



# PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 5/2/2025 10:45:39 PM

General Details							
Parcel ID:	010-3070-01895						
Document:	Torrens - 996795						
Document Date:	04/06/2018						
Legal Description Details							
Plat Name:	LONDON ADDITION TO DULUTH						
Section	Township	Range	Lot	Block			
-	-	-	-	131			
Description:	S 100 FT OF WLY 20 FT OF LOT 14 & SLY 100 FT OF LOTS 15 & 16						
Taxpayer Details							
Taxpayer Name	SNYDER DEREK B & MYA E						
and Address:	1303 TIOGA AVE DULUTH MN 55804						
Owner Details							
Owner Name	SNYDER DEREK B						
Owner Name	SNYDER MYA E						
Payable 2025 Tax Summary							
2025 - Net Tax				\$6,379.00			
2025 - Special Assessments				\$29.00			
<b>2025 - Total Tax &amp; Special Assessments</b>				<b>\$6,408.00</b>			
Current Tax Due (as of 5/1/2025)							
Due May 15		Due October 15			Total Due		
2025 - 1st Half Tax	\$3,204.00	2025 - 2nd Half Tax	\$3,204.00	2025 - 1st Half Tax Due	\$3,204.00		
2025 - 1st Half Tax Paid	\$0.00	2025 - 2nd Half Tax Paid	\$0.00	2025 - 2nd Half Tax Due	\$3,204.00		
<b>2025 - 1st Half Due</b>	<b>\$3,204.00</b>	<b>2025 - 2nd Half Due</b>	<b>\$3,204.00</b>	<b>2025 - Total Due</b>	<b>\$6,408.00</b>		
Parcel Details							
Property Address:	1303 TIOGA AVE, DULUTH MN						
School District:	709						
Tax Increment District:	-						
Property/Homesteader:	SNYDER, MYA E & DEREK 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)	\$59,500	\$429,600	\$489,100	\$0	\$0	-
Total:		\$59,500	\$429,600	\$489,100	\$0	\$0	4866



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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:** 0.00  
**Lot Depth:** 0.00

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 (SFD)

Improvement Type	Year Built	Main Floor Ft <sup>2</sup>	Gross Area Ft <sup>2</sup>	Basement Finish	Style Code & Desc.
HOUSE	1990	1,364	2,238	U Quality / 0 Ft <sup>2</sup>	4MS - MULTI STRY
Segment	Story	Width	Length	Area	Foundation
BAS	1	0	0	490	BASEMENT
BAS	2	0	0	195	DOUBLE TUCK UNDER WITH FINISHED BASEMENT
BAS	2	0	0	679	BASEMENT
DK	1	0	0	509	PIERS AND FOOTINGS
OP	1	4	11	44	PIERS AND FOOTINGS
<b>Bath Count</b>	<b>Bedroom Count</b>	<b>Room Count</b>		<b>Fireplace Count</b>	<b>HVAC</b>
2.5 BATHS	3 BEDROOMS	9 ROOMS		1	C&AIR_COND, ELECTRIC

## Improvement 2 Details (AG)

Improvement Type	Year Built	Main Floor Ft <sup>2</sup>	Gross Area Ft <sup>2</sup>	Basement Finish	Style Code & Desc.
GARAGE	1990	381	381	-	ATTACHED
Segment	Story	Width	Length	Area	Foundation
BAS	1	0	0	381	FOUNDATION

## Sales Reported to the St. Louis County Auditor

Sale Date	Purchase Price	CRV Number
04/2018	\$324,000	225634
05/2015	\$309,000	210646

## 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	\$59,500	\$411,800	\$471,300	\$0	\$0	-
	<b>Total</b>	<b>\$59,500</b>	<b>\$411,800</b>	<b>\$471,300</b>	<b>\$0</b>	<b>\$0</b>	<b>4,672.00</b>
2023 Payable 2024	201	\$49,400	\$397,500	\$446,900	\$0	\$0	-
	<b>Total</b>	<b>\$49,400</b>	<b>\$397,500</b>	<b>\$446,900</b>	<b>\$0</b>	<b>\$0</b>	<b>4,469.00</b>
2022 Payable 2023	201	\$45,800	\$364,400	\$410,200	\$0	\$0	-
	<b>Total</b>	<b>\$45,800</b>	<b>\$364,400</b>	<b>\$410,200</b>	<b>\$0</b>	<b>\$0</b>	<b>4,099.00</b>
2021 Payable 2022	201	\$37,900	\$301,400	\$339,300	\$0	\$0	-
	<b>Total</b>	<b>\$37,900</b>	<b>\$301,400</b>	<b>\$339,300</b>	<b>\$0</b>	<b>\$0</b>	<b>3,326.00</b>



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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	\$6,293.00	\$25.00	\$6,318.00	\$49,400	\$397,500	\$446,900
2023	\$6,123.00	\$25.00	\$6,148.00	\$45,764	\$364,114	\$409,878
2022	\$5,473.00	\$25.00	\$5,498.00	\$37,151	\$295,446	\$332,597

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