



# PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 5/6/2025 3:22:34 PM

General Details							
Parcel ID:	010-3830-05490						
Document:	Abstract - 01311946						
Document Date:	06/20/2017						
Legal Description Details							
Plat Name:	PORTLAND DIVISION OF DULUTH						
Section	Township	Range	Lot	Block			
-	-	-	-	042			
Description:	LOTS 4 AND 5						
Taxpayer Details							
Taxpayer Name	CHRISTENSEN INVESTMENT GROUP LTD						
and Address:	808 E 2ND ST DULUTH MN 55802						
Owner Details							
Owner Name	CHRISTENSEN INVESTMENT GROUP LTD						
Payable 2025 Tax Summary							
2025 - Net Tax				\$6,150.00			
2025 - Special Assessments				\$0.00			
<b>2025 - Total Tax &amp; Special Assessments</b>				<b>\$6,150.00</b>			
Current Tax Due (as of 5/5/2025)							
Due May 15		Due October 15			Total Due		
2025 - 1st Half Tax	\$3,075.00	2025 - 2nd Half Tax	\$3,075.00	2025 - 1st Half Tax Due	\$3,075.00		
2025 - 1st Half Tax Paid	\$0.00	2025 - 2nd Half Tax Paid	\$0.00	2025 - 2nd Half Tax Due	\$3,075.00		
<b>2025 - 1st Half Due</b>	<b>\$3,075.00</b>	<b>2025 - 2nd Half Due</b>	<b>\$3,075.00</b>	<b>2025 - Total Due</b>	<b>\$6,150.00</b>		
Parcel Details							
Property Address:	808 E 2ND 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
233	0 - Non Homestead	\$52,500	\$162,700	\$215,200	\$0	\$0	-
207	0 - Non Homestead	\$21,000	\$46,100	\$67,100	\$0	\$0	-
Total:		<b>\$73,500</b>	<b>\$208,800</b>	<b>\$282,300</b>	<b>\$0</b>	<b>\$0</b>	<b>4393</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:** 50.00  
**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](mailto:PropertyTax@stlouiscountymn.gov).

## Improvement 1 Details (Office)

Improvement Type	Year Built	Main Floor Ft <sup>2</sup>	Gross Area Ft <sup>2</sup>	Basement Finish	Style Code & Desc.
OFFICE	1893	3,500	5,670	-	-
Segment	Story	Width	Length	Area	Foundation
BAS	1	4	20	80	BASEMENT
BAS	1	25	50	1,250	BASEMENT
BAS	2	0	0	2,170	BASEMENT
BMT	0	0	0	2,250	FOUNDATION

## Improvement 2 Details (Whse)

Improvement Type	Year Built	Main Floor Ft <sup>2</sup>	Gross Area Ft <sup>2</sup>	Basement Finish	Style Code & Desc.
WAREHOUSE	0	2,400	2,400	-	-
Segment	Story	Width	Length	Area	Foundation
BAS	1	100	24	2,400	FLOATING SLAB

## Sales Reported to the St. Louis County Auditor

Sale Date	Purchase Price	CRV Number
06/2017	\$182,000	221563
03/2014	\$145,000	205031

## Assessment History

Year	Class Code (Legend)	Land EMV	Bldg EMV	Total EMV	Def Land EMV	Def Bldg EMV	Net Tax Capacity
2024 Payable 2025	233	\$52,500	\$162,700	\$215,200	\$0	\$0	-
	207	\$21,000	\$46,100	\$67,100	\$0	\$0	-
	Total	\$73,500	\$208,800	\$282,300	\$0	\$0	4,393.00
2023 Payable 2024	233	\$97,500	\$106,100	\$203,600	\$0	\$0	-
	207	\$39,000	\$28,700	\$67,700	\$0	\$0	-
	Total	\$136,500	\$134,800	\$271,300	\$0	\$0	4,168.00
2022 Payable 2023	233	\$97,500	\$86,000	\$183,500	\$0	\$0	-
	207	\$39,000	\$28,700	\$67,700	\$0	\$0	-
	Total	\$136,500	\$114,700	\$251,200	\$0	\$0	3,766.00
2021 Payable 2022	233	\$40,000	\$147,500	\$187,500	\$0	\$0	-
	207	\$16,000	\$49,200	\$65,200	\$0	\$0	-
	Total	\$56,000	\$196,700	\$252,700	\$0	\$0	3,815.00



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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	\$5,966.80	\$267.20	\$6,234.00	\$136,500	\$134,800	\$271,300
2023	\$5,653.86	\$214.14	\$5,868.00	\$136,500	\$114,700	\$251,200
2022	\$6,582.57	\$215.43	\$6,798.00	\$56,000	\$196,700	\$252,700

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