



# PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 12/14/2025 1:22:43 PM

| General Details                                   |                                                    |                            |                   |                         |                 |                 |                     |
|---------------------------------------------------|----------------------------------------------------|----------------------------|-------------------|-------------------------|-----------------|-----------------|---------------------|
| Parcel ID:                                        | 010-3110-03860                                     |                            |                   |                         |                 |                 |                     |
| Document:                                         | Abstract - 01170152                                |                            |                   |                         |                 |                 |                     |
| Document Date:                                    | 09/15/2011                                         |                            |                   |                         |                 |                 |                     |
| Legal Description Details                         |                                                    |                            |                   |                         |                 |                 |                     |
| Plat Name:                                        | LOWER DULUTH MINNESOTA AVENUE                      |                            |                   |                         |                 |                 |                     |
| Section                                           | Township                                           | Range                      | Lot               | Block                   |                 |                 |                     |
| -                                                 | -                                                  | -                          | 0348              | -                       |                 |                 |                     |
| Description:                                      | Lot 348, MINNESOTA AVENUE and Lot 347, LAKE AVENUE |                            |                   |                         |                 |                 |                     |
| Taxpayer Details                                  |                                                    |                            |                   |                         |                 |                 |                     |
| Taxpayer Name                                     | LANZ MICHELLE                                      |                            |                   |                         |                 |                 |                     |
| and Address:                                      | SULZERALLEE 83                                     |                            |                   |                         |                 |                 |                     |
|                                                   | 8404 WINTERTHUR SWITZERLAND                        |                            |                   |                         |                 |                 |                     |
| Owner Details                                     |                                                    |                            |                   |                         |                 |                 |                     |
| Owner Name                                        | LANZ MICHELLE                                      |                            |                   |                         |                 |                 |                     |
| Payable 2025 Tax Summary                          |                                                    |                            |                   |                         |                 |                 |                     |
| 2025 - Net Tax                                    |                                                    |                            | \$6,007.00        |                         |                 |                 |                     |
| 2025 - Special Assessments                        |                                                    |                            | \$29.00           |                         |                 |                 |                     |
| <b>2025 - Total Tax &amp; Special Assessments</b> |                                                    |                            | <b>\$6,036.00</b> |                         |                 |                 |                     |
| Current Tax Due (as of 12/13/2025)                |                                                    |                            |                   |                         |                 |                 |                     |
| Due May 15                                        |                                                    | Due October 15             |                   |                         | Total Due       |                 |                     |
| 2025 - 1st Half Tax                               | \$3,018.00                                         | 2025 - 2nd Half Tax        | \$3,018.00        | 2025 - 1st Half Tax Due | \$0.00          |                 |                     |
| 2025 - 1st Half Tax Paid                          | \$3,018.00                                         | 2025 - 2nd Half Tax Paid   | \$3,018.00        | 2025 - 2nd Half Tax Due | \$0.00          |                 |                     |
| <b>2025 - 1st Half Due</b>                        | <b>\$0.00</b>                                      | <b>2025 - 2nd Half Due</b> | <b>\$0.00</b>     | <b>2025 - Total Due</b> | <b>\$0.00</b>   |                 |                     |
| Parcel Details                                    |                                                    |                            |                   |                         |                 |                 |                     |
| Property Address:                                 | 3614 MINNESOTA AVE, DULUTH MN                      |                            |                   |                         |                 |                 |                     |
| School District:                                  | 709                                                |                            |                   |                         |                 |                 |                     |
| Tax Increment District:                           | -                                                  |                            |                   |                         |                 |                 |                     |
| Property/Homesteader:                             | -                                                  |                            |                   |                         |                 |                 |                     |
| Assessment Details (2025 Payable 2026)            |                                                    |                            |                   |                         |                 |                 |                     |
| Class Code<br>(Legend)                            | Homestead<br>Status                                | Land<br>EMV                | Bldg<br>EMV       | Total<br>EMV            | Def Land<br>EMV | Def Bldg<br>EMV | Net Tax<br>Capacity |
| 204                                               | 0 - Non Homestead                                  | \$212,300                  | \$196,400         | \$408,700               | \$0             | \$0             | -                   |
| <b>Total:</b>                                     |                                                    | <b>\$212,300</b>           | <b>\$196,400</b>  | <b>\$408,700</b>        | <b>\$0</b>      | <b>\$0</b>      | <b>4087</b>         |



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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](mailto:PropertyTax@stlouiscountymn.gov).

## Improvement 1 Details (HOUSE)

| Improvement Type | Year Built    | Main Floor Ft <sup>2</sup> | Gross Area Ft <sup>2</sup> | Basement Finish               | Style Code & Desc. |
|------------------|---------------|----------------------------|----------------------------|-------------------------------|--------------------|
| HOUSE            | 1921          | 672                        | 1,008                      | U Quality / 0 Ft <sup>2</sup> | 5XB - EXP BNGLW    |
| Segment          | Story         | Width                      | Length                     | Area                          | Foundation         |
| BAS              | 1.5           | 28                         | 24                         | 672                           | BASEMENT           |
| CW               | 1             | 8                          | 8                          | 64                            | FOUNDATION         |
| CW               | 1             | 8                          | 24                         | 192                           | FOUNDATION         |
| DK               | 1             | 3                          | 8                          | 24                            | POST ON GROUND     |
| DK               | 1             | 8                          | 5                          | 40                            | POST ON GROUND     |
| Bath Count       | Bedroom Count | Room Count                 | Fireplace Count            | HVAC                          |                    |
| 1.5 BATHS        | 3 BEDROOMS    | 6 ROOMS                    | 0                          | C&AIR_COND, GAS               |                    |

## Improvement 2 Details (ST 8X16)

| Improvement Type | Year Built | Main Floor Ft <sup>2</sup> | Gross Area Ft <sup>2</sup> | Basement Finish | Style Code & Desc. |
|------------------|------------|----------------------------|----------------------------|-----------------|--------------------|
| STORAGE BUILDING | 0          | 128                        | 128                        | -               | -                  |
| Segment          | Story      | Width                      | Length                     | Area            | Foundation         |
| BAS              | 1          | 8                          | 16                         | 128             | POST ON GROUND     |

## Sales Reported to the St. Louis County Auditor

| Sale Date | Purchase Price                                   | CRV Number |
|-----------|--------------------------------------------------|------------|
| 09/2011   | \$212,000 (This is part of a multi parcel sale.) | 194739     |
| 04/2003   | \$212,500 (This is part of a multi parcel sale.) | 151641     |

## Assessment History

| Year              | Class Code<br>(Legend) | Land EMV  | Bldg EMV  | Total EMV | Def Land EMV | Def Bldg EMV | Net Tax Capacity |
|-------------------|------------------------|-----------|-----------|-----------|--------------|--------------|------------------|
| 2024 Payable 2025 | 204                    | \$295,600 | \$144,700 | \$440,300 | \$0          | \$0          | -                |
|                   | Total                  | \$295,600 | \$144,700 | \$440,300 | \$0          | \$0          | 4,403.00         |
| 2023 Payable 2024 | 204                    | \$45,400  | \$181,800 | \$227,200 | \$0          | \$0          | -                |
|                   | Total                  | \$45,400  | \$181,800 | \$227,200 | \$0          | \$0          | 2,272.00         |
| 2022 Payable 2023 | 204                    | \$38,400  | \$154,800 | \$193,200 | \$0          | \$0          | -                |
|                   | Total                  | \$38,400  | \$154,800 | \$193,200 | \$0          | \$0          | 1,932.00         |
| 2021 Payable 2022 | 204                    | \$32,000  | \$146,200 | \$178,200 | \$0          | \$0          | -                |
|                   | Total                  | \$32,000  | \$146,200 | \$178,200 | \$0          | \$0          | 1,782.00         |



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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               | \$3,199.00 | \$25.00             | \$3,224.00                      | \$45,400        | \$181,800           | \$227,200        |
| 2023               | \$2,887.00 | \$25.00             | \$2,912.00                      | \$38,400        | \$154,800           | \$193,200        |
| 2022               | \$2,925.00 | \$25.00             | \$2,950.00                      | \$32,000        | \$146,200           | \$178,200        |

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