



PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 4/4/2026 1:07:03 PM

General Details							
Parcel ID:	010-3970-00840						
Document:	Torrens - 1065745.0						
Document Date:	01/30/2023						
Legal Description Details							
Plat Name:	RIVERSIDE DULUTH						
Section	Township	Range	Lot	Block			
-	-	-	-	009			
Description:	LOTS 1, 2 AND LOT 3 EX NLY 10 FT						
Taxpayer Details							
Taxpayer Name	1 RIVERSIDE LLC						
and Address:	PMB 271663 400 S 4TH ST STE 410 MINNEAPOLIS MN 55415						
Owner Details							
Owner Name	1 RIVERSIDE LLC						
Payable 2026 Tax Summary							
2026 - Net Tax			\$11,946.16				
2026 - Special Assessments			\$987.84				
2026 - Total Tax & Special Assessments			\$12,934.00				
Current Tax Due (as of 4/3/2026)							
Due May 15		Due October 15			Total Due		
2026 - 1st Half Tax	\$6,467.00	2026 - 2nd Half Tax	\$6,467.00	2026 - 1st Half Tax Due	\$6,467.00		
2026 - 1st Half Tax Paid	\$0.00	2026 - 2nd Half Tax Paid	\$0.00	2026 - 2nd Half Tax Due	\$6,467.00		
2026 - 1st Half Due	\$6,467.00	2026 - 2nd Half Due	\$6,467.00	2026 - Total Due	\$12,934.00		
Parcel Details							
Property Address:	1 RIVERSIDE DR, 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
205	0 - Non Homestead	\$20,600	\$673,400	\$694,000	\$0	\$0	-
Total:		\$20,600	\$673,400	\$694,000	\$0	\$0	8675



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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/framePlatStatPopUp.aspx>. If there are any questions, please email PropertyTax@stlouiscountymn.gov.

Improvement 1 Details (Asst liv)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.																																				
APARTMENT	1917	3,304	9,912	-	ASD - ASST LIVNG																																				
<table border="1" style="width: 100%; border-collapse: collapse;"> <thead> <tr> <th>Segment</th> <th>Story</th> <th>Width</th> <th>Length</th> <th>Area</th> <th>Foundation</th> </tr> </thead> <tbody> <tr> <td>BAS</td> <td>3</td> <td>0</td> <td>0</td> <td>3,040</td> <td>BASEMENT</td> </tr> <tr> <td>BAS</td> <td>3</td> <td>11</td> <td>24</td> <td>264</td> <td>BASEMENT</td> </tr> <tr> <td>BMT</td> <td>0</td> <td>0</td> <td>0</td> <td>3,040</td> <td>FOUNDATION</td> </tr> <tr> <td>DK</td> <td>3</td> <td>8</td> <td>5</td> <td>40</td> <td>PIERS AND FOOTINGS</td> </tr> <tr> <td>OP</td> <td>1</td> <td>0</td> <td>0</td> <td>364</td> <td>PIERS AND FOOTINGS</td> </tr> </tbody> </table>						Segment	Story	Width	Length	Area	Foundation	BAS	3	0	0	3,040	BASEMENT	BAS	3	11	24	264	BASEMENT	BMT	0	0	0	3,040	FOUNDATION	DK	3	8	5	40	PIERS AND FOOTINGS	OP	1	0	0	364	PIERS AND FOOTINGS
Segment	Story	Width	Length	Area	Foundation																																				
BAS	3	0	0	3,040	BASEMENT																																				
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BMT	0	0	0	3,040	FOUNDATION																																				
DK	3	8	5	40	PIERS AND FOOTINGS																																				
OP	1	0	0	364	PIERS AND FOOTINGS																																				
Efficiency	One Bedroom	Two Bedroom	Three Bedroom																																						

Improvement 2 Details (Det gar)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.												
GARAGE	1964	528	528	-	DETACHED												
<table border="1" style="width: 100%; border-collapse: collapse;"> <thead> <tr> <th>Segment</th> <th>Story</th> <th>Width</th> <th>Length</th> <th>Area</th> <th>Foundation</th> </tr> </thead> <tbody> <tr> <td>BAS</td> <td>1</td> <td>22</td> <td>24</td> <td>528</td> <td>FLOATING SLAB</td> </tr> </tbody> </table>						Segment	Story	Width	Length	Area	Foundation	BAS	1	22	24	528	FLOATING SLAB
Segment	Story	Width	Length	Area	Foundation												
BAS	1	22	24	528	FLOATING SLAB												

Improvement 3 Details (Mob)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.												
STORAGE BUILDING	0	144	144	-	-												
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Segment	Story	Width	Length	Area	Foundation												
BAS	1	12	12	144	FLOATING SLAB												

Improvement 4 Details (Mob)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.												
STORAGE BUILDING	0	48	48	-	-												
<table border="1" style="width: 100%; border-collapse: collapse;"> <thead> <tr> <th>Segment</th> <th>Story</th> <th>Width</th> <th>Length</th> <th>Area</th> <th>Foundation</th> </tr> </thead> <tbody> <tr> <td>BAS</td> <td>1</td> <td>8</td> <td>6</td> <td>48</td> <td>POST ON GROUND</td> </tr> </tbody> </table>						Segment	Story	Width	Length	Area	Foundation	BAS	1	8	6	48	POST ON GROUND
Segment	Story	Width	Length	Area	Foundation												
BAS	1	8	6	48	POST ON GROUND												

Sales Reported to the St. Louis County Auditor

Sale Date	Purchase Price	CRV Number
01/2023	\$1,415,000	253068
10/1996	\$50,000	113653
10/1996	\$73,000	113654
10/1996	\$125,000	113651
11/1992	\$77,600	113652



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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
2025 Payable 2026	205	\$20,600	\$673,400	\$694,000	\$0	\$0	-
	Total	\$20,600	\$673,400	\$694,000	\$0	\$0	8,675.00
2024 Payable 2025	205	\$20,600	\$673,400	\$694,000	\$0	\$0	-
	Total	\$20,600	\$673,400	\$694,000	\$0	\$0	8,675.00
2023 Payable 2024	205	\$20,600	\$654,800	\$675,400	\$0	\$0	-
	Total	\$20,600	\$654,800	\$675,400	\$0	\$0	8,443.00
2022 Payable 2023	205	\$20,600	\$655,300	\$675,900	\$0	\$0	-
	Total	\$20,600	\$655,300	\$675,900	\$0	\$0	8,449.00
Tax Detail History							
Tax Year	Tax	Special Assessments	Total Tax & Special Assessments	Taxable Land MV	Taxable Building MV	Total Taxable MV	
2025	\$11,592.00	\$0.00	\$11,592.00	\$20,600	\$673,400	\$694,000	
2024	\$11,638.80	\$987.20	\$12,626.00	\$20,600	\$654,800	\$675,400	
2023	\$12,362.00	\$0.00	\$12,362.00	\$20,600	\$655,300	\$675,900	

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