



PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 4/29/2025 9:09:42 AM

General Details							
Parcel ID:	010-3455-00140						
Document:	Torrens - 804887.0						
Document Date:	09/01/2005						
Legal Description Details							
Plat Name:	NORTHLAND DIVISION DULUTH						
Section	Township	Range	Lot	Block			
-	-	-	0014	-			
Description:	Lot 14						
Taxpayer Details							
Taxpayer Name	GRAN RICHARD W						
and Address:	815 N 40TH AVE E						
	DULUTH MN 55804						
Owner Details							
Owner Name	GRAN KAREN B						
Owner Name	GRAN RICHARD W						
Payable 2025 Tax Summary							
2025 - Net Tax			\$4,519.00				
2025 - Special Assessments			\$29.00				
2025 - Total Tax & Special Assessments			\$4,548.00				
Current Tax Due (as of 4/28/2025)							
Due May 15		Due October 15			Total Due		
2025 - 1st Half Tax	\$2,274.00	2025 - 2nd Half Tax	\$2,274.00		2025 - 1st Half Tax Due	\$2,274.00	
2025 - 1st Half Tax Paid	\$0.00	2025 - 2nd Half Tax Paid	\$0.00		2025 - 2nd Half Tax Due	\$2,274.00	
2025 - 1st Half Due	\$2,274.00	2025 - 2nd Half Due	\$2,274.00		2025 - Total Due	\$4,548.00	
Parcel Details							
Property Address:	815 N 40TH AVE E, DULUTH MN						
School District:	709						
Tax Increment District:	-						
Property/Homesteader:	GRAN RICHARD W & KAREN B						
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)	\$53,400	\$308,500	\$361,900	\$0	\$0	-
Total:		\$53,400	\$308,500	\$361,900	\$0	\$0	3479



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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: 130.00

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	1951	1,415	1,415	AVG Quality / 750 Ft ²	4SS - SNGL STRY
Segment	Story	Width	Length	Area	Foundation
BAS	1	2	20	40	BASEMENT
BAS	1	13	25	325	SINGLE TUCK UNDER GARAGE WITH FINISHED BASEMENT
BAS	1	25	42	1,050	
DK	1	13	23	299	PIERS AND FOOTINGS
OP	1	4	9	36	PIERS AND FOOTINGS
SP	1	11	24	264	PIERS AND FOOTINGS
Bath Count	Bedroom Count	Room Count		Fireplace Count	HVAC
2.5 BATHS	3 BEDROOMS	7 ROOMS		1	CENTRAL, GAS

Improvement 2 Details (4X6 ST)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
STORAGE BUILDING	0	24	24	-	-
Segment	Story	Width	Length	Area	Foundation
BAS	0	4	6	24	POST ON GROUND

Sales Reported to the St. Louis County Auditor

Sale Date	Purchase Price	CRV Number
09/2005	\$185,000	167367

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	\$53,400	\$291,700	\$345,100	\$0	\$0	-
	Total	\$53,400	\$291,700	\$345,100	\$0	\$0	3,296.00
2023 Payable 2024	201	\$43,000	\$286,400	\$329,400	\$0	\$0	-
	Total	\$43,000	\$286,400	\$329,400	\$0	\$0	3,218.00
2022 Payable 2023	201	\$39,800	\$264,900	\$304,700	\$0	\$0	-
	Total	\$39,800	\$264,900	\$304,700	\$0	\$0	2,949.00
2021 Payable 2022	201	\$33,000	\$218,700	\$251,700	\$0	\$0	-
	Total	\$33,000	\$218,700	\$251,700	\$0	\$0	2,371.00



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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	\$4,543.00	\$25.00	\$4,568.00	\$42,009	\$279,797	\$321,806
2023	\$4,421.00	\$25.00	\$4,446.00	\$38,518	\$256,365	\$294,883
2022	\$3,919.00	\$25.00	\$3,944.00	\$31,088	\$206,025	\$237,113

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