2</sup>	Gross Area Ft <sup>2</sup>	Basement Finish	Style Code & Desc.
BRANCH BANK	1991	2,689	2,689	-	-
Segment	Story	Width	Length	Area	Foundation
BAS	1	0	0	613	FOUNDATION
BAS	1	20	70	1,400	FOUNDATION
BAS	1	26	26	676	FOUNDATION

## Improvement 3 Details

Improvement Type	Year Built	Main Floor Ft <sup>2</sup>	Gross Area Ft <sup>2</sup>	Basement Finish	Style Code & Desc.
PARKING LOT	0	53,000	53,000	-	A - ASPHALT
Segment	Story	Width	Length	Area	Foundation
BAS	0	0	0	53,000	-

## Sales Reported to the St. Louis County Auditor

No Sales information reported.



# PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 4/29/2025 5:03:07 PM

Assessment History							
Year	Class Code (Legend)	Land EMV	Bldg EMV	Total EMV	Def Land EMV	Def Bldg EMV	Net Tax Capacity
2024 Payable 2025	233	\$1,340,800	\$1,455,100	\$2,795,900	\$0	\$0	-
	Total	\$1,340,800	\$1,455,100	\$2,795,900	\$0	\$0	55,168.00
2023 Payable 2024	233	\$1,412,200	\$1,150,100	\$2,562,300	\$0	\$0	-
	Total	\$1,412,200	\$1,150,100	\$2,562,300	\$0	\$0	50,496.00
2022 Payable 2023	233	\$1,339,300	\$1,091,000	\$2,430,300	\$0	\$0	-
	Total	\$1,339,300	\$1,091,000	\$2,430,300	\$0	\$0	47,856.00
2021 Payable 2022	233	\$1,339,300	\$1,091,000	\$2,430,300	\$0	\$0	-
	Total	\$1,339,300	\$1,091,000	\$2,430,300	\$0	\$0	47,856.00
Tax Detail History							
Tax Year	Tax	Special Assessments	Total Tax & Special Assessments	Taxable Land MV	Taxable Building MV	Total Taxable MV	
2024	\$81,544.00	\$0.00	\$81,544.00	\$1,412,200	\$1,150,100	\$2,562,300	
2023	\$82,932.00	\$0.00	\$82,932.00	\$1,339,300	\$1,091,000	\$2,430,300	
2022	\$91,262.00	\$0.00	\$91,262.00	\$1,339,300	\$1,091,000	\$2,430,300	

**Disclaimer:** St. Louis County makes no representation or warranties, express or implied, with respect to the use or reuse of data provided herewith, regardless of its format or the means of its transmission. THE DATA IS PROVIDED 'AS IS' WITH NO GUARANTEE OR REPRESENTATION ABOUT THE ACCURACY, CURRENCY, SUITABILITY, PERFORMANCE, MERCHANTABILITY, RELIABILITY OR FITNESS OF THIS DATA FOR ANY PARTICULAR PURPOSE. St. Louis County shall not be liable for any direct, indirect, special, incidental, compensatory or consequential damages or third party claims resulting from the use of these data, even if St. Louis County has been advised of the possibility of such potential loss or damage. These data may not be used in states that do not allow the exclusion or limitation of incidental or consequential damages.