



PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 4/29/2025 4:47:19 AM

General Details							
Parcel ID:		010-4680-00270					
Document:		Abstract - 01494331					
Document Date:		06/27/2024					
Legal Description Details							
Plat Name:		WOODLAND PARK 6TH DIVISION DULUTH					
Section	Township	Range	Lot	Block			
-	-	-	0014	002			
Description:		ALL EX ELY 50 FT					
Taxpayer Details							
Taxpayer Name		BOADWINE HUNTER & HANNAH					
and Address:		2616 WOODLAND AVE DULUTH MN 55803					
Owner Details							
Owner Name		BOADWINE HANNAH					
Owner Name		BOADWINE HUNTER					
Payable 2025 Tax Summary							
2025 - Net Tax		\$4,417.00					
2025 - Special Assessments		\$29.00					
2025 - Total Tax & Special Assessments		\$4,446.00					
Current Tax Due (as of 4/28/2025)							
Due May 15		Due October 15		Total Due			
2025 - 1st Half Tax	\$2,223.00	2025 - 2nd Half Tax	\$2,223.00	2025 - 1st Half Tax Due	\$2,223.00		
2025 - 1st Half Tax Paid	\$0.00	2025 - 2nd Half Tax Paid	\$0.00	2025 - 2nd Half Tax Due	\$2,223.00		
2025 - 1st Half Due	\$2,223.00	2025 - 2nd Half Due	\$2,223.00	2025 - Total Due	\$4,446.00		
Parcel Details							
Property Address:		2616 WOODLAND AVE, DULUTH MN					
School District:		709					
Tax Increment District:		-					
Property/Homesteader:		FORD, PAUL V & KATIE L					
Assessment Details (2024 Payable 2025)							
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)	\$22,400	\$315,800	\$338,200	\$0	\$0	-
Total:		\$22,400	\$315,800	\$338,200	\$0	\$0	3221



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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: 93.00
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 (HOUSE)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
HOUSE	1926	977	2,304	ECO Quality / 76 Ft ²	2S+ - 2+ STORY
Segment	Story	Width	Length	Area	Foundation
BAS	1	0	0	219	BASEMENT
BAS	2.2	0	0	758	BASEMENT
DK	1	8	11	88	PIERS AND FOOTINGS
OP	1	4	6	24	FOUNDATION
OP	1	4	10	40	PIERS AND FOOTINGS
Bath Count	Bedroom Count	Room Count		Fireplace Count	HVAC
1.5 BATHS	3 BEDROOMS	8 ROOMS		1	CENTRAL, GAS

Improvement 2 Details (GARAGE)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
GARAGE	1926	180	180	-	ATTACHED
Segment	Story	Width	Length	Area	Foundation
BAS	1.5	10	18	180	FOUNDATION

Improvement 3 Details (SHED)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
STORAGE BUILDING	0	90	90	-	-
Segment	Story	Width	Length	Area	Foundation
BAS	1	9	10	90	POST ON GROUND

Sales Reported to the St. Louis County Auditor

Sale Date	Purchase Price	CRV Number
06/2024	#Error	259897
04/2020	#Error	236320
03/2018	#Error	225492
07/2016	#Error	216828
08/2009	#Error	187192
05/2005	#Error	165897
11/2000	#Error	138160



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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	\$22,400	\$315,800	\$338,200	\$0	\$0	-
	Total	\$22,400	\$315,800	\$338,200	\$0	\$0	3,221.00
2023 Payable 2024	201	\$28,000	\$277,900	\$305,900	\$0	\$0	-
	Total	\$28,000	\$277,900	\$305,900	\$0	\$0	2,962.00
2022 Payable 2023	201	\$26,000	\$257,900	\$283,900	\$0	\$0	-
	Total	\$26,000	\$257,900	\$283,900	\$0	\$0	2,722.00
2021 Payable 2022	201	\$21,600	\$214,000	\$235,600	\$0	\$0	-
	Total	\$21,600	\$214,000	\$235,600	\$0	\$0	2,196.00
Tax Detail History							
Tax Year	Tax	Special Assessments	Total Tax & Special Assessments	Taxable Land MV	Taxable Building MV	Total Taxable MV	
2024	\$4,185.00	\$25.00	\$4,210.00	\$27,111	\$269,080	\$296,191	
2023	\$4,085.00	\$25.00	\$4,110.00	\$24,930	\$247,281	\$272,211	
2022	\$3,633.00	\$25.00	\$3,658.00	\$20,130	\$199,434	\$219,564	

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