



# PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 5/6/2025 12:41:38 PM

| General Details                                   |   |                            |                   |                         |                   |                 |                     |
|---|---|----------------------------|-------------------|-------------------------|-------------------|-----------------|---------------------|
| Parcel ID:  | 010-3010-03050                            |                            |                   |                         |                   |                 |                     |
| Document:   | Abstract - 01419933                       |                            |                   |                         |                   |                 |                     |
| Document Date:                                    | 07/15/2021                                |                            |                   |                         |                   |                 |                     |
| Legal Description Details                         |   |                            |                   |                         |                   |                 |                     |
| Plat Name:  | LONDON ADDITION TO DULUTH                 |                            |                   |                         |                   |                 |                     |
| Section   | Township                                  | Range                      | Lot               | Block                   |                   |                 |                     |
| -   | -   | -                          | -                 | 046                     |                   |                 |                     |
| Description:                                      | LOT 3 EX RY R/W                           |                            |                   |                         |                   |                 |                     |
| Taxpayer Details                                  |   |                            |                   |                         |                   |                 |                     |
| Taxpayer Name                                     | JAB PROPERTIES LLC                        |                            |                   |                         |                   |                 |                     |
| and Address:                                      | 4202 E SUPERIOR STREET<br>DULUTH MN 55804 |                            |                   |                         |                   |                 |                     |
| Owner Details                                     |   |                            |                   |                         |                   |                 |                     |
| Owner Name  | JAB PROPERTIES LLC                        |                            |                   |                         |                   |                 |                     |
| Payable 2025 Tax Summary                          |   |                            |                   |                         |                   |                 |                     |
| 2025 - Net Tax                                    |   |                            |                   | \$2,399.00              |                   |                 |                     |
| 2025 - Special Assessments                        |   |                            |                   | \$29.00                 |                   |                 |                     |
| <b>2025 - Total Tax &amp; Special Assessments</b> |   |                            |                   | <b>\$2,428.00</b>       |                   |                 |                     |
| Current Tax Due (as of 5/5/2025)                  |   |                            |                   |                         |                   |                 |                     |
| Due May 15  |   | Due October 15             |                   |                         | Total Due         |                 |                     |
| 2025 - 1st Half Tax                               | \$1,214.00                                | 2025 - 2nd Half Tax        | \$1,214.00        | 2025 - 1st Half Tax Due | \$1,214.00        |                 |                     |
| 2025 - 1st Half Tax Paid                          | \$0.00                                    | 2025 - 2nd Half Tax Paid   | \$0.00            | 2025 - 2nd Half Tax Due | \$1,214.00        |                 |                     |
| <b>2025 - 1st Half Due</b>                        | <b>\$1,214.00</b>                         | <b>2025 - 2nd Half Due</b> | <b>\$1,214.00</b> | <b>2025 - Total Due</b> | <b>\$2,428.00</b> |                 |                     |
| Parcel Details                                    |   |                            |                   |                         |                   |                 |                     |
| Property Address:                                 | 4714 MCCULLOCH ST, 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 |
| 207   | 0 - Non Homestead                         | \$34,000                   | \$114,300         | \$148,300               | \$0               | \$0             | -                   |
| Total:  |   | \$34,000                   | \$114,300         | \$148,300               | \$0               | \$0             | 1854                |



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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:** 100.00

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 (DUPLEX)

| Improvement Type | Year Built    | Main Floor Ft <sup>2</sup> | Gross Area Ft <sup>2</sup> | Basement Finish   | Style Code & Desc. |
|------------------|---------------|----------------------------|----------------------------|-------------------|--------------------|
| HOUSE            | 1901          | 1,080                      | 1,080                      | -                 | 4MF - DUP&TRI      |
| Segment          | Story         | Width                      | Length                     | Area              | Foundation         |
| BAS              | 1             | 36                         | 30                         | 1,080             | PIERS AND FOOTINGS |
| Bath Count       | Bedroom Count | Room Count                 | Fireplace Count            | HVAC              |                    |
| 2.0 BATHS        | 2 BEDROOMS    | 8 ROOMS                    | 0                          | CENTRAL, ELECTRIC |                    |

## Sales Reported to the St. Louis County Auditor

| Sale Date | Purchase Price | CRV Number |
|-----------|----------------|------------|
| 07/2021   | \$125,000      | 243722     |
| 03/2006   | \$120,000      | 170466     |
| 01/1992   | \$14,000       | 145609     |

## 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 | 207                    | \$34,000 | \$109,600 | \$143,600 | \$0          | \$0          | -                |
|                   | Total                  | \$34,000 | \$109,600 | \$143,600 | \$0          | \$0          | 1,795.00         |
| 2023 Payable 2024 | 207                    | \$28,200 | \$102,500 | \$130,700 | \$0          | \$0          | -                |
|                   | Total                  | \$28,200 | \$102,500 | \$130,700 | \$0          | \$0          | 1,634.00         |
| 2022 Payable 2023 | 207                    | \$26,100 | \$94,000  | \$120,100 | \$0          | \$0          | -                |
|                   | Total                  | \$26,100 | \$94,000  | \$120,100 | \$0          | \$0          | 1,501.00         |
| 2021 Payable 2022 | 207                    | \$21,600 | \$66,300  | \$87,900  | \$0          | \$0          | -                |
|                   | Total                  | \$21,600 | \$66,300  | \$87,900  | \$0          | \$0          | 1,099.00         |

## Tax Detail History

| Tax Year | Tax        | Special Assessments | Total Tax & Special Assessments | Taxable Land MV | Taxable Building MV | Total Taxable MV |
|----------|------------|---------------------|---------------------------------|-----------------|---------------------|------------------|
| 2024     | \$2,253.00 | \$25.00             | \$2,278.00                      | \$28,200        | \$102,500           | \$130,700        |
| 2023     | \$2,197.00 | \$25.00             | \$2,222.00                      | \$26,100        | \$94,000            | \$120,100        |
| 2022     | \$1,765.00 | \$25.00             | \$1,790.00                      | \$21,600        | \$66,300            | \$87,900         |



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