



PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 12/14/2025 11:08:06 AM

| General Details | | | | | | | |
|---|------------------------------|----------------------------|-------------------|-------------------------|-----------------|-----------------|---------------------|
| Parcel ID: | 010-3030-00690 | | | | | | |
| Document: | Abstract - 01081026 | | | | | | |
| Document Date: | 04/23/2008 | | | | | | |
| Legal Description Details | | | | | | | |
| Plat Name: | LONDON ADDITION TO DULUTH | | | | | | |
| Section | Township | Range | Lot | Block | | | |
| - | - | - | 0016 | 073 | | | |
| Description: | LOT: 0016 BLOCK:073 | | | | | | |
| Taxpayer Details | | | | | | | |
| Taxpayer Name | KUSCH MARY L | | | | | | |
| and Address: | 8915 CONGDON BLVD | | | | | | |
| | DULUTH MN 55804 | | | | | | |
| Owner Details | | | | | | | |
| Owner Name | ANDERSON MARY PATRICIA TRUST | | | | | | |
| Payable 2025 Tax Summary | | | | | | | |
| 2025 - Net Tax | | | \$4,443.00 | | | | |
| 2025 - Special Assessments | | | \$29.00 | | | | |
| 2025 - Total Tax & Special Assessments | | | \$4,472.00 | | | | |
| Current Tax Due (as of 12/13/2025) | | | | | | | |
| Due May 15 | | Due October 15 | | | Total Due | | |
| 2025 - 1st Half Tax | \$2,236.00 | 2025 - 2nd Half Tax | \$2,236.00 | 2025 - 1st Half Tax Due | \$0.00 | | |
| 2025 - 1st Half Tax Paid | \$2,236.00 | 2025 - 2nd Half Tax Paid | \$2,236.00 | 2025 - 2nd Half Tax Due | \$0.00 | | |
| 2025 - 1st Half Due | \$0.00 | 2025 - 2nd Half Due | \$0.00 | 2025 - Total Due | \$0.00 | | |
| Parcel Details | | | | | | | |
| Property Address: | 4601 COOKE ST, DULUTH MN | | | | | | |
| School District: | 709 | | | | | | |
| Tax Increment District: | - | | | | | | |
| Property/Homesteader: | - | | | | | | |
| 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 |
| 204 | 0 - Non Homestead | \$45,100 | \$292,700 | \$337,800 | \$0 | \$0 | - |
| Total: | | \$45,100 | \$292,700 | \$337,800 | \$0 | \$0 | 3378 |



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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 | 1946 | 1,111 | 1,667 | AVG Quality / 833 Ft ² | 4XB - EXP BNLW |
| Segment | Story | Width | Length | Area | Foundation |
| BAS | 1.5 | 0 | 0 | 1,111 | BASEMENT |
| OP | 1 | 4 | 4 | 16 | FLOATING SLAB |
| Bath Count | Bedroom Count | Room Count | Fireplace Count | HVAC | |
| 1.75 BATHS | 3 BEDROOMS | 8 ROOMS | 1 | C&AIR_COND, GAS | |

Improvement 2 Details (DG)

| Improvement Type | Year Built | Main Floor Ft ² | Gross Area Ft ² | Basement Finish | Style Code & Desc. |
|------------------|------------|----------------------------|----------------------------|-----------------|--------------------|
| GARAGE | 1986 | 624 | 624 | - | DETACHED |
| Segment | Story | Width | Length | Area | Foundation |
| BAS | 1 | 26 | 24 | 624 | FLOATING SLAB |

Sales Reported to the St. Louis County Auditor

No Sales information reported.

Assessment History

| Year | Class Code (Legend) | Land EMV | Bldg EMV | Total EMV | Def Land EMV | Def Bldg EMV | Net Tax Capacity |
|-------------------|------------------------|----------|-----------|-----------|--------------|--------------|------------------|
| 2024 Payable 2025 | 204 | \$45,100 | \$280,500 | \$325,600 | \$0 | \$0 | - |
| | Total | \$45,100 | \$280,500 | \$325,600 | \$0 | \$0 | 3,256.00 |
| 2023 Payable 2024 | 201 | \$38,400 | \$275,400 | \$313,800 | \$0 | \$0 | - |
| | Total | \$38,400 | \$275,400 | \$313,800 | \$0 | \$0 | 3,048.00 |
| 2022 Payable 2023 | 201 | \$35,600 | \$252,700 | \$288,300 | \$0 | \$0 | - |
| | Total | \$35,600 | \$252,700 | \$288,300 | \$0 | \$0 | 2,770.00 |
| 2021 Payable 2022 | 201 | \$29,400 | \$208,900 | \$238,300 | \$0 | \$0 | - |
| | Total | \$29,400 | \$208,900 | \$238,300 | \$0 | \$0 | 2,225.00 |

Tax Detail History

| Tax Year | Tax | Special Assessments | Total Tax & Special Assessments | Taxable Land MV | Taxable Building MV | Total Taxable MV |
|----------|------------|---------------------|---------------------------------|-----------------|---------------------|------------------|
| 2024 | \$4,305.00 | \$25.00 | \$4,330.00 | \$37,299 | \$267,503 | \$304,802 |
| 2023 | \$4,155.00 | \$25.00 | \$4,180.00 | \$34,206 | \$242,801 | \$277,007 |
| 2022 | \$3,681.00 | \$25.00 | \$3,706.00 | \$27,452 | \$195,055 | \$222,507 |



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