



# PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 4/28/2025 5:41:50 AM

| General Details                                   |  |                                     |                   |              |                                    |                 |                     |
|---|--|-------------------------------------|-------------------|--------------|------------------------------------|-----------------|---------------------|
| Parcel ID:  | 010-3970-00240                         |                                     |                   |              |                                    |                 |                     |
| Document:   | Torrens - 1054774.0                    |                                     |                   |              |                                    |                 |                     |
| Document Date:                                    | 03/21/2022                             |                                     |                   |              |                                    |                 |                     |
| Legal Description Details                         |  |                                     |                   |              |                                    |                 |                     |
| Plat Name:  | RIVERSIDE DULUTH                       |                                     |                   |              |                                    |                 |                     |
| Section   | Township                               | Range                               | Lot               | Block        |                                    |                 |                     |
| -   | -                                      | -                                   | 0003              | 003          |                                    |                 |                     |
| Description:                                      | LOT: 0003 BLOCK:003                    |                                     |                   |              |                                    |                 |                     |
| Taxpayer Details                                  |  |                                     |                   |              |                                    |                 |                     |
| Taxpayer Name                                     | THAYER JAMES                           |                                     |                   |              |                                    |                 |                     |
| and Address:                                      | 14 INDUSTRIAL AVE<br>DULUTH MN 55808   |                                     |                   |              |                                    |                 |                     |
| Owner Details                                     |  |                                     |                   |              |                                    |                 |                     |
| Owner Name  | THAYER JAMES                           |                                     |                   |              |                                    |                 |                     |
| Payable 2025 Tax Summary                          |  |                                     |                   |              |                                    |                 |                     |
| 2025 - Net Tax                                    |  |                                     | \$1,949.00        |              |                                    |                 |                     |
| 2025 - Special Assessments                        |  |                                     | \$29.00           |              |                                    |                 |                     |
| <b>2025 - Total Tax &amp; Special Assessments</b> |  |                                     | <b>\$1,978.00</b> |              |                                    |                 |                     |
| Current Tax Due (as of 4/27/2025)                 |  |                                     |                   |              |                                    |                 |                     |
| Due May 15  |  | Due October 15                      |                   |              | Total Due                          |                 |                     |
| 2025 - 1st Half Tax \$989.00                      |  | 2025 - 2nd Half Tax \$989.00        |                   |              | 2025 - 1st Half Tax Due \$989.00   |                 |                     |
| 2025 - 1st Half Tax Paid \$0.00                   |  | 2025 - 2nd Half Tax Paid \$0.00     |                   |              | 2025 - 2nd Half Tax Due \$989.00   |                 |                     |
| <b>2025 - 1st Half Due \$989.00</b>               |  | <b>2025 - 2nd Half Due \$989.00</b> |                   |              | <b>2025 - Total Due \$1,978.00</b> |                 |                     |
| Parcel Details                                    |  |                                     |                   |              |                                    |                 |                     |
| Property Address:                                 | 14 INDUSTRIAL AVE, DULUTH MN           |                                     |                   |              |                                    |                 |                     |
| School District:                                  | 709                                    |                                     |                   |              |                                    |                 |                     |
| Tax Increment District:                           | -                                      |                                     |                   |              |                                    |                 |                     |
| Property/Homesteader:                             | THAYER, JAMES M                        |                                     |                   |              |                                    |                 |                     |
| Assessment Details (2025 Payable 2026)            |  |                                     |                   |              |                                    |                 |                     |
| Class Code<br>(Legend)                            | Homestead<br>Status                    | Land<br>EMV                         | Bldg<br>EMV       | Total<br>EMV | Def Land<br>EMV                    | Def Bldg<br>EMV | Net Tax<br>Capacity |
| 201   | 1 - Owner Homestead<br>(100.00% total) | \$7,500                             | \$158,800         | \$166,300    | \$0                                | \$0             | -                   |
| Total:  |  | \$7,500                             | \$158,800         | \$166,300    | \$0                                | \$0             | 1347                |



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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: 0.00  
Lot Depth: 0.00

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 (HOUSE)

| Improvement Type | Year Built    | Main Floor Ft <sup>2</sup> | Gross Area Ft <sup>2</sup> | Basement Finish               | Style Code & Desc. |
|------------------|---------------|----------------------------|----------------------------|-------------------------------|--------------------|
| HOUSE            | 1917          | 572                        | 1,144                      | U Quality / 0 Ft <sup>2</sup> | 3MS - MULTI STRY   |
| Segment          | Story         | Width                      | Length                     | Area                          | Foundation         |
| BAS              | 2             | 22                         | 26                         | 572                           | BASEMENT           |
| CW               | 0             | 8                          | 20                         | 160                           | FOUNDATION         |
| CW               | 1             | 0                          | 9                          | 36                            | FOUNDATION         |
| DK               | 0             | 10                         | 10                         | 100                           | POST ON GROUND     |
| Bath Count       | Bedroom Count | Room Count                 | Fireplace Count            | HVAC                          |                    |
| 1.0 BATH         | 3 BEDROOMS    | 7 ROOMS                    | 0                          | CENTRAL, GAS                  |                    |

## Improvement 2 Details (8X8 ST)

| Improvement Type | Year Built | Main Floor Ft <sup>2</sup> | Gross Area Ft <sup>2</sup> | Basement Finish | Style Code & Desc. |
|------------------|------------|----------------------------|----------------------------|-----------------|--------------------|
| STORAGE BUILDING | 0          | 64                         | 64                         | -               | -                  |
| Segment          | Story      | Width                      | Length                     | Area            | Foundation         |
| BAS              | 0          | 8                          | 8                          | 64              | POST ON GROUND     |

## Sales Reported to the St. Louis County Auditor

| Sale Date | Purchase Price | CRV Number |
|-----------|----------------|------------|
| 03/2022   | \$155,000      | 248345     |
| 09/2017   | \$50,000       | 223639     |

## Assessment History

| Year              | Class Code<br>(Legend) | Land EMV | Bldg EMV  | Total EMV | Def Land EMV | Def Bldg EMV | Net Tax Capacity |
|-------------------|------------------------|----------|-----------|-----------|--------------|--------------|------------------|
| 2024 Payable 2025 | 201                    | \$7,800  | \$163,100 | \$170,900 | \$0          | \$0          | -                |
|                   | Total                  | \$7,800  | \$163,100 | \$170,900 | \$0          | \$0          | 1,397.00         |
| 2023 Payable 2024 | 201                    | \$7,800  | \$163,100 | \$170,900 | \$0          | \$0          | -                |
|                   | Total                  | \$7,800  | \$163,100 | \$170,900 | \$0          | \$0          | 1,490.00         |
| 2022 Payable 2023 | 201                    | \$7,400  | \$113,100 | \$120,500 | \$0          | \$0          | -                |
|                   | Total                  | \$7,400  | \$113,100 | \$120,500 | \$0          | \$0          | 941.00           |
| 2021 Payable 2022 | 201                    | \$6,400  | \$99,200  | \$105,600 | \$0          | \$0          | -                |
|                   | Total                  | \$6,400  | \$99,200  | \$105,600 | \$0          | \$0          | 779.00           |



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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               | \$2,131.00 | \$25.00             | \$2,156.00                      | \$6,802         | \$142,239           | \$149,041        |
| 2023               | \$1,447.00 | \$25.00             | \$1,472.00                      | \$5,779         | \$88,326            | \$94,105         |
| 2022               | \$1,327.00 | \$25.00             | \$1,352.00                      | \$4,719         | \$73,145            | \$77,864         |

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