



PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 12/14/2025 12:40:10 PM

General Details							
Parcel ID:	010-4520-12030						
Document:	Abstract - 1367500						
Document Date:	11/08/2019						
Legal Description Details							
Plat Name:	WEST DULUTH 6TH DIVISION						
Section	Township	Range	Lot	Block			
-	-	-	-	088			
Description:	SLY 1/2 OF LOT 14 AND ALL OF LOT 15						
Taxpayer Details							
Taxpayer Name	KYROLA CASSANDRA						
and Address:	903 N 56TH AVE W DULUTH MN 55807						
Owner Details							
Owner Name	KYROLA CASSANDRA						
Payable 2025 Tax Summary							
2025 - Net Tax				\$2,585.00			
2025 - Special Assessments				\$29.00			
2025 - Total Tax & Special Assessments				\$2,614.00			
Current Tax Due (as of 12/13/2025)							
Due May 15		Due October 15			Total Due		
2025 - 1st Half Tax	\$1,307.00	2025 - 2nd Half Tax	\$1,307.00	2025 - 1st Half Tax Due	\$0.00		
2025 - 1st Half Tax Paid	\$1,307.00	2025 - 2nd Half Tax Paid	\$1,307.00	2025 - 2nd Half Tax Due	\$0.00		
2025 - 1st Half Due	\$0.00	2025 - 2nd Half Due	\$0.00	2025 - Total Due	\$0.00		
Parcel Details							
Property Address:	903 N 56TH AVE W, DULUTH MN						
School District:	709						
Tax Increment District:	-						
Property/Homesteader:	KYROLA, CASSANDRA J						
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)	\$11,400	\$218,600	\$230,000	\$0	\$0	-
Total:		\$11,400	\$218,600	\$230,000	\$0	\$0	2042



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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: 37.00
Lot Depth: 125.00

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	1900	762	1,342	AVG Quality / 419 Ft ²	3MS - MULTI STRY
Segment	Story	Width	Length	Area	Foundation
BAS	1	6	14	84	BASEMENT
BAS	1.5	14	14	196	BASEMENT
BAS	2	0	0	482	BASEMENT
CW	1	4	14	56	PIERS AND FOOTINGS
DK	1	8	14	112	PIERS AND FOOTINGS
OP	1	4	14	56	PIERS AND FOOTINGS
OP	1	6	22	132	PIERS AND FOOTINGS
Bath Count	Bedroom Count	Room Count	Fireplace Count	HVAC	
1.0 BATH	3 BEDROOMS	7 ROOMS	0	CENTRAL, FUEL OIL	

Improvement 2 Details (Garage)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
GARAGE	1989	528	528	-	DETACHED
Segment	Story	Width	Length	Area	Foundation
BAS	1	24	22	528	FLOATING SLAB

Improvement 3 Details (Shed)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
STORAGE BUILDING	0	108	108	-	-
Segment	Story	Width	Length	Area	Foundation
BAS	1	6	18	108	POST ON GROUND

Sales Reported to the St. Louis County Auditor

Sale Date	Purchase Price	CRV Number
11/2019	\$171,000	234782
05/2008	\$114,900	182039
10/2003	\$94,000	155114
08/2000	\$67,000	136091
04/1999	\$63,529	127554



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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	\$12,700	\$201,200	\$213,900	\$0	\$0	-
	Total	\$12,700	\$201,200	\$213,900	\$0	\$0	1,866.00
2023 Payable 2024	201	\$12,000	\$195,800	\$207,800	\$0	\$0	-
	Total	\$12,000	\$195,800	\$207,800	\$0	\$0	1,893.00
2022 Payable 2023	201	\$11,700	\$170,200	\$181,900	\$0	\$0	-
	Total	\$11,700	\$170,200	\$181,900	\$0	\$0	1,610.00
2021 Payable 2022	201	\$9,500	\$137,000	\$146,500	\$0	\$0	-
	Total	\$9,500	\$137,000	\$146,500	\$0	\$0	1,224.00
Tax Detail History							
Tax Year	Tax	Special Assessments	Total Tax & Special Assessments	Taxable Land MV	Taxable Building MV	Total Taxable MV	
2024	\$2,693.00	\$25.00	\$2,718.00	\$10,929	\$178,333	\$189,262	
2023	\$2,437.00	\$25.00	\$2,462.00	\$10,358	\$150,673	\$161,031	
2022	\$2,051.00	\$25.00	\$2,076.00	\$7,940	\$114,505	\$122,445	

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