



PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 5/5/2025 8:43:41 PM

General Details							
Parcel ID:	010-3010-01790						
Document:	Torrens - 962986.0						
Document Date:	09/16/2015						
Legal Description Details							
Plat Name:	LONDON ADDITION TO DULUTH						
Section	Township	Range	Lot	Block			
-	-	-	-	039			
Description:	SLY 70 FT OF LOTS 1 AND 2 INC PART OF VAC ALLEY ADJOINING						
Taxpayer Details							
Taxpayer Name	LEIDER PATRICK H & CLAUDIA						
and Address:	620 N 40TH AVE E						
	DULUTH MN 55804						
Owner Details							
Owner Name	LEIDER CLAUDIA						
Owner Name	LEIDER PATRICK H						
Payable 2025 Tax Summary							
2025 - Net Tax				\$2,787.00			
2025 - Special Assessments				\$29.00			
2025 - Total Tax & Special Assessments				\$2,816.00			
Current Tax Due (as of 5/4/2025)							
Due May 15		Due October 15			Total Due		
2025 - 1st Half Tax	\$1,408.00	2025 - 2nd Half Tax	\$1,408.00	2025 - 1st Half Tax Due	\$1,408.00		
2025 - 1st Half Tax Paid	\$0.00	2025 - 2nd Half Tax Paid	\$0.00	2025 - 2nd Half Tax Due	\$1,408.00		
2025 - 1st Half Due	\$1,408.00	2025 - 2nd Half Due	\$1,408.00	2025 - Total Due	\$2,816.00		
Parcel Details							
Property Address:	620 N 40TH AVE E, DULUTH MN						
School District:	709						
Tax Increment District:	-						
Property/Homesteader:	LEIDER, CLAUDIA & PATRICK H						
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)	\$48,800	\$186,700	\$235,500	\$0	\$0	-
Total:		\$48,800	\$186,700	\$235,500	\$0	\$0	2101



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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: 80.00
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 (SFD)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
HOUSE	1938	759	959	ECO Quality / 208 Ft ²	4XB - EXP BNLW

Segment	Story	Width	Length	Area	Foundation
BAS	1	3	5	15	BASEMENT
BAS	1	4	8	32	BASEMENT
BAS	1	13	24	312	BASEMENT
BAS	1.5	20	20	400	BASEMENT
OP	1	4	8	32	POST ON GROUND

Bath Count	Bedroom Count	Room Count	Fireplace Count	HVAC
1.75 BATHS	3 BEDROOMS	8 ROOMS	1	CENTRAL, GAS

Improvement 2 Details (DG 14X24)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
GARAGE	1977	336	336	-	DETACHED

Segment	Story	Width	Length	Area	Foundation
BAS	1	24	14	336	FLOATING SLAB

Sales Reported to the St. Louis County Auditor

Sale Date	Purchase Price	CRV Number
09/2015	\$125,000	212764

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	\$48,800	\$178,900	\$227,700	\$0	\$0	-
	Total	\$48,800	\$178,900	\$227,700	\$0	\$0	2,016.00
2023 Payable 2024	201	\$40,600	\$164,100	\$204,700	\$0	\$0	-
	Total	\$40,600	\$164,100	\$204,700	\$0	\$0	1,859.00
2022 Payable 2023	201	\$37,600	\$150,600	\$188,200	\$0	\$0	-
	Total	\$37,600	\$150,600	\$188,200	\$0	\$0	1,679.00
2021 Payable 2022	201	\$31,100	\$124,500	\$155,600	\$0	\$0	-
	Total	\$31,100	\$124,500	\$155,600	\$0	\$0	1,324.00



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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	\$2,645.00	\$25.00	\$2,670.00	\$36,868	\$149,015	\$185,883
2023	\$2,539.00	\$25.00	\$2,564.00	\$33,544	\$134,354	\$167,898
2022	\$2,215.00	\$25.00	\$2,240.00	\$26,456	\$105,908	\$132,364

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