



PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 12/14/2025 3:28:27 PM

General Details							
Parcel ID:	010-3220-02780						
Document:	Torrens - 1064012.0						
Document Date:	11/25/2022						
Legal Description Details							
Plat Name:	MERCHANTS PARK DIVISION OF DULUTH						
Section	Township	Range	Lot	Block			
-	-	-	-	012			
Description:	LOTS 13 THRU 16						
Taxpayer Details							
Taxpayer Name	HOLSTROM THOMAS L &						
and Address:	MAHONEY COLLEEN M						
	523 SNELLING AVE S UNIT 13						
	ST PAUL MN 55116						
Owner Details							
Owner Name	HOLSTROM MAHONEY TRUST						
Payable 2025 Tax Summary							
2025 - Net Tax				\$6,095.00			
2025 - Special Assessments				\$29.00			
2025 - Total Tax & Special Assessments				\$6,124.00			
Current Tax Due (as of 12/13/2025)							
Due May 15		Due October 15			Total Due		
2025 - 1st Half Tax	\$3,062.00	2025 - 2nd Half Tax	\$3,062.00	2025 - 1st Half Tax Due	\$0.00		
2025 - 1st Half Tax Paid	\$3,062.00	2025 - 2nd Half Tax Paid	\$3,062.00	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:	2702 W 12TH ST, 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	\$83,900	\$381,900	\$465,800	\$0	\$0	-
Total:		\$83,900	\$381,900	\$465,800	\$0	\$0	4658



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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: 100.00
Lot Depth: 140.00

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 (Duplex)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
HOUSE	1987	1,654	1,654	AVG Quality / 1550 Ft ²	DUP - DUPLEX
Segment	Story	Width	Length	Area	Foundation
BAS	1	30	21	630	WALKOUT BASEMENT
BAS	1	32	32	1,024	WALKOUT BASEMENT
DK	1	12	30	360	PIERS AND FOOTINGS
Bath Count	Bedroom Count	Room Count		Fireplace Count	HVAC
3.0 BATHS	5 BEDROOMS	-		0	C&AIR_COND, GAS

Improvement 2 Details (AG)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
GARAGE	1987	630	630	-	ATTACHED
Segment	Story	Width	Length	Area	Foundation
BAS	0	30	21	630	FOUNDATION

Improvement 3 Details (Shed)

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

Sales Reported to the St. Louis County Auditor

Sale Date	Purchase Price	CRV Number
06/2019	\$350,000 (This is part of a multi parcel sale.)	232114
08/2017	\$200,466 (This is part of a multi parcel sale.)	222413
12/2003	\$313,000 (This is part of a multi parcel sale.)	156402
04/1998	\$191,000 (This is part of a multi parcel sale.)	122731



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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	\$78,500	\$368,300	\$446,800	\$0	\$0	-
	Total	\$78,500	\$368,300	\$446,800	\$0	\$0	4,468.00
2023 Payable 2024	204	\$78,500	\$368,300	\$446,800	\$0	\$0	-
	Total	\$78,500	\$368,300	\$446,800	\$0	\$0	4,468.00
2022 Payable 2023	201	\$71,400	\$332,900	\$404,300	\$0	\$0	-
	Total	\$71,400	\$332,900	\$404,300	\$0	\$0	4,043.00
2021 Payable 2022	201	\$62,700	\$292,000	\$354,700	\$0	\$0	-
	Total	\$62,700	\$292,000	\$354,700	\$0	\$0	3,512.00
Tax Detail History							
Tax Year	Tax	Special Assessments	Total Tax & Special Assessments	Taxable Land MV	Taxable Building MV	Total Taxable MV	
2024	\$6,291.00	\$25.00	\$6,316.00	\$78,500	\$368,300	\$446,800	
2023	\$6,039.00	\$25.00	\$6,064.00	\$71,400	\$332,900	\$404,300	
2022	\$5,771.00	\$25.00	\$5,796.00	\$62,081	\$289,120	\$351,201	

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