



# PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 4/29/2025 2:42:34 PM

| General Details                                   |                                    |                            |                   |              |                         |                   |                     |
|---|------------------------------------|----------------------------|-------------------|--------------|-------------------------|-------------------|---------------------|
| Parcel ID:  | 010-2630-00200                     |                            |                   |              |                         |                   |                     |
| Document:   | Torrens - 976354                   |                            |                   |              |                         |                   |                     |
| Document Date:                                    | 09/19/2016                         |                            |                   |              |                         |                   |                     |
| Legal Description Details                         |                                    |                            |                   |              |                         |                   |                     |
| Plat Name:  | KENT ROAD DIVISION OF DULUTH       |                            |                   |              |                         |                   |                     |
| Section   | Township                           | Range                      | Lot               | Block        |                         |                   |                     |
| -   | -                                  | -                          | 0020              | 001          |                         |                   |                     |
| Description:                                      | LOT: 0020 BLOCK:001                |                            |                   |              |                         |                   |                     |
| Taxpayer Details                                  |                                    |                            |                   |              |                         |                   |                     |
| Taxpayer Name                                     | HELMER BENJAMIN & STEPHANIE        |                            |                   |              |                         |                   |                     |
| and Address:                                      | 124 W TOLEDO ST<br>DULUTH MN 55811 |                            |                   |              |                         |                   |                     |
| Owner Details                                     |                                    |                            |                   |              |                         |                   |                     |
| Owner Name  | HELMER BENJAMIN W                  |                            |                   |              |                         |                   |                     |
| Owner Name  | HELMER STEPHANIE                   |                            |                   |              |                         |                   |                     |
| Payable 2025 Tax Summary                          |                                    |                            |                   |              |                         |                   |                     |
| 2025 - Net Tax                                    |                                    |                            | \$3,829.00        |              |                         |                   |                     |
| 2025 - Special Assessments                        |                                    |                            | \$29.00           |              |                         |                   |                     |
| <b>2025 - Total Tax &amp; Special Assessments</b> |                                    |                            | <b>\$3,858.00</b> |              |                         |                   |                     |
| Current Tax Due (as of 4/28/2025)                 |                                    |                            |                   |              |                         |                   |                     |
| Due May 15  |                                    | Due October 15             |                   |              | Total Due               |                   |                     |
| 2025 - 1st Half Tax                               | \$1,929.00                         | 2025 - 2nd Half Tax        | \$1,929.00        |              | 2025 - 1st Half Tax Due | \$1,929.00        |                     |
| 2025 - 1st Half Tax Paid                          | \$0.00                             | 2025 - 2nd Half Tax Paid   | \$0.00            |              | 2025 - 2nd Half Tax Due | \$1,929.00        |                     |
| <b>2025 - 1st Half Due</b>                        | <b>\$1,929.00</b>                  | <b>2025 - 2nd Half Due</b> | <b>\$1,929.00</b> |              | <b>2025 - Total Due</b> | <b>\$3,858.00</b> |                     |
| Parcel Details                                    |                                    |                            |                   |              |                         |                   |                     |
| Property Address:                                 | 1311 N 20TH AVE E, DULUTH MN       |                            |                   |              |                         |                   |                     |
| 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 |
| 204   | 0 - Non Homestead                  | \$20,000                   | \$261,200         | \$281,200    | \$0                     | \$0               | -                   |
| Total:  |                                    | \$20,000                   | \$261,200         | \$281,200    | \$0                     | \$0               | 2812                |



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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:** 40.00  
**Lot Depth:** 125.00

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 (RES)

| Improvement Type  | Year Built           | Main Floor Ft <sup>2</sup> | Gross Area Ft <sup>2</sup> | Basement Finish                   | Style Code & Desc. |
|-------------------|----------------------|----------------------------|----------------------------|-----------------------------------|--------------------|
| HOUSE             | 1946                 | 884                        | 1,493                      | AVG Quality / 451 Ft <sup>2</sup> | 5MS - MULTI STRY   |
| Segment           | Story                | Width                      | Length                     | Area                              | Foundation         |
| BAS               | 1                    | 18                         | 4                          | 72                                | BASEMENT           |
| BAS               | 1.7                  | 29                         | 28                         | 812                               | BASEMENT           |
| OP                | 1                    | 3                          | 4                          | 12                                | FOUNDATION         |
| <b>Bath Count</b> | <b>Bedroom Count</b> | <b>Room Count</b>          |                            | <b>Fireplace Count</b>            | <b>HVAC</b>        |
| 1.5 BATHS         | 3 BEDROOMS           | -                          |                            | 1                                 | CENTRAL, GAS       |

## Improvement 2 Details (DG)

| Improvement Type | Year Built | Main Floor Ft <sup>2</sup> | Gross Area Ft <sup>2</sup> | Basement Finish | Style Code & Desc. |
|------------------|------------|----------------------------|----------------------------|-----------------|--------------------|
| GARAGE           | 1948       | 264                        | 264                        | -               | DETACHED           |
| Segment          | Story      | Width                      | Length                     | Area            | Foundation         |
| BAS              | 0          | 22                         | 12                         | 264             | FLOATING SLAB      |

## Improvement 3 Details (PAVERS)

| Improvement Type | Year Built | Main Floor Ft <sup>2</sup> | Gross Area Ft <sup>2</sup> | Basement Finish | Style Code & Desc. |
|------------------|------------|----------------------------|----------------------------|-----------------|--------------------|
|                  | 0          | 100                        | 100                        | -               | B - BRICK          |
| Segment          | Story      | Width                      | Length                     | Area            | Foundation         |
| BAS              | 0          | 10                         | 10                         | 100             | -                  |

## Sales Reported to the St. Louis County Auditor

| Sale Date | Purchase Price | CRV Number |
|-----------|----------------|------------|
| 03/2009   | \$168,500      | 185478     |
| 09/2006   | \$150,000      | 173825     |

## 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 | 204                    | \$30,800        | \$249,800        | \$280,600        | \$0          | \$0          | -                |
|                   | <b>Total</b>           | <b>\$30,800</b> | <b>\$249,800</b> | <b>\$280,600</b> | <b>\$0</b>   | <b>\$0</b>   | <b>2,806.00</b>  |
| 2023 Payable 2024 | 204                    | \$30,800        | \$219,700        | \$250,500        | \$0          | \$0          | -                |
|                   | <b>Total</b>           | <b>\$30,800</b> | <b>\$219,700</b> | <b>\$250,500</b> | <b>\$0</b>   | <b>\$0</b>   | <b>2,505.00</b>  |
| 2022 Payable 2023 | 204                    | \$29,200        | \$208,300        | \$237,500        | \$0          | \$0          | -                |
|                   | <b>Total</b>           | <b>\$29,200</b> | <b>\$208,300</b> | <b>\$237,500</b> | <b>\$0</b>   | <b>\$0</b>   | <b>2,375.00</b>  |



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| 2021 Payable 2022  | 204        | \$24,800            | \$176,900                       | \$201,700       | \$0                 | \$0              | -        |
|--------------------|------------|---------------------|---------------------------------|-----------------|---------------------|------------------|----------|
|                    | Total      | \$24,800            | \$176,900                       | \$201,700       | \$0                 | \$0              | 2,017.00 |
| Tax Detail History |            |                     |                                 |                 |                     |                  |          |
| Tax Year           | Tax        | Special Assessments | Total Tax & Special Assessments | Taxable Land MV | Taxable Building MV | Total Taxable MV |          |
| 2024               | \$3,527.00 | \$25.00             | \$3,552.00                      | \$30,800        | \$219,700           | \$250,500        |          |
| 2023               | \$3,547.00 | \$25.00             | \$3,572.00                      | \$29,200        | \$208,300           | \$237,500        |          |
| 2022               | \$3,311.00 | \$25.00             | \$3,336.00                      | \$24,800        | \$176,900           | \$201,700        |          |

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