



PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 12/15/2025 8:57:43 AM

General Details							
Parcel ID:	010-3110-03020						
Document:	Abstract - 01237226						
Document Date:	05/01/2014						
Legal Description Details							
Plat Name:	LOWER DULUTH MINNESOTA AVENUE						
Section	Township	Range	Lot	Block			
-	-	-	0190	-			
Description:	LOT: 0190 BLOCK:000						
Taxpayer Details							
Taxpayer Name	BERDAN FRANK & KATHLEEN						
and Address:	1006 LINWOOD AVE						
	ST PAUL MN 55105						
Owner Details							
Owner Name	BERDAN FRANK						
Owner Name	BERDAN KATHLEEN W						
Payable 2025 Tax Summary							
2025 - Net Tax			\$6,845.00				
2025 - Special Assessments			\$29.00				
2025 - Total Tax & Special Assessments			\$6,874.00				
Current Tax Due (as of 12/14/2025)							
Due May 15		Due October 15			Total Due		
2025 - 1st Half Tax	\$3,437.00	2025 - 2nd Half Tax	\$3,437.00	2025 - 1st Half Tax Due	\$0.00		
2025 - 1st Half Tax Paid	\$3,437.00	2025 - 2nd Half Tax Paid	\$3,437.00	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:	2818 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
204	0 - Non Homestead	\$146,700	\$360,000	\$506,700	\$0	\$0	-
Total:		\$146,700	\$360,000	\$506,700	\$0	\$0	5084



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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: 40.00
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	2003	566	1,342	-	5MS - MULTI STRY
Segment	Story	Width	Length	Area	Foundation
BAS	1	2	9	18	-
BAS	2	0	0	80	-
BAS	2	10	24	240	-
BAS	3	12	19	228	-
DK	1	0	0	70	-
DK	1	0	0	134	PIERS AND FOOTINGS
OP	1	5	8	40	FLOATING SLAB
OP	1	5	10	50	FLOATING SLAB
Bath Count	Bedroom Count	Room Count	Fireplace Count	HVAC	
1.0 BATH	2 BEDROOMS	5 ROOMS	0	C&AIR_EXCH, GAS	

Improvement 2 Details (ST 12X18)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
STORAGE BUILDING	2003	216	216	-	-
Segment	Story	Width	Length	Area	Foundation
BAS	1	18	12	216	POST ON GROUND

Sales Reported to the St. Louis County Auditor

Sale Date	Purchase Price	CRV Number
05/2014	\$317,500	205512
11/2002	\$46,000	151051
10/2000	\$46,000	136873



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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	204	\$228,200	\$273,200	\$501,400	\$0	\$0	-
	Total	\$228,200	\$273,200	\$501,400	\$0	\$0	5,018.00
2023 Payable 2024	204	\$130,600	\$344,700	\$475,300	\$0	\$0	-
	Total	\$130,600	\$344,700	\$475,300	\$0	\$0	4,753.00
2022 Payable 2023	204	\$110,400	\$293,400	\$403,800	\$0	\$0	-
	Total	\$110,400	\$293,400	\$403,800	\$0	\$0	4,038.00
2021 Payable 2022	204	\$92,000	\$243,900	\$335,900	\$0	\$0	-
	Total	\$92,000	\$243,900	\$335,900	\$0	\$0	3,359.00
Tax Detail History							
Tax Year	Tax	Special Assessments	Total Tax & Special Assessments	Taxable Land MV	Taxable Building MV	Total Taxable MV	
2024	\$6,693.00	\$25.00	\$6,718.00	\$130,600	\$344,700	\$475,300	
2023	\$6,031.00	\$25.00	\$6,056.00	\$110,400	\$293,400	\$403,800	
2022	\$5,515.00	\$25.00	\$5,540.00	\$92,000	\$243,900	\$335,900	

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