



PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 12/15/2025 8:55:34 AM

General Details							
Parcel ID:	010-3110-03290						
Document:	Abstract - 01387086						
Document Date:	07/30/2020						
Legal Description Details							
Plat Name:	LOWER DULUTH MINNESOTA AVENUE						
Section	Township	Range	Lot	Block			
-	-	-	0242	-			
Description:	LOT: 0242 BLOCK:000						
Taxpayer Details							
Taxpayer Name	BOEHLAND JESSICA E						
and Address:	3102 MINNESOTA AVE DULUTH MN 55802						
Owner Details							
Owner Name	BOEHLAND JESSICA E						
Payable 2025 Tax Summary							
2025 - Net Tax			\$3,995.00				
2025 - Special Assessments			\$29.00				
2025 - Total Tax & Special Assessments			\$4,024.00				
Current Tax Due (as of 12/14/2025)							
Due May 15		Due October 15			Total Due		
2025 - 1st Half Tax	\$2,012.00	2025 - 2nd Half Tax	\$2,012.00	2025 - 1st Half Tax Due	\$0.00		
2025 - 1st Half Tax Paid	\$2,012.00	2025 - 2nd Half Tax Paid	\$2,012.00	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:	3102 MINNESOTA AVE, DULUTH MN						
School District:	709						
Tax Increment District:	-						
Property/Homesteader:	BOEHLAND, JESSICA E						
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)	\$77,200	\$277,000	\$354,200	\$0	\$0	-
Total:		\$77,200	\$277,000	\$354,200	\$0	\$0	3395



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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/frnPlatStatPopUp.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	2001	894	1,334	-	5XB - EXP BNGLW
Segment	Story	Width	Length	Area	Foundation
BAS	1	0	0	14	CANTILEVER
BAS	1.5	0	0	880	FOUNDATION
OP	1	5	5	25	PIERS AND FOOTINGS
OP	1	5	28	140	PIERS AND FOOTINGS
Bath Count	Bedroom Count	Room Count	Fireplace Count	HVAC	
1.0 BATH	2 BEDROOMS	5 ROOMS	1	C&AC&EXCH, ELECTRIC	

Improvement 2 Details (ST 10X16)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
STORAGE BUILDING	0	160	160	-	-
Segment	Story	Width	Length	Area	Foundation
BAS	1	10	16	160	POST ON GROUND

Sales Reported to the St. Louis County Auditor

Sale Date	Purchase Price	CRV Number
07/2020	\$268,000	237861
03/1998	\$34,000	120452

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	\$79,400	\$230,200	\$309,600	\$0	\$0	-
	Total	\$79,400	\$230,200	\$309,600	\$0	\$0	2,909.00
2023 Payable 2024	201	\$45,400	\$290,000	\$335,400	\$0	\$0	-
	Total	\$45,400	\$290,000	\$335,400	\$0	\$0	3,283.00
2022 Payable 2023	201	\$38,400	\$246,800	\$285,200	\$0	\$0	-
	Total	\$38,400	\$246,800	\$285,200	\$0	\$0	2,736.00
2021 Payable 2022	201	\$32,000	\$201,700	\$233,700	\$0	\$0	-
	Total	\$32,000	\$201,700	\$233,700	\$0	\$0	2,175.00



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Tax Detail History						
Tax Year	Tax	Special Assessments	Total Tax & Special Assessments	Taxable Land MV	Taxable Building MV	Total Taxable MV
2024	\$4,633.00	\$25.00	\$4,658.00	\$44,445	\$283,901	\$328,346
2023	\$4,105.00	\$25.00	\$4,130.00	\$36,842	\$236,786	\$273,628
2022	\$3,599.00	\$25.00	\$3,624.00	\$29,781	\$187,712	\$217,493

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