



# PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 5/11/2025 5:50:57 PM

General Details							
Parcel ID:	010-3030-02100						
Document:	Torrens - 1051247.0						
Document Date:	12/16/2021						
Legal Description Details							
Plat Name:	LONDON ADDITION TO DULUTH						
Section	Township	Range	Lot	Block			
-	-	-	-	082			
Description:	ELY 30 FT OF LOT 7 AND ALL OF LOT 8						
Taxpayer Details							
Taxpayer Name	MACKENZIE ALEXANDER C & MARY B						
and Address:	1025 N 44TH AVE E DULUTH MN 55804						
Owner Details							
Owner Name	MACKENZIE ALEXANDER C						
Owner Name	MACKENZIE MARY B						
Payable 2025 Tax Summary							
2025 - Net Tax				\$4,005.00			
2025 - Special Assessments				\$29.00			
<b>2025 - Total Tax &amp; Special Assessments</b>				<b>\$4,034.00</b>			
Current Tax Due (as of 5/10/2025)							
Due May 15		Due October 15			Total Due		
2025 - 1st Half Tax	\$2,017.00	2025 - 2nd Half Tax	\$2,017.00	2025 - 1st Half Tax Due	\$0.00		
2025 - 1st Half Tax Paid	\$2,017.00	2025 - 2nd Half Tax Paid	\$2,017.00	2025 - 2nd Half Tax Due	\$0.00		
<b>2025 - 1st Half Due</b>	<b>\$0.00</b>	<b>2025 - 2nd Half Due</b>	<b>\$0.00</b>	<b>2025 - Total Due</b>	<b>\$0.00</b>		
Parcel Details							
Property Address:	1025 N 44TH AVE E, DULUTH MN						
School District:	709						
Tax Increment District:	-						
Property/Homesteader:	MACKENZIE, ALEXANDER C & MARY B						
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)	\$57,300	\$263,800	\$321,100	\$0	\$0	-
Total:		\$57,300	\$263,800	\$321,100	\$0	\$0	3034



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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:** 80.00

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 (House)

Improvement Type	Year Built	Main Floor Ft <sup>2</sup>	Gross Area Ft <sup>2</sup>	Basement Finish	Style Code & Desc.
HOUSE	1965	1,200	1,200	AVG Quality / 360 Ft <sup>2</sup>	4SS - SNGL STRY
Segment	Story	Width	Length	Area	Foundation
BAS	1	20	24	480	DOUBLE TUCK UNDER WITH FINISHED BASEMENT
BAS	1	30	24	720	BASEMENT
Bath Count	Bedroom Count	Room Count	Fireplace Count	HVAC	
1.0 BATH	3 BEDROOMS	6 ROOMS	0	C&AIR_COND, GAS	

## Sales Reported to the St. Louis County Auditor

Sale Date	Purchase Price	CRV Number
12/2021	\$280,000	247314

## 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	\$57,300	\$252,900	\$310,200	\$0	\$0	-
	Total	\$57,300	\$252,900	\$310,200	\$0	\$0	2,916.00
2023 Payable 2024	201	\$47,600	\$183,600	\$231,200	\$0	\$0	-
	Total	\$47,600	\$183,600	\$231,200	\$0	\$0	2,148.00
2022 Payable 2023	201	\$44,100	\$165,700	\$209,800	\$0	\$0	-
	Total	\$44,100	\$165,700	\$209,800	\$0	\$0	1,914.00
2021 Payable 2022	201	\$36,500	\$143,600	\$180,100	\$0	\$0	-
	Total	\$36,500	\$143,600	\$180,100	\$0	\$0	1,591.00

## Tax Detail History

Tax Year	Tax	Special Assessments	Total Tax & Special Assessments	Taxable Land MV	Taxable Building MV	Total Taxable MV
2024	\$3,049.00	\$25.00	\$3,074.00	\$44,217	\$170,551	\$214,768
2023	\$2,887.00	\$25.00	\$2,912.00	\$40,241	\$151,201	\$191,442
2022	\$2,649.00	\$25.00	\$2,674.00	\$32,238	\$126,831	\$159,069



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