



PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 12/14/2025 1:23:06 PM

General Details							
Parcel ID:		010-3110-03490					
Document:		Torrens - 287575					
Document Date:		04/25/2001					
Legal Description Details							
Plat Name:		LOWER DULUTH MINNESOTA AVENUE					
Section	Township	Range	Lot	Block			
-	-	-	-	-			
Description:		LOT 282 INC 10 FT OF VAC 33RD ST ADJ AND NLY 1/2 OF LOT 284					
Taxpayer Details							
Taxpayer Name		CURTIS JC LYONS					
and Address:		3302 MINNESOTA AVE DULUTH MN 55802					
Owner Details							
Owner Name		CURTIS J C LYONS REV LIV TRUST					
Payable 2025 Tax Summary							
2025 - Net Tax				\$7,169.00			
2025 - Special Assessments				\$29.00			
2025 - Total Tax & Special Assessments				\$7,198.00			
Current Tax Due (as of 12/13/2025)							
Due May 15		Due October 15		Total Due			
2025 - 1st Half Tax	\$3,599.00	2025 - 2nd Half Tax	\$3,599.00	2025 - 1st Half Tax Due	\$0.00		
2025 - 1st Half Tax Paid	\$3,599.00	2025 - 2nd Half Tax Paid	\$3,599.00	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:		3302 MINNESOTA AVE, DULUTH MN					
School District:		709					
Tax Increment District:		-					
Property/Homesteader:		CURTIS J C					
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)	\$135,000	\$450,500	\$585,500	\$0	\$0	-
Total:		\$135,000	\$450,500	\$585,500	\$0	\$0	6069



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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: 70.00
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 (House)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
HOUSE	1906	1,784	2,944	-	5MS - MULTI STRY
Segment	Story	Width	Length	Area	Foundation
BAS	1	14	20	280	FOUNDATION
BAS	1.5	0	0	268	FOUNDATION
BAS	1.7	18	32	576	FOUNDATION
BAS	2.5	18	22	396	FOUNDATION
CW	1	8	24	192	PIERS AND FOOTINGS
DK	1	10	22	220	-
OP	1	4	6	24	FLOATING SLAB
Bath Count	Bedroom Count	Room Count	Fireplace Count	HVAC	
4.0 BATHS	5+ BEDROOM	12 ROOMS	0	CENTRAL, GAS	

Improvement 2 Details (AG 10X22)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
GARAGE	1995	220	220	-	ATTACHED
Segment	Story	Width	Length	Area	Foundation
BAS	1	10	22	220	FOUNDATION

Sales Reported to the St. Louis County Auditor

No Sales information reported.

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	\$103,200	\$417,600	\$520,800	\$0	\$0	-
	Total	\$103,200	\$417,600	\$520,800	\$0	\$0	5,260.00
2023 Payable 2024	201	\$59,100	\$534,100	\$593,200	\$0	\$0	-
	Total	\$59,100	\$534,100	\$593,200	\$0	\$0	6,165.00
2022 Payable 2023	201	\$49,900	\$454,500	\$504,400	\$0	\$0	-
	Total	\$49,900	\$454,500	\$504,400	\$0	\$0	5,055.00
2021 Payable 2022	201	\$41,600	\$373,300	\$414,900	\$0	\$0	-
	Total	\$41,600	\$373,300	\$414,900	\$0	\$0	4,149.00



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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	\$8,647.00	\$25.00	\$8,672.00	\$59,100	\$534,100	\$593,200
2023	\$7,549.00	\$25.00	\$7,574.00	\$49,900	\$454,500	\$504,400
2022	\$6,811.00	\$25.00	\$6,836.00	\$41,600	\$373,300	\$414,900

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