



# PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 4/29/2025 10:16:10 AM

General Details							
Parcel ID:	010-4680-00130						
Document:	Torrens - 958334.0						
Document Date:	06/01/2015						
Legal Description Details							
Plat Name:	WOODLAND PARK 6TH DIVISION DULUTH						
Section	Township	Range	Lot	Block			
-	-	-	-	002			
Description:	LOTS 1 AND N 12.15 FT OF LOT 2						
Taxpayer Details							
Taxpayer Name	LUNDSTROM LANE R						
and Address:	CARLSON JESSICA R						
	45 ST PAUL AVE						
	DULUTH MN 55803						
Owner Details							
Owner Name	CARLSON JESSICA R						
Owner Name	LUNDSTROM LANE R						
Payable 2025 Tax Summary							
2025 - Net Tax				\$3,975.00			
2025 - Special Assessments				\$29.00			
<b>2025 - Total Tax &amp; Special Assessments</b>				<b>\$4,004.00</b>			
Current Tax Due (as of 4/28/2025)							
Due May 15		Due October 15		Total Due			
2025 - 1st Half Tax	\$2,002.00	2025 - 2nd Half Tax	\$2,002.00	2025 - 1st Half Tax Due	\$2,002.00		
2025 - 1st Half Tax Paid	\$0.00	2025 - 2nd Half Tax Paid	\$0.00	2025 - 2nd Half Tax Due	\$2,002.00		
<b>2025 - 1st Half Due</b>	<b>\$2,002.00</b>	<b>2025 - 2nd Half Due</b>	<b>\$2,002.00</b>	<b>2025 - Total Due</b>	<b>\$4,004.00</b>		
Parcel Details							
Property Address:	45 SAINT PAUL AVE, DULUTH MN						
School District:	709						
Tax Increment District:	-						
Property/Homesteader:	LUNDSTROM, LANE & CARLSON, JESSICA						
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)	\$30,300	\$303,300	\$333,600	\$0	\$0	-
<b>Total:</b>		<b>\$30,300</b>	<b>\$303,300</b>	<b>\$333,600</b>	<b>\$0</b>	<b>\$0</b>	<b>3171</b>



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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](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	1979	1,232	1,232	AVG Quality / 616 Ft <sup>2</sup>	5SS - SNGL STRY																								
<table><tr><th>Segment</th><th>Story</th><th>Width</th><th>Length</th><th>Area</th><th>Foundation</th></tr><tr><td>BAS</td><td>1</td><td>22</td><td>28</td><td>616</td><td>BASEMENT</td></tr><tr><td>BAS</td><td>1</td><td>22</td><td>28</td><td>616</td><td>DOUBLE TUCK UNDER WITH FINISHED BASEMENT</td></tr><tr><td>DK</td><td>1</td><td>9</td><td>22</td><td>198</td><td>PIERS AND FOOTINGS</td></tr></table>						Segment	Story	Width	Length	Area	Foundation	BAS	1	22	28	616	BASEMENT	BAS	1	22	28	616	DOUBLE TUCK UNDER WITH FINISHED BASEMENT	DK	1	9	22	198	PIERS AND FOOTINGS
Segment	Story	Width	Length	Area	Foundation																								
BAS	1	22	28	616	BASEMENT																								
BAS	1	22	28	616	DOUBLE TUCK UNDER WITH FINISHED BASEMENT																								
DK	1	9	22	198	PIERS AND FOOTINGS																								
Bath Count	Bedroom Count	Room Count		Fireplace Count	HVAC																								
1.5 BATHS	3 BEDROOMS	8 ROOMS		0	C&AIR_COND, GAS																								

## Sales Reported to the St. Louis County Auditor

Sale Date	Purchase Price	CRV Number
06/2015	\$193,000	210842
06/2011	\$183,000	193750
10/2007	\$185,000	179673
11/2003	\$170,000	155747
06/1996	\$69,900	109425

## 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	\$33,600	\$274,600	\$308,200	\$0	\$0	-
	Total	\$33,600	\$274,600	\$308,200	\$0	\$0	2,894.00
2023 Payable 2024	201	\$42,000	\$241,400	\$283,400	\$0	\$0	-
	Total	\$42,000	\$241,400	\$283,400	\$0	\$0	2,717.00
2022 Payable 2023	201	\$39,000	\$224,100	\$263,100	\$0	\$0	-
	Total	\$39,000	\$224,100	\$263,100	\$0	\$0	2,495.00
2021 Payable 2022	201	\$32,400	\$183,300	\$215,700	\$0	\$0	-
	Total	\$32,400	\$183,300	\$215,700	\$0	\$0	1,979.00

## Tax Detail History

Tax Year	Tax	Special Assessments	Total Tax & Special Assessments	Taxable Land MV	Taxable Building MV	Total Taxable MV
2024	\$3,843.00	\$25.00	\$3,868.00	\$40,261	\$231,405	\$271,666
2023	\$3,747.00	\$25.00	\$3,772.00	\$36,990	\$212,549	\$249,539
2022	\$3,281.00	\$25.00	\$3,306.00	\$29,722	\$168,151	\$197,873



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