



PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 12/15/2025 10:04:50 AM

General Details							
Parcel ID:	010-3110-00440						
Document:	Torrens - 1053906.0						
Document Date:	02/24/2022						
Legal Description Details							
Plat Name:	LOWER DULUTH MINNESOTA AVENUE						
Section	Township	Range	Lot	Block			
-	-	-	-	-			
Description:	LOTS 85 AND 87						
Taxpayer Details							
Taxpayer Name	WALBRIDGE NATALIJA TRUST						
and Address:	2311 MINNESOTA AVE DULUTH MN 55802						
Owner Details							
Owner Name	WALBRIDGE NATALIJA TRUST						
Payable 2025 Tax Summary							
2025 - Net Tax				\$5,711.00			
2025 - Special Assessments				\$29.00			
2025 - Total Tax & Special Assessments				\$5,740.00			
Current Tax Due (as of 12/14/2025)							
Due May 15		Due October 15		Total Due			
2025 - 1st Half Tax	\$2,870.00	2025 - 2nd Half Tax	\$2,870.00	2025 - 1st Half Tax Due	\$0.00		
2025 - 1st Half Tax Paid	\$2,870.00	2025 - 2nd Half Tax Paid	\$2,870.00	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:	2311 MINNESOTA AVE, DULUTH MN						
School District:	709						
Tax Increment District:	-						
Property/Homesteader:	WALBRIDGE NATALIJA						
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)	\$243,100	\$121,400	\$364,500	\$0	\$0	-
Total:		\$243,100	\$121,400	\$364,500	\$0	\$0	3508



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Land Details

Deeded Acres: 0.00
Waterfront: SUPERIOR
Water Front Feet: 80.00
Water Code & Desc: P - PUBLIC
Gas Code & Desc: P - PUBLIC
Sewer Code & Desc: P - PUBLIC
Lot Width: 80.00
Lot Depth: 100.00

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	1898	824	824	-	5SS - SNGL STRY																		
<table><tr><th>Segment</th><th>Story</th><th>Width</th><th>Length</th><th>Area</th><th>Foundation</th></tr><tr><td>BAS</td><td>1</td><td>18</td><td>28</td><td>504</td><td>FOUNDATION</td></tr><tr><td>BAS</td><td>1</td><td>32</td><td>10</td><td>320</td><td>-</td></tr></table>						Segment	Story	Width	Length	Area	Foundation	BAS	1	18	28	504	FOUNDATION	BAS	1	32	10	320	-
Segment	Story	Width	Length	Area	Foundation																		
BAS	1	18	28	504	FOUNDATION																		
BAS	1	32	10	320	-																		
Bath Count	Bedroom Count	Room Count		Fireplace Count	HVAC																		
0.75 BATH	2 BEDROOMS	-		1	STOVE/SPCE, GAS																		

Sales Reported to the St. Louis County Auditor

Sale Date	Purchase Price	CRV Number
09/2000	\$96,000	136127
09/2000	\$96,000	168519
08/1994	\$62,000	121042

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	\$384,800	\$41,200	\$426,000	\$0	\$0	-
	Total	\$384,800	\$41,200	\$426,000	\$0	\$0	4,178.00
2023 Payable 2024	201	\$220,300	\$51,900	\$272,200	\$0	\$0	-
	Total	\$220,300	\$51,900	\$272,200	\$0	\$0	2,595.00
2022 Payable 2023	201	\$186,200	\$44,200	\$230,400	\$0	\$0	-
	Total	\$186,200	\$44,200	\$230,400	\$0	\$0	2,139.00
2021 Payable 2022	201	\$155,200	\$36,800	\$192,000	\$0	\$0	-
	Total	\$155,200	\$36,800	\$192,000	\$0	\$0	1,721.00

Tax Detail History

Tax Year	Tax	Special Assessments	Total Tax & Special Assessments	Taxable Land MV	Taxable Building MV	Total Taxable MV
2024	\$3,673.00	\$25.00	\$3,698.00	\$210,002	\$49,474	\$259,476
2023	\$3,221.00	\$25.00	\$3,246.00	\$172,877	\$41,037	\$213,914
2022	\$2,861.00	\$25.00	\$2,886.00	\$139,080	\$32,978	\$172,058



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