



PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 5/6/2025 5:50:55 AM

General Details							
Parcel ID:	010-3010-02590						
Document:	Abstract - 01218437						
Document Date:	07/09/2013						
Legal Description Details							
Plat Name:	LONDON ADDITION TO DULUTH						
Section	Township	Range	Lot	Block			
-	-	-	0009	043			
Description:	LOT: 0009 BLOCK:043						
Taxpayer Details							
Taxpayer Name	COHOON GLEN R JR						
and Address:	4431 ROBINSON ST DULUTH MN 55804						
Owner Details							
Owner Name	COHOON GLEN R JR						
Payable 2025 Tax Summary							
2025 - Net Tax			\$3,857.00				
2025 - Special Assessments			\$29.00				
2025 - Total Tax & Special Assessments			\$3,886.00				
Current Tax Due (as of 5/5/2025)							
Due May 15		Due October 15			Total Due		
2025 - 1st Half Tax	\$1,943.00	2025 - 2nd Half Tax	\$1,943.00	2025 - 1st Half Tax Due	\$1,943.00		
2025 - 1st Half Tax Paid	\$0.00	2025 - 2nd Half Tax Paid	\$0.00	2025 - 2nd Half Tax Due	\$1,943.00		
2025 - 1st Half Due	\$1,943.00	2025 - 2nd Half Due	\$1,943.00	2025 - Total Due	\$3,886.00		
Parcel Details							
Property Address:	4431 ROBINSON ST, DULUTH MN						
School District:	709						
Tax Increment District:	-						
Property/Homesteader:	COHOON, GLEN R JR & ROBIN K						
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)	\$45,400	\$265,800	\$311,200	\$0	\$0	-
Total:		\$45,400	\$265,800	\$311,200	\$0	\$0	2927



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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: 50.00
Lot Depth: 140.00

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 (SFD)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
HOUSE	1906	796	1,787	U Quality / 0 Ft ²	4MS - MULTI STRY
Segment	Story	Width	Length	Area	Foundation
BAS	2	0	0	16	BASEMENT
BAS	2.2	30	26	780	BASEMENT
CN	1	6	9	54	PIERS AND FOOTINGS
DK	1	6	9	54	-
DK	1	10	14	140	-
OP	1	10	14	140	PIERS AND FOOTINGS
Bath Count	Bedroom Count	Room Count	Fireplace Count	HVAC	
1.5 BATHS	4 BEDROOMS	10 ROOMS	1	CENTRAL, GAS	

Improvement 2 Details (DG 24X24)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
GARAGE	1957	576	576	-	DETACHED
Segment	Story	Width	Length	Area	Foundation
BAS	1	24	24	576	FLOATING SLAB

Sales Reported to the St. Louis County Auditor

Sale Date	Purchase Price	CRV Number
07/2013	\$159,900	202040

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	\$45,400	\$254,800	\$300,200	\$0	\$0	-
	Total	\$45,400	\$254,800	\$300,200	\$0	\$0	2,807.00
2023 Payable 2024	201	\$38,400	\$259,500	\$297,900	\$0	\$0	-
	Total	\$38,400	\$259,500	\$297,900	\$0	\$0	2,875.00
2022 Payable 2023	201	\$35,600	\$238,100	\$273,700	\$0	\$0	-
	Total	\$35,600	\$238,100	\$273,700	\$0	\$0	2,611.00
2021 Payable 2022	201	\$29,400	\$196,800	\$226,200	\$0	\$0	-
	Total	\$29,400	\$196,800	\$226,200	\$0	\$0	2,093.00



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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	\$4,063.00	\$25.00	\$4,088.00	\$37,056	\$250,415	\$287,471
2023	\$3,919.00	\$25.00	\$3,944.00	\$33,960	\$227,133	\$261,093
2022	\$3,465.00	\$25.00	\$3,490.00	\$27,206	\$182,112	\$209,318

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