



# PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 12/14/2025 11:01:50 AM

| General Details                                   |                                        |                            |               |                         |                 |                 |                     |
|---------------------------------------------------|----------------------------------------|----------------------------|---------------|-------------------------|-----------------|-----------------|---------------------|
| Parcel ID:                                        | 010-2270-01010                         |                            |               |                         |                 |                 |                     |
| Document:                                         | Torrens - 1031205.0                    |                            |               |                         |                 |                 |                     |
| Document Date:                                    | 10/23/2020                             |                            |               |                         |                 |                 |                     |
| Legal Description Details                         |                                        |                            |               |                         |                 |                 |                     |
| Plat Name:                                        | HOMEWOOD ADDITION TO DULUTH            |                            |               |                         |                 |                 |                     |
| Section                                           | Township                               | Range                      | Lot           | Block                   |                 |                 |                     |
| -                                                 | -                                      | -                          | -             | 003                     |                 |                 |                     |
| Description:                                      | LOTS 4 AND 5                           |                            |               |                         |                 |                 |                     |
| Taxpayer Details                                  |                                        |                            |               |                         |                 |                 |                     |
| Taxpayer Name                                     | THOUIN PHILLIP                         |                            |               |                         |                 |                 |                     |
| and Address:                                      | 1510 N 8TH AVE E<br>DULUTH MN 55805    |                            |               |                         |                 |                 |                     |
| Owner Details                                     |                                        |                            |               |                         |                 |                 |                     |
| Owner Name                                        | THOUIN PHILLIP                         |                            |               |                         |                 |                 |                     |
| Payable 2025 Tax Summary                          |                                        |                            |               |                         |                 |                 |                     |
| 2025 - Net Tax                                    |                                        |                            |               | \$2,651.00              |                 |                 |                     |
| 2025 - Special Assessments                        |                                        |                            |               | \$29.00                 |                 |                 |                     |
| <b>2025 - Total Tax &amp; Special Assessments</b> |                                        |                            |               | <b>\$2,680.00</b>       |                 |                 |                     |
| Current Tax Due (as of 12/13/2025)                |                                        |                            |               |                         |                 |                 |                     |
| Due May 15                                        |                                        | Due October 15             |               |                         | Total Due       |                 |                     |
| 2025 - 1st Half Tax                               | \$1,340.00                             | 2025 - 2nd Half Tax        | \$1,340.00    | 2025 - 1st Half Tax Due | \$0.00          |                 |                     |
| 2025 - 1st Half Tax Paid                          | \$1,340.00                             | 2025 - 2nd Half Tax Paid   | \$1,340.00    | 2025 - 2nd Half Tax Due | \$0.00          |                 |                     |
| <b>2025 - 1st Half Due</b>                        | <b>\$0.00</b>                          | <b>2025 - 2nd Half Due</b> | <b>\$0.00</b> | <b>2025 - Total Due</b> | <b>\$0.00</b>   |                 |                     |
| Parcel Details                                    |                                        |                            |               |                         |                 |                 |                     |
| Property Address:                                 | 1510 N 8TH AVE E, DULUTH MN            |                            |               |                         |                 |                 |                     |
| School District:                                  | 709                                    |                            |               |                         |                 |                 |                     |
| Tax Increment District:                           | -                                      |                            |               |                         |                 |                 |                     |
| Property/Homesteader:                             | THOUIN, PHILLIP M                      |                            |               |                         |                 |                 |                     |
| 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 |
| 201                                               | 1 - Owner Homestead<br>(100.00% total) | \$57,600                   | \$175,800     | \$233,400               | \$0             | \$0             | -                   |
| Total:                                            |                                        | \$57,600                   | \$175,800     | \$233,400               | \$0             | \$0             | 2079                |



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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: 60.00  
Lot Depth: 120.00

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 (House)

| Improvement Type | Year Built    | Main Floor Ft <sup>2</sup> | Gross Area Ft <sup>2</sup> | Basement Finish                   | Style Code & Desc. |
|------------------|---------------|----------------------------|----------------------------|-----------------------------------|--------------------|
| HOUSE            | 1926          | 798                        | 798                        | AVG Quality / 399 Ft <sup>2</sup> | BNG - BUNGALOW     |
| Segment          | Story         | Width                      | Length                     | Area                              | Foundation         |
| BAS              | 1             | 0                          | 0                          | 798                               | BASEMENT           |
| DK               | 1             | 0                          | 0                          | 277                               | POST ON GROUND     |
| OP               | 1             | 0                          | 0                          | 44                                | PIERS AND FOOTINGS |
| Bath Count       | Bedroom Count | Room Count                 | Fireplace Count            | HVAC                              |                    |
| 1.0 BATH         | 2 BEDROOMS    | -                          | 0                          | CENTRAL, FUEL OIL                 |                    |

## Improvement 2 Details (Shed)

| Improvement Type | Year Built | Main Floor Ft <sup>2</sup> | Gross Area Ft <sup>2</sup> | Basement Finish | Style Code & Desc. |
|------------------|------------|----------------------------|----------------------------|-----------------|--------------------|
| STORAGE BUILDING | 0          | 80                         | 80                         | -               | -                  |
| Segment          | Story      | Width                      | Length                     | Area            | Foundation         |
| BAS              | 1          | 8                          | 10                         | 80              | POST ON GROUND     |

## Sales Reported to the St. Louis County Auditor

| Sale Date | Purchase Price | CRV Number |
|-----------|----------------|------------|
| 10/2020   | \$163,500      | 239448     |
| 08/2000   | \$80,259       | 136747     |

## 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 | 201                    | \$54,300 | \$164,100 | \$218,400 | \$0          | \$0          | -                |
|                   | Total                  | \$54,300 | \$164,100 | \$218,400 | \$0          | \$0          | 1,915.00         |
| 2023 Payable 2024 | 201                    | \$54,300 | \$157,000 | \$211,300 | \$0          | \$0          | -                |
|                   | Total                  | \$54,300 | \$157,000 | \$211,300 | \$0          | \$0          | 1,931.00         |
| 2022 Payable 2023 | 201                    | \$50,500 | \$145,300 | \$195,800 | \$0          | \$0          | -                |
|                   | Total                  | \$50,500 | \$145,300 | \$195,800 | \$0          | \$0          | 1,762.00         |
| 2021 Payable 2022 | 201                    | \$41,100 | \$118,400 | \$159,500 | \$0          | \$0          | -                |
|                   | Total                  | \$41,100 | \$118,400 | \$159,500 | \$0          | \$0          | 1,366.00         |



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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               | \$2,747.00 | \$25.00             | \$2,772.00                      | \$49,617        | \$143,460           | \$193,077        |
| 2023               | \$2,663.00 | \$25.00             | \$2,688.00                      | \$45,440        | \$130,742           | \$176,182        |
| 2022               | \$2,283.00 | \$25.00             | \$2,308.00                      | \$35,203        | \$101,412           | \$136,615        |

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