



# PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 4/29/2025 12:44:43 PM

| General Details                                   |   |                            |                   |                         |                   |                 |                     |
|---|---|----------------------------|-------------------|-------------------------|-------------------|-----------------|---------------------|
| Parcel ID:  | 010-4450-01240  |                            |                   |                         |                   |                 |                     |
| Document:   | Abstract - 1199494T922016   |                            |                   |                         |                   |                 |                     |
| Document Date:                                    | 07/18/2012  |                            |                   |                         |                   |                 |                     |
| Legal Description Details                         |   |                            |                   |                         |                   |                 |                     |
| Plat Name:  | WAVERLY PARK DULUTH   |                            |                   |                         |                   |                 |                     |
| Section   | Township  | Range                      | Lot               | Block                   |                   |                 |                     |
| -   | -   | -                          | -                 | 006                     |                   |                 |                     |
| Description:                                      | THAT PART OF LOT 1 LYING N OF A LINE RUNNING FROM A POINT 26 FT SLY OF NW CORNER TO A POINT 2 5/10 FT SLY OF NE CORNER OF SAID LOT AND SLY 35 FT OF LOT 2 |                            |                   |                         |                   |                 |                     |
| Taxpayer Details                                  |   |                            |                   |                         |                   |                 |                     |
| Taxpayer Name                                     | LUTHER ANGELA   |                            |                   |                         |                   |                 |                     |
| and Address:                                      | 1906 LAKEVIEW DR<br>DULUTH MN 55803   |                            |                   |                         |                   |                 |                     |
| Owner Details                                     |   |                            |                   |                         |                   |                 |                     |
| Owner Name  | LUTHER ANGELA CATHY   |                            |                   |                         |                   |                 |                     |
| Payable 2025 Tax Summary                          |   |                            |                   |                         |                   |                 |                     |
| 2025 - Net Tax                                    |   |                            |                   | \$3,295.00              |                   |                 |                     |
| 2025 - Special Assessments                        |   |                            |                   | \$29.00                 |                   |                 |                     |
| <b>2025 - Total Tax &amp; Special Assessments</b> |   |                            |                   | <b>\$3,324.00</b>       |                   |                 |                     |
| Current Tax Due (as of 4/28/2025)                 |   |                            |                   |                         |                   |                 |                     |
| Due May 15  |   | Due October 15             |                   |                         | Total Due         |                 |                     |
| 2025 - 1st Half Tax                               | \$1,662.00  | 2025 - 2nd Half Tax        | \$1,662.00        | 2025 - 1st Half Tax Due | \$1,662.00        |                 |                     |
| 2025 - 1st Half Tax Paid                          | \$0.00  | 2025 - 2nd Half Tax Paid   | \$0.00            | 2025 - 2nd Half Tax Due | \$1,662.00        |                 |                     |
| <b>2025 - 1st Half Due</b>                        | <b>\$1,662.00</b>   | <b>2025 - 2nd Half Due</b> | <b>\$1,662.00</b> | <b>2025 - Total Due</b> | <b>\$3,324.00</b> |                 |                     |
| Parcel Details                                    |   |                            |                   |                         |                   |                 |                     |
| Property Address:                                 | 1906 LAKEVIEW DR, DULUTH MN   |                            |                   |                         |                   |                 |                     |
| School District:                                  | 709   |                            |                   |                         |                   |                 |                     |
| Tax Increment District:                           | -   |                            |                   |                         |                   |                 |                     |
| Property/Homesteader:                             | DORMANEN, ANGELA C  |                            |                   |                         |                   |                 |                     |
| 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)  | \$45,500                   | \$220,400         | \$265,900               | \$0               | \$0             | -                   |
| Total:  |   | \$45,500                   | \$220,400         | \$265,900               | \$0               | \$0             | 2433                |



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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:** 61.00  
**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 (House)

| Improvement Type | Year Built    | Main Floor Ft <sup>2</sup> | Gross Area Ft <sup>2</sup> | Basement Finish                   | Style Code & Desc. |
|------------------|---------------|----------------------------|----------------------------|-----------------------------------|--------------------|
| HOUSE            | 1958          | 962                        | 962                        | AVG Quality / 721 Ft <sup>2</sup> | 4SS - SNGL STRY    |
| Segment          | Story         | Width                      | Length                     | Area                              | Foundation         |
| BAS              | 1             | 26                         | 37                         | 962                               | WALKOUT BASEMENT   |
| Bath Count       | Bedroom Count | Room Count                 | Fireplace Count            | HVAC                              |                    |
| 1.0 BATH         | 4 BEDROOMS    | 7 ROOMS                    | 0                          | CENTRAL, GAS                      |                    |

## Improvement 2 Details (Shed)

| 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     |

## Improvement 3 Details (Patio)

| Improvement Type | Year Built | Main Floor Ft <sup>2</sup> | Gross Area Ft <sup>2</sup> | Basement Finish | Style Code & Desc. |
|------------------|------------|----------------------------|----------------------------|-----------------|--------------------|
|                  | 0          | 216                        | 216                        | -               | PLN - PLAIN SLAB   |
| Segment          | Story      | Width                      | Length                     | Area            | Foundation         |
| BAS              | 0          | 12                         | 18                         | 216             | -                  |

## Sales Reported to the St. Louis County Auditor

| Sale Date | Purchase Price | CRV Number |
|-----------|----------------|------------|
| 03/2012   | \$157,500      | 196433     |
| 11/2005   | \$156,500      | 168760     |
| 01/2000   | \$82,500       | 132963     |

## 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                    | \$45,500 | \$216,700 | \$262,200 | \$0          | \$0          | -                |
|                   | Total                  | \$45,500 | \$216,700 | \$262,200 | \$0          | \$0          | 2,392.00         |
| 2023 Payable 2024 | 201                    | \$35,900 | \$199,000 | \$234,900 | \$0          | \$0          | -                |
|                   | Total                  | \$35,900 | \$199,000 | \$234,900 | \$0          | \$0          | 2,188.00         |
| 2022 Payable 2023 | 201                    | \$31,200 | \$172,400 | \$203,600 | \$0          | \$0          | -                |
|                   | Total                  | \$31,200 | \$172,400 | \$203,600 | \$0          | \$0          | 1,847.00         |



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|                    |            |                     |                                 |                 |                     |                  |          |
|--------------------|------------|---------------------|---------------------------------|-----------------|---------------------|------------------|----------|
| 2021 Payable 2022  | 201        | \$26,800            | \$147,200                       | \$174,000       | \$0                 | \$0              | -        |
|                    | Total      | \$26,800            | \$147,200                       | \$174,000       | \$0                 | \$0              | 1,524.00 |
| Tax Detail History |            |                     |                                 |                 |                     |                  |          |
| Tax Year           | Tax        | Special Assessments | Total Tax & Special Assessments | Taxable Land MV | Taxable Building MV | Total Taxable MV |          |
| 2024               | \$3,105.00 | \$25.00             | \$3,130.00                      | \$33,440        | \$185,361           | \$218,801        |          |
| 2023               | \$2,787.00 | \$25.00             | \$2,812.00                      | \$28,301        | \$156,383           | \$184,684        |          |
| 2022               | \$2,539.00 | \$25.00             | \$2,564.00                      | \$23,476        | \$128,944           | \$152,420        |          |

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