



PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 5/6/2025 8:23:19 AM

General Details							
Parcel ID:	010-2960-01070						
Document:	Abstract - 01445681						
Document Date:	06/03/2022						
Legal Description Details							
Plat Name:	LONDON ADDITION TO DULUTH						
Section	Township	Range	Lot	Block			
-	-	-	-	003			
Description:	LOTS 1 AND 2						
Taxpayer Details							
Taxpayer Name	HASSAN NIK RUSHDI						
and Address:	18 N 41ST AVE E DULUTH MN 55804						
Owner Details							
Owner Name	HASSAN NIK RUSHDI						
Payable 2025 Tax Summary							
2025 - Net Tax				\$4,189.00			
2025 - Special Assessments				\$29.00			
2025 - Total Tax & Special Assessments				\$4,218.00			
Current Tax Due (as of 5/5/2025)							
Due May 15		Due October 15			Total Due		
2025 - 1st Half Tax	\$2,109.00	2025 - 2nd Half Tax	\$2,109.00	2025 - 1st Half Tax Due	\$2,109.00		
2025 - 1st Half Tax Paid	\$0.00	2025 - 2nd Half Tax Paid	\$0.00	2025 - 2nd Half Tax Due	\$2,109.00		
2025 - 1st Half Due	\$2,109.00	2025 - 2nd Half Due	\$2,109.00	2025 - Total Due	\$4,218.00		
Parcel Details							
Property Address:	18 N 41ST AVE E, DULUTH MN						
School District:	709						
Tax Increment District:	-						
Property/Homesteader:	HASSAN, NIK R & HASHIM, HAZLIMURNI						
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)	\$64,200	\$269,900	\$334,100	\$0	\$0	-
Total:		\$64,200	\$269,900	\$334,100	\$0	\$0	3176



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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: 140.00
Lot Depth: 100.00

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.

Improvement 1 Details (House)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
HOUSE	1923	816	1,596	U Quality / 0 Ft ²	4MS - MULTI STRY
Segment	Story	Width	Length	Area	Foundation
BAS	1.7	0	0	144	BASEMENT
BAS	2	0	0	672	BASEMENT
DK	1	0	0	23	PIERS AND FOOTINGS
DK	1	12	12	144	POST ON GROUND
OP	1	5	18	90	PIERS AND FOOTINGS
SP	1	8	17	136	PIERS AND FOOTINGS
Bath Count	Bedroom Count	Room Count		Fireplace Count	HVAC
2.25 BATHS	4 BEDROOMS	9 ROOMS		0	CENTRAL, GAS

Improvement 2 Details (GARAGE)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
GARAGE	1982	672	672	-	DETACHED
Segment	Story	Width	Length	Area	Foundation
BAS	1	28	24	672	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	100	100	-	-
Segment	Story	Width	Length	Area	Foundation
BAS	1	10	10	100	POST ON GROUND

Sales Reported to the St. Louis County Auditor

Sale Date	Purchase Price	CRV Number
06/2022	\$284,000	249533
10/2017	\$199,000	223553



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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	\$64,200	\$258,600	\$322,800	\$0	\$0	-
	Total	\$64,200	\$258,600	\$322,800	\$0	\$0	3,053.00
2023 Payable 2024	201	\$53,300	\$238,400	\$291,700	\$0	\$0	-
	Total	\$53,300	\$238,400	\$291,700	\$0	\$0	2,807.00
2022 Payable 2023	201	\$49,400	\$218,800	\$268,200	\$0	\$0	-
	Total	\$49,400	\$218,800	\$268,200	\$0	\$0	2,551.00
2021 Payable 2022	201	\$40,900	\$180,900	\$221,800	\$0	\$0	-
	Total	\$40,900	\$180,900	\$221,800	\$0	\$0	2,045.00
Tax Detail History							
Tax Year	Tax	Special Assessments	Total Tax & Special Assessments	Taxable Land MV	Taxable Building MV	Total Taxable MV	
2024	\$3,969.00	\$25.00	\$3,994.00	\$51,292	\$229,421	\$280,713	
2023	\$3,831.00	\$25.00	\$3,856.00	\$46,987	\$208,111	\$255,098	
2022	\$3,387.00	\$25.00	\$3,412.00	\$37,714	\$166,808	\$204,522	

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