



PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 12/14/2025 11:50:08 AM

General Details							
Parcel ID:	010-3110-04020						
Document:	Torrens - 1023679.0						
Document Date:	05/21/2020						
Legal Description Details							
Plat Name:	LOWER DULUTH MINNESOTA AVENUE						
Section	Township	Range	Lot	Block			
-	-	-	-	-			
Description:	LOTS 378 AND 380						
Taxpayer Details							
Taxpayer Name	MATTSON TIMOTHY & TRICIA						
and Address:	3740 MINNESOTA AVE						
	DULUTH MN 55802						
Owner Details							
Owner Name	MATTSON TIMOTHY J						
Owner Name	MATTSON TRICIA J						
Payable 2025 Tax Summary							
2025 - Net Tax				\$8,133.00			
2025 - Special Assessments				\$29.00			
2025 - Total Tax & Special Assessments				\$8,162.00			
Current Tax Due (as of 12/13/2025)							
Due May 15		Due October 15			Total Due		
2025 - 1st Half Tax	\$4,081.00	2025 - 2nd Half Tax	\$4,081.00	2025 - 1st Half Tax Due	\$0.00		
2025 - 1st Half Tax Paid	\$4,081.00	2025 - 2nd Half Tax Paid	\$4,081.00	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:	3740 MINNESOTA AVE, DULUTH MN						
School District:	709						
Tax Increment District:	-						
Property/Homesteader:	MATTSON, TIMOTHY J & TRICIA J						
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)	\$142,600	\$480,400	\$623,000	\$0	\$0	-
Total:		\$142,600	\$480,400	\$623,000	\$0	\$0	6538



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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: 80.00
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	1959	2,249	2,249	-	5SS - SNGL STRY
Segment	Story	Width	Length	Area	Foundation
BAS	1	0	0	2,249	FLOATING SLAB
DK	1	0	0	252	POST ON GROUND
DK	1	0	0	326	POST ON GROUND
Bath Count	Bedroom Count	Room Count	Fireplace Count	HVAC	
2.0 BATHS	3 BEDROOMS	9 ROOMS	1	C&AIR_COND, GAS	

Improvement 2 Details (AG 24X26)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
GARAGE	1998	624	624	-	ATTACHED
Segment	Story	Width	Length	Area	Foundation
BAS	1	24	26	624	FLOATING SLAB

Improvement 3 Details (8X10 ST)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
STORAGE BUILDING	0	80	80	-	-
Segment	Story	Width	Length	Area	Foundation
BAS	1	8	10	80	POST ON GROUND

Improvement 4 Details (PATIO)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
	0	285	285	-	B - BRICK
Segment	Story	Width	Length	Area	Foundation
BAS	0	0	0	285	-

Sales Reported to the St. Louis County Auditor

Sale Date	Purchase Price	CRV Number
05/2020	\$510,000 (This is part of a multi parcel sale.)	236736
11/2016	\$465,000 (This is part of a multi parcel sale.)	218620
06/2012	\$340,000	197578
04/1998	\$160,000	121669



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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	201	\$146,600	\$431,900	\$578,500	\$0	\$0	-
	Total	\$146,600	\$431,900	\$578,500	\$0	\$0	5,981.00
2023 Payable 2024	201	\$84,000	\$538,400	\$622,400	\$0	\$0	-
	Total	\$84,000	\$538,400	\$622,400	\$0	\$0	6,530.00
2022 Payable 2023	201	\$71,000	\$458,100	\$529,100	\$0	\$0	-
	Total	\$71,000	\$458,100	\$529,100	\$0	\$0	5,364.00
2021 Payable 2022	201	\$59,100	\$380,900	\$440,000	\$0	\$0	-
	Total	\$59,100	\$380,900	\$440,000	\$0	\$0	4,400.00
Tax Detail History							
Tax Year	Tax	Special Assessments	Total Tax & Special Assessments	Taxable Land MV	Taxable Building MV	Total Taxable MV	
2024	\$9,149.00	\$25.00	\$9,174.00	\$84,000	\$538,400	\$622,400	
2023	\$8,001.00	\$25.00	\$8,026.00	\$71,000	\$458,100	\$529,100	
2022	\$7,223.00	\$25.00	\$7,248.00	\$59,100	\$380,900	\$440,000	

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