



PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 4/28/2025 5:41:52 AM

General Details							
Parcel ID:	010-3970-00300						
Document:	Torrens - 294988						
Document Date:	04/01/2003						
Legal Description Details							
Plat Name:	RIVERSIDE DULUTH						
Section	Township	Range	Lot	Block			
-	-	-	0009	003			
Description:	LOT: 0009 BLOCK:003						
Taxpayer Details							
Taxpayer Name	SEGUIN LISA M & JASON R						
and Address:	2 INDUSTRIAL AVE DULUTH MN 55808						
Owner Details							
Owner Name	SEGIN JASON R						
Owner Name	SEGUIN LISA M						
Payable 2025 Tax Summary							
2025 - Net Tax			\$2,469.00				
2025 - Special Assessments			\$29.00				
2025 - Total Tax & Special Assessments			\$2,498.00				
Current Tax Due (as of 4/27/2025)							
Due May 15		Due October 15			Total Due		
2025 - 1st Half Tax	\$1,249.00	2025 - 2nd Half Tax	\$1,249.00		2025 - 1st Half Tax Due	\$0.00	
2025 - 1st Half Tax Paid	\$1,249.00	2025 - 2nd Half Tax Paid	\$0.00		2025 - 2nd Half Tax Due	\$1,249.00	
2025 - 1st Half Due	\$0.00	2025 - 2nd Half Due	\$1,249.00		2025 - Total Due	\$1,249.00	
Parcel Details							
Property Address:	2 INDUSTRIAL AVE, DULUTH MN						
School District:	709						
Tax Increment District:	-						
Property/Homesteader:	SEGUIN JASON R & LISA M						
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)	\$10,100	\$190,300	\$200,400	\$0	\$0	-
Total:		\$10,100	\$190,300	\$200,400	\$0	\$0	1719



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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.

Improvement 1 Details (HOUSE)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
HOUSE	1917	744	1,368	AVG Quality / 186 Ft ²	3MS - MULTI STRY
Segment	Story	Width	Length	Area	Foundation
BAS	1	8	15	120	BASEMENT
BAS	2	12	26	312	BASEMENT
BAS	2	12	26	312	SINGLE TUCK UNDER GARAGE WITH FINISHED BASEMENT
CW	0	5	8	40	PIERS AND FOOTINGS
CW	0	6	10	60	BASEMENT
DK	0	2	5	10	POST ON GROUND
DK	0	6	10	60	-
DK	0	6	10	60	POST ON GROUND
Bath Count	Bedroom Count	Room Count	Fireplace Count	HVAC	
1.0 BATH	3 BEDROOMS	8 ROOMS	0	C&AIR_COND, GAS	

Improvement 2 Details (8X8 ST)

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

Improvement 3 Details (PATIO)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
	0	510	510	-	CON - CONCRETE
Segment	Story	Width	Length	Area	Foundation
BAS	0	17	30	510	-

Sales Reported to the St. Louis County Auditor

No Sales information reported.



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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	\$10,600	\$195,500	\$206,100	\$0	\$0	-
	Total	\$10,600	\$195,500	\$206,100	\$0	\$0	1,781.00
2023 Payable 2024	201	\$10,600	\$195,500	\$206,100	\$0	\$0	-
	Total	\$10,600	\$195,500	\$206,100	\$0	\$0	1,874.00
2022 Payable 2023	201	\$10,000	\$158,000	\$168,000	\$0	\$0	-
	Total	\$10,000	\$158,000	\$168,000	\$0	\$0	1,459.00
2021 Payable 2022	201	\$8,700	\$138,800	\$147,500	\$0	\$0	-
	Total	\$8,700	\$138,800	\$147,500	\$0	\$0	1,235.00
Tax Detail History							
Tax Year	Tax	Special Assessments	Total Tax & Special Assessments	Taxable Land MV	Taxable Building MV	Total Taxable MV	
2024	\$2,667.00	\$25.00	\$2,692.00	\$9,639	\$177,770	\$187,409	
2023	\$2,213.00	\$25.00	\$2,238.00	\$8,683	\$137,197	\$145,880	
2022	\$2,069.00	\$25.00	\$2,094.00	\$7,286	\$116,249	\$123,535	

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