



PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 4/24/2025 3:01:17 AM

General Details							
Parcel ID:	010-4045-00050						
Document:	Torrens - 969690						
Document Date:	04/01/2016						
Legal Description Details							
Plat Name:	CIC #94 SOUTH PIER SHORES ON THE LAKE						
	Section	Township	Range	Lot	Block		
	-	-	-	-	-		
Description:	UNIT 5 AND UNIT G5 AND AN UNDIVIDED INTEREST IN THE COMMON ELEMENTS						
Taxpayer Details							
Taxpayer Name	MCKINNEY JOHN C & SUZANNE E						
and Address:	918 S LAKE AVE DULUTH MN 55802						
Owner Details							
Owner Name	MCKINNEY JOHN C						
Owner Name	MCKINNEY SUZANNE E						
Payable 2025 Tax Summary							
	2025 - Net Tax			\$14,677.00			
	2025 - Special Assessments			\$29.00			
	2025 - Total Tax & Special Assessments			\$14,706.00			
Current Tax Due (as of 4/23/2025)							
	Due May 15		Due October 15		Total Due		
	2025 - 1st Half Tax	\$7,353.00	2025 - 2nd Half Tax	\$7,353.00	2025 - 1st Half Tax Due	\$7,353.00	
	2025 - 1st Half Tax Paid	\$0.00	2025 - 2nd Half Tax Paid	\$0.00	2025 - 2nd Half Tax Due	\$7,353.00	
	2025 - 1st Half Due	\$7,353.00	2025 - 2nd Half Due	\$7,353.00	2025 - Total Due	\$14,706.00	
Parcel Details							
Property Address:	918 S LAKE AVE, DULUTH MN						
School District:	709						
Tax Increment District:	-						
Property/Homesteader:	MCKINNEY, JOHN & SUZANNE						
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)	\$41,300	\$19,900	\$61,200	\$0	\$0	-
201	1 - Owner Homestead (100.00% total)	\$50,500	\$976,200	\$1,026,700	\$0	\$0	-
	Total:	\$91,800	\$996,100	\$1,087,900	\$0	\$0	12349



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Land Details	
Deeded Acres:	0.00
Waterfront:	SUPERIOR
Water Front Feet:	-
Water Code & Desc:	P - PUBLIC
Gas Code & Desc:	P - PUBLIC
Sewer Code & Desc:	P - PUBLIC
Lot Width:	240.00
Lot Depth:	100.00

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 (UNIT 5)					
Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
HOUSE	2007	1,320	2,640	SUP Quality / 264 Ft ²	5CD - CONDO
Segment	Story	Width	Length	Area	Foundation
BAS	2	22	60	1,320	DOUBLE TUCK UNDER WITH FINISHED BASEMENT
DK	1	0	0	34	CANTILEVER
DK	1	0	0	68	CANTILEVER
DK	2	0	0	65	PIERS AND FOOTINGS
Bath Count	Bedroom Count	Room Count	Fireplace Count	HVAC	
2.0 BATHS	2 BEDROOMS	5 ROOMS	0	C&AC&EXCH, GAS	

Sales Reported to the St. Louis County Auditor		
Sale Date	Purchase Price	CRV Number
04/2016	\$950,000	215202

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	\$86,200	\$16,200	\$102,400	\$0	\$0	-
	201	\$91,700	\$776,100	\$867,800	\$0	\$0	-
	Total	\$177,900	\$792,300	\$970,200	\$0	\$0	10,878.00
2023 Payable 2024	201	\$49,300	\$16,200	\$65,500	\$0	\$0	-
	201	\$52,400	\$776,100	\$828,500	\$0	\$0	-
	Total	\$101,700	\$792,300	\$894,000	\$0	\$0	9,925.00
2022 Payable 2023	201	\$49,300	\$16,200	\$65,500	\$0	\$0	-
	201	\$52,400	\$776,100	\$828,500	\$0	\$0	-
	Total	\$101,700	\$792,300	\$894,000	\$0	\$0	9,925.00
2021 Payable 2022	201	\$49,300	\$16,200	\$65,500	\$0	\$0	-
	201	\$52,400	\$776,100	\$828,500	\$0	\$0	-
	Total	\$101,700	\$792,300	\$894,000	\$0	\$0	9,925.00



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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	\$13,829.00	\$25.00	\$13,854.00	\$101,700	\$792,300	\$894,000
2023	\$14,675.00	\$25.00	\$14,700.00	\$101,700	\$792,300	\$894,000
2022	\$16,121.00	\$25.00	\$16,146.00	\$101,700	\$792,300	\$894,000

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