



PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 12/14/2025 1:57:19 PM

General Details							
Parcel ID:		010-2240-00520					
Document:		Torrens - 734/218					
Document Date:		11/19/1996					
Legal Description Details							
Plat Name:		HOME ACRES 2ND DIVISION DULUTH					
Section	Township	Range	Lot	Block			
-	-	-	-	-			
Description:		ELY 107 FT OF LOTS 48 49 AND 50					
Taxpayer Details							
Taxpayer Name		CRANDALL FREDERICK L					
and Address:		1309 HOLLAND AVE DULUTH MN 55811-1813					
Owner Details							
Owner Name		CRANDALL FREDERICK L					
Payable 2025 Tax Summary							
2025 - Net Tax				\$1,995.00			
2025 - Special Assessments				\$29.00			
2025 - Total Tax & Special Assessments				\$2,024.00			
Current Tax Due (as of 12/13/2025)							
Due May 15		Due October 15			Total Due		
2025 - 1st Half Tax	\$1,012.00	2025 - 2nd Half Tax	\$1,012.00	2025 - 1st Half Tax Due	\$0.00		
2025 - 1st Half Tax Paid	\$1,012.00	2025 - 2nd Half Tax Paid	\$1,012.00	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:		1309 HOLLAND AVE, DULUTH MN					
School District:		709					
Tax Increment District:		-					
Property/Homesteader:		CRANDALL, FREDERICK L					
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)	\$71,300	\$115,200	\$186,500	\$0	\$0	-
Total:		\$71,300	\$115,200	\$186,500	\$0	\$0	1567



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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: -
Lot Width: 347.00
Lot Depth: 107.00

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	1927	936	1,440	U Quality / 0 Ft ²	1S+ - 1+ STORY
Segment	Story	Width	Length	Area	Foundation
BAS	1	24	11	264	FOUNDATION
BAS	1.7	28	24	672	BASEMENT
DK	0	8	12	96	POST ON GROUND
Bath Count	Bedroom Count	Room Count	Fireplace Count	HVAC	
2.0 BATHS	3 BEDROOMS	-	0	CENTRAL, GAS	

Improvement 2 Details (DG)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
GARAGE	1971	576	576	-	DETACHED
Segment	Story	Width	Length	Area	Foundation
BAS	0	24	24	576	FLOATING SLAB

Improvement 3 Details (Shed)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
STORAGE BUILDING	0	64	64	-	-
Segment	Story	Width	Length	Area	Foundation
BAS	0	8	8	64	POST ON GROUND

Sales Reported to the St. Louis County Auditor

Sale Date	Purchase Price	CRV Number
07/1997	\$45,000	117334

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	\$63,900	\$110,100	\$174,000	\$0	\$0	-
	Total	\$63,900	\$110,100	\$174,000	\$0	\$0	1,431.00
2023 Payable 2024	201	\$70,200	\$116,900	\$187,100	\$0	\$0	-
	Total	\$70,200	\$116,900	\$187,100	\$0	\$0	1,667.00
2022 Payable 2023	201	\$61,300	\$101,300	\$162,600	\$0	\$0	-
	Total	\$61,300	\$101,300	\$162,600	\$0	\$0	1,400.00



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2021 Payable 2022	201	\$57,400	\$95,200	\$152,600	\$0	\$0	-
	Total	\$57,400	\$95,200	\$152,600	\$0	\$0	1,291.00
Tax Detail History							
Tax Year	Tax	Special Assessments	Total Tax & Special Assessments	Taxable Land MV	Taxable Building MV	Total Taxable MV	
2024	\$2,377.00	\$25.00	\$2,402.00	\$62,546	\$104,153	\$166,699	
2023	\$2,125.00	\$25.00	\$2,150.00	\$52,778	\$87,216	\$139,994	
2022	\$2,161.00	\$25.00	\$2,186.00	\$48,558	\$80,536	\$129,094	

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