



PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 8/16/2025 4:00:48 AM

General Details							
Parcel ID:	010-3080-02450						
Document:	Abstract - 01162629						
Document Date:	06/01/2011						
Legal Description Details							
Plat Name:	ALTERED PLAT LONDON PARK ADDITION TO DULUTH						
Section	Township	Range	Lot	Block			
-	-	-	0001	010			
Description:	LOT: 0001 BLOCK:010						
Taxpayer Details							
Taxpayer Name	SPEHAR THOMAS & PEGGY						
and Address:	5302 TIOGA ST DULUTH MN 55804						
Owner Details							
Owner Name	SPEHAR PEGGY A						
Owner Name	SPEHAR THOMAS J						
Payable 2025 Tax Summary							
2025 - Net Tax			\$3,555.00				
2025 - Special Assessments			\$29.00				
2025 - Total Tax & Special Assessments			\$3,584.00				
Current Tax Due (as of 8/15/2025)							
Due May 15		Due October 15			Total Due		
2025 - 1st Half Tax	\$1,792.00	2025 - 2nd Half Tax	\$1,792.00	2025 - 1st Half Tax Due	\$0.00		
2025 - 1st Half Tax Paid	\$1,792.00	2025 - 2nd Half Tax Paid	\$0.00	2025 - 2nd Half Tax Due	\$1,792.00		
2025 - 1st Half Due	\$0.00	2025 - 2nd Half Due	\$1,792.00	2025 - Total Due	\$1,792.00		
Parcel Details							
Property Address:	5302 TIOGA ST, DULUTH MN						
School District:	709						
Tax Increment District:	-						
Property/Homesteader:	SPEHAR THOMAS J & PEGGY 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)	\$45,800	\$244,200	\$290,000	\$0	\$0	-
Total:		\$45,800	\$244,200	\$290,000	\$0	\$0	2696



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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 (HOUSE)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
HOUSE	1927	1,287	1,455	U Quality / 0 Ft ²	4XB - EXP BNGLW
Segment	Story	Width	Length	Area	Foundation
BAS	1	0	0	951	BASEMENT
BAS	1.5	21	16	336	BASEMENT
CW	0	7	18	126	FOUNDATION
DK	0	7	7	49	POST ON GROUND
DK	0	10	5	50	POST ON GROUND
Bath Count	Bedroom Count	Room Count	Fireplace Count	HVAC	
1.75 BATHS	3 BEDROOMS	7 ROOMS	0	CENTRAL, FUEL OIL	

Improvement 2 Details (DG)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
GARAGE	1932	400	400	-	DETACHED
Segment	Story	Width	Length	Area	Foundation
BAS	0	20	20	400	FLOATING SLAB

Improvement 3 Details (PATIO)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
	0	214	214	-	B - BRICK
Segment	Story	Width	Length	Area	Foundation
BAS	0	0	0	214	-

Sales Reported to the St. Louis County Auditor

Sale Date	Purchase Price	CRV Number
06/2011	\$189,900	193461
11/2007	\$180,100	180011
08/2006	\$174,900	173129
08/2000	\$77,500	135898
07/1996	\$63,000	110766



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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	\$45,800	\$234,000	\$279,800	\$0	\$0	-
	Total	\$45,800	\$234,000	\$279,800	\$0	\$0	2,584.00
2023 Payable 2024	201	\$38,000	\$230,300	\$268,300	\$0	\$0	-
	Total	\$38,000	\$230,300	\$268,300	\$0	\$0	2,552.00
2022 Payable 2023	201	\$35,200	\$211,200	\$246,400	\$0	\$0	-
	Total	\$35,200	\$211,200	\$246,400	\$0	\$0	2,313.00
2021 Payable 2022	201	\$29,100	\$174,700	\$203,800	\$0	\$0	-
	Total	\$29,100	\$174,700	\$203,800	\$0	\$0	1,849.00
Tax Detail History							
Tax Year	Tax	Special Assessments	Total Tax & Special Assessments	Taxable Land MV	Taxable Building MV	Total Taxable MV	
2024	\$3,613.00	\$25.00	\$3,638.00	\$36,146	\$219,061	\$255,207	
2023	\$3,479.00	\$25.00	\$3,504.00	\$33,048	\$198,288	\$231,336	
2022	\$3,069.00	\$25.00	\$3,094.00	\$26,402	\$158,500	\$184,902	

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