



PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 4/27/2025 8:53:20 PM

General Details							
Parcel ID:	010-3330-00505						
Document:	Torrens - 988675.0						
Document Date:	07/28/2017						
Legal Description Details							
Plat Name:	REARRANGEMENT MORLEY HEIGHTS 1ST ADDITION DUL						
Section	Township	Range	Lot	Block			
-	-	-	-	011			
Description:	LOT 6 EX WLY 25 FT AND ALL OF LOT 7						
Taxpayer Details							
Taxpayer Name	FOCHS JOHN M & CYNTHIA J						
and Address:	426 LEICESTER AVE						
	DULUTH MN 55803						
Owner Details							
Owner Name	FOCHS CYNTHIA J						
Owner Name	FOCHS JOHN M						
Payable 2025 Tax Summary							
2025 - Net Tax				\$6,063.00			
2025 - Special Assessments				\$29.00			
2025 - Total Tax & Special Assessments				\$6,092.00			
Current Tax Due (as of 4/26/2025)							
Due May 15		Due October 15			Total Due		
2025 - 1st Half Tax	\$3,046.00	2025 - 2nd Half Tax	\$3,046.00		2025 - 1st Half Tax Due	\$3,046.00	
2025 - 1st Half Tax Paid	\$0.00	2025 - 2nd Half Tax Paid	\$0.00		2025 - 2nd Half Tax Due	\$3,046.00	
2025 - 1st Half Due	\$3,046.00	2025 - 2nd Half Due	\$3,046.00		2025 - Total Due	\$6,092.00	
Parcel Details							
Property Address:	426 LEICESTER AVE, DULUTH MN						
School District:	709						
Tax Increment District:	-						
Property/Homesteader:	FOCHS, JOHN M & CYNTHIA 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)	\$95,300	\$360,900	\$456,200	\$0	\$0	-
Total:		\$95,300	\$360,900	\$456,200	\$0	\$0	4507



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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: 75.00
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 (RES)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
HOUSE	1951	1,336	1,336	GD Quality / 997 Ft ²	4SS - SNGL STRY
Segment	Story	Width	Length	Area	Foundation
BAS	1	0	0	38	CANTILEVER
BAS	1	0	0	1,298	WALKOUT BASEMENT
DK	1	0	0	169	PIERS AND FOOTINGS
DK	1	0	0	208	PIERS AND FOOTINGS
Bath Count	Bedroom Count	Room Count		Fireplace Count	HVAC
3.25 BATHS	4 BEDROOMS	7 ROOMS		2	CENTRAL, GAS

Improvement 2 Details (AG)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
GARAGE	1951	286	286	-	ATTACHED
Segment	Story	Width	Length	Area	Foundation
BAS	1	22	13	286	WALKOUT BASEMENT

Improvement 3 Details (PATIO)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
	0	112	112	-	B - BRICK
Segment	Story	Width	Length	Area	Foundation
BAS	0	8	14	112	-

Improvement 4 Details (ST)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
STORAGE BUILDING	0	96	96	-	-
Segment	Story	Width	Length	Area	Foundation
BAS	1	8	12	96	POST ON GROUND

Sales Reported to the St. Louis County Auditor

Sale Date	Purchase Price	CRV Number
07/2017	\$305,000	222500



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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	\$95,300	\$354,600	\$449,900	\$0	\$0	-
	Total	\$95,300	\$354,600	\$449,900	\$0	\$0	4,438.00
2023 Payable 2024	201	\$50,100	\$396,200	\$446,300	\$0	\$0	-
	Total	\$50,100	\$396,200	\$446,300	\$0	\$0	4,463.00
2022 Payable 2023	201	\$43,500	\$343,100	\$386,600	\$0	\$0	-
	Total	\$43,500	\$343,100	\$386,600	\$0	\$0	3,842.00
2021 Payable 2022	201	\$37,300	\$293,200	\$330,500	\$0	\$0	-
	Total	\$37,300	\$293,200	\$330,500	\$0	\$0	3,230.00
Tax Detail History							
Tax Year	Tax	Special Assessments	Total Tax & Special Assessments	Taxable Land MV	Taxable Building MV	Total Taxable MV	
2024	\$6,285.00	\$25.00	\$6,310.00	\$50,100	\$396,200	\$446,300	
2023	\$5,743.00	\$25.00	\$5,768.00	\$43,225	\$340,929	\$384,154	
2022	\$5,317.00	\$25.00	\$5,342.00	\$36,454	\$286,551	\$323,005	

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