



PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 4/4/2026 9:16:10 AM

General Details							
Parcel ID:	010-3070-02655						
Document:	Abstract - 1000317						
Document Date:	04/19/2005						
Legal Description Details							
Plat Name:	LONDON ADDITION TO DULUTH						
	Section	Township	Range	Lot	Block		
	-	-	-	00	-		
Description:	ELY 75FT OF WLY 150FT OF DOCK RESERVATION EX PART TAKEN FOR STREET						
Taxpayer Details							
Taxpayer Name	COTRUVO THOMAS D & CHRISTINA A						
and Address:	4210 QUEBEC AVE DULUTH MN 55804						
Owner Details							
Owner Name	COTRUVO CHRISTINA						
Owner Name	COTRUVO THOMAS D						
Payable 2026 Tax Summary							
	2026 - Net Tax			\$12,716.00			
	2026 - Special Assessments			\$34.00			
	2026 - Total Tax & Special Assessments			\$12,750.00			
Current Tax Due (as of 4/3/2026)							
	Due May 15		Due October 15		Total Due		
	2026 - 1st Half Tax	\$6,375.00	2026 - 2nd Half Tax	\$6,375.00	2026 - 1st Half Tax Due	\$6,375.00	
	2026 - 1st Half Tax Paid	\$0.00	2026 - 2nd Half Tax Paid	\$0.00	2026 - 2nd Half Tax Due	\$6,375.00	
	2026 - 1st Half Due	\$6,375.00	2026 - 2nd Half Due	\$6,375.00	2026 - Total Due	\$12,750.00	
Parcel Details							
Property Address:	4210 QUEBEC AVE, DULUTH MN						
School District:	709						
Tax Increment District:	-						
Property/Homesteader:	COTRUVO THOMAS D & CHRISTINA A						
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)	\$377,300	\$453,500	\$830,800	\$0	\$0	-
	Total:	\$377,300	\$453,500	\$830,800	\$0	\$0	9135



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Land Details

Deeded Acres: 0.00
Waterfront: SUPERIOR
Water Front Feet: 75.00
Water Code & Desc: P - PUBLIC
Gas Code & Desc: P - PUBLIC
Sewer Code & Desc: P - PUBLIC
Lot Width: 75.00
Lot Depth: 235.00

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 (HOUSE)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.	
HOUSE	2002	1,008	1,932	-	4CM - CUSTOM	
Segment		Story	Width	Length	Area	Foundation
BAS		1	0	0	84	CANTILEVER
BAS		2	0	0	924	FOUNDATION
OP		1	0	0	296	PIERS AND FOOTINGS
Bath Count	Bedroom Count	Room Count		Fireplace Count	HVAC	
2.25 BATHS	2 BEDROOMS	4 ROOMS		1	C&AIR_EXCH, GAS	

Improvement 2 Details (GARAGE)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.	
GARAGE	2002	672	672	-	DETACHED	
Segment		Story	Width	Length	Area	Foundation
BAS		1	28	24	672	FLOATING SLAB

Improvement 3 Details (SHED)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.	
STORAGE BUILDING	0	144	144	-	-	
Segment		Story	Width	Length	Area	Foundation
BAS		1	6	12	72	POST ON GROUND

Sales Reported to the St. Louis County Auditor

Sale Date	Purchase Price	CRV Number
05/1999	\$45,000	127790

Assessment History

Year	Class Code (Legend)	Land EMV	Bldg EMV	Total EMV	Def Land EMV	Def Bldg EMV	Net Tax Capacity
2025 Payable 2026	201	\$377,300	\$453,500	\$830,800	\$0	\$0	-
	Total	\$377,300	\$453,500	\$830,800	\$0	\$0	9,135.00
2024 Payable 2025	201	\$377,300	\$431,000	\$808,300	\$0	\$0	-
	Total	\$377,300	\$431,000	\$808,300	\$0	\$0	8,854.00
2023 Payable 2024	201	\$246,600	\$427,800	\$674,400	\$0	\$0	-
	Total	\$246,600	\$427,800	\$674,400	\$0	\$0	7,180.00



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2022 Payable 2023	201	\$228,900	\$396,800	\$625,700	\$0	\$0	-
	Total	\$228,900	\$396,800	\$625,700	\$0	\$0	6,571.00

Tax Detail History

Tax Year	Tax	Special Assessments	Total Tax & Special Assessments	Taxable Land MV	Taxable Building MV	Total Taxable MV
2025	\$11,973.00	\$29.00	\$12,002.00	\$377,300	\$431,000	\$808,300
2024	\$10,045.00	\$25.00	\$10,070.00	\$246,600	\$427,800	\$674,400
2023	\$9,767.00	\$25.00	\$9,792.00	\$228,900	\$396,800	\$625,700

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