



PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 4/28/2025 9:47:08 AM

General Details							
Parcel ID:	010-3110-01030						
Document:	Torrens - 1055473.0						
Document Date:	04/10/2022						
Legal Description Details							
Plat Name:	LOWER DULUTH MINNESOTA AVENUE						
Section	Township	Range	Lot	Block			
-	-	-	0197	-			
Description:	INC LOT 198 LOWER DULUTH ST LOUIS AVE						
Taxpayer Details							
Taxpayer Name	TRI-WATERS PROPERTY LLC						
and Address:	2933 BAY ST WAYZATA MN 55391						
Owner Details							
Owner Name	TRI-WATERS PROPERTY LLC						
Payable 2025 Tax Summary							
2025 - Net Tax			\$10,490.00				
2025 - Special Assessments			\$0.00				
2025 - Total Tax & Special Assessments			\$10,490.00				
Current Tax Due (as of 4/27/2025)							
Due May 15		Due October 15			Total Due		
2025 - 1st Half Tax \$5,245.00		2025 - 2nd Half Tax \$5,245.00			2025 - 1st Half Tax Due \$5,245.00		
2025 - 1st Half Tax Paid \$0.00		2025 - 2nd Half Tax Paid \$0.00			2025 - 2nd Half Tax Due \$5,245.00		
2025 - 1st Half Due \$5,245.00		2025 - 2nd Half Due \$5,245.00			2025 - Total Due \$10,490.00		
Parcel Details							
Property Address:	2835 MINNESOTA AVE, DULUTH MN						
School District:	709						
Tax Increment District:	-						
Property/Homesteader:	-						
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
217	0 - Non Homestead	\$162,300	\$516,600	\$678,900	\$0	\$0	-
Total:		\$162,300	\$516,600	\$678,900	\$0	\$0	8486



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Land Details

Deeded Acres: 0.00
Waterfront: SUPERIOR
Water Front Feet: 40.00
Water Code & Desc: P - PUBLIC
Gas Code & Desc: P - PUBLIC
Sewer Code & Desc: P - PUBLIC
Lot Width: 40.00
Lot Depth: 200.00

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	2021	1,230	1,962	-	5MS - MULTI STRY
Segment	Story	Width	Length	Area	Foundation
BAS	1	15	15	225	FOUNDATION
BAS	2	0	0	823	FOUNDATION
DK	1	8	30	240	PIERS AND FOOTINGS
OP	1	8	17	136	FOUNDATION
Bath Count	Bedroom Count	Room Count		Fireplace Count	HVAC
2.5 BATHS	2 BEDROOMS	-		0	C&AIR_COND, GAS

Improvement 2 Details (AG 13X30)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
GARAGE	2021	208	260	-	ATTACHED
Segment	Story	Width	Length	Area	Foundation
BAS	1.2	13	16	208	FOUNDATION

Improvement 3 Details (PATIO)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
	0	156	156	-	B - BRICK
Segment	Story	Width	Length	Area	Foundation
BAS	0	12	13	156	-

Sales Reported to the St. Louis County Auditor

Sale Date	Purchase Price	CRV Number
08/2020	\$259,000	238312

Assessment History

Year	Class Code (Legend)	Land EMV	Bldg EMV	Total EMV	Def Land EMV	Def Bldg EMV	Net Tax Capacity
2024 Payable 2025	217	\$244,200	\$383,800	\$628,000	\$0	\$0	-
	Total	\$244,200	\$383,800	\$628,000	\$0	\$0	7,850.00
2023 Payable 2024	204	\$139,800	\$485,800	\$625,600	\$0	\$0	-
	Total	\$139,800	\$485,800	\$625,600	\$0	\$0	6,570.00
2022 Payable 2023	204	\$118,200	\$283,300	\$401,500	\$0	\$0	-
	Total	\$118,200	\$283,300	\$401,500	\$0	\$0	4,015.00



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2021 Payable 2022	204	\$98,500	\$184,600	\$283,100	\$0	\$0	-
	Total	\$98,500	\$184,600	\$283,100	\$0	\$0	2,831.00
Tax Detail History							
Tax Year	Tax	Special Assessments	Total Tax & Special Assessments	Taxable Land MV	Taxable Building MV	Total Taxable MV	
2024	\$9,205.00	\$25.00	\$9,230.00	\$139,800	\$485,800	\$625,600	
2023	\$5,997.00	\$25.00	\$6,022.00	\$118,200	\$283,300	\$401,500	
2022	\$4,647.00	\$25.00	\$4,672.00	\$98,500	\$184,600	\$283,100	

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