



# PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 4/3/2025 5:20:48 PM

| General Details |                     |
|-----------------|---------------------|
| Parcel ID:      | 040-0206-00610      |
| Document:       | Abstract - 01399628 |
| Document Date:  | 12/09/2020          |

| Legal Description Details |  |          |       |     |
|---------------------------|--|----------|-------|-----|
| Plat Name:                | EVELETH  |          |       |     |
|                           | Section  | Township | Range | Lot |
|                           | 33   | 58       | 17    | -   |
| Description:              | TRACT 5 E 200 FT OF W 1085FT OF THAT PART OF NW 1/4 OF SE 1/4 LYING S OF THE MESABA RY RT OF WAY |          |       |     |

| Taxpayer Details |   |
|------------------|---|
| Taxpayer Name    | A-1 HOLDINGS LLC  |
| and Address:     | C/O BERTUCCI JAMES & SHARON<br>7861 N ST MARYS DR<br>EVELETH MN 55734 |

| Owner Details |                  |
|---------------|------------------|
| Owner Name    | A-1 HOLDINGS LLC |

| Payable 2025 Tax Summary                          |                 |
|---|-----------------|
| 2025 - Net Tax                                    | \$574.00        |
| 2025 - Special Assessments                        | \$80.00         |
| <b>2025 - Total Tax &amp; Special Assessments</b> | <b>\$654.00</b> |

| Current Tax Due (as of 4/2/2025) |                 |                            |                 |                         |                 |
|----------------------------------|-----------------|----------------------------|-----------------|-------------------------|-----------------|
| Due May 15                       |                 | Due October 15             |                 | Total Due               |                 |
| 2025 - 1st Half Tax              | \$327.00        | 2025 - 2nd Half Tax        | \$327.00        | 2025 - 1st Half Tax Due | \$327.00        |
| 2025 - 1st Half Tax Paid         | \$0.00          | 2025 - 2nd Half Tax Paid   | \$0.00          | 2025 - 2nd Half Tax Due | \$327.00        |
| <b>2025 - 1st Half Due</b>       | <b>\$327.00</b> | <b>2025 - 2nd Half Due</b> | <b>\$327.00</b> | <b>2025 - Total Due</b> | <b>\$654.00</b> |

| Parcel Details          |                         |
|-------------------------|-------------------------|
| Property Address:       | 2715 HWY 37, EVELETH MN |
| School District:        | 2909                    |
| Tax Increment District: | -                       |
| Property/Homesteader:   | -                       |

| Assessment Details (2024 Payable 2025) |                   |                |                 |                 |              |              |                  |
|--|-------------------|----------------|-----------------|-----------------|--------------|--------------|------------------|
| Class Code<br>(Legend)                 | Homestead Status  | Land EMV       | Bldg EMV        | Total EMV       | Def Land EMV | Def Bldg EMV | Net Tax Capacity |
| 233                                    | 0 - Non Homestead | \$1,500        | \$18,400        | \$19,900        | \$0          | \$0          | -                |
| 572                                    | 0 - Non Homestead | \$100          | \$0             | \$100           | \$0          | \$0          | -                |
| <b>Total:</b>                          |                   | <b>\$1,600</b> | <b>\$18,400</b> | <b>\$20,000</b> | <b>\$0</b>   | <b>\$0</b>   | <b>301</b>       |



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### Land Details

|                    |      |
|--------------------|------|
| Deeded Acres:      | 3.40 |
| Waterfront:        | -    |
| Water Front Feet:  | 0.00 |
| Water Code & Desc: | -    |
| Gas Code & Desc:   | -    |
| Sewer Code & Desc: | -    |
| 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 (PORTAPOTTY)

| Improvement Type | Year Built   | Main Floor Ft <sup>2</sup> | Gross Area Ft <sup>2</sup> | Basement Finish | Style Code & Desc. |
|------------------|--------------|----------------------------|----------------------------|-----------------|--------------------|
| UTILITY          | 1993         | 2,184                      | 2,184                      | -               | LT - LT UTILITY    |
| <b>Segment</b>   | <b>Story</b> | <b>Width</b>               | <b>Length</b>              | <b>Area</b>     | <b>Foundation</b>  |
| BAS              | 1            | 42                         | 52                         | 2,184           | FLOATING SLAB      |

### Improvement 2 Details (20X25 ST)

| Improvement Type | Year Built   | Main Floor Ft <sup>2</sup> | Gross Area Ft <sup>2</sup> | Basement Finish | Style Code & Desc. |
|------------------|--------------|----------------------------|----------------------------|-----------------|--------------------|
| STORAGE BUILDING | 0            | 534                        | 534                        | -               | -                  |
| <b>Segment</b>   | <b>Story</b> | <b>Width</b>               | <b>Length</b>              | <b>Area</b>     | <b>Foundation</b>  |
| BAS              | 1            | 2                          | 17                         | 34              | POST ON GROUND     |
| BAS              | 1            | 20                         | 25                         | 500             | POST ON GROUND     |

### Improvement 3 Details (2033Addtn)

| Improvement Type | Year Built   | Main Floor Ft <sup>2</sup> | Gross Area Ft <sup>2</sup> | Basement Finish | Style Code & Desc. |
|------------------|--------------|----------------------------|----------------------------|-----------------|--------------------|
| UTILITY          | 2023         | 2,808                      | 2,808                      | -               | LT - LT UTILITY    |
| <b>Segment</b>   | <b>Story</b> | <b>Width</b>               | <b>Length</b>              | <b>Area</b>     | <b>Foundation</b>  |
| BAS              | 1            | 52                         | 54                         | 2,808           | POST ON GROUND     |

### Sales Reported to the St. Louis County Auditor

| Sale Date | Purchase Price                                 | CRV Number |
|-----------|--|------------|
| 09/1993   | \$6,500 (This is part of a multi parcel sale.) | 96457      |
| 05/1993   | \$6,500 (This is part of a multi parcel sale.) | 92768      |



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| 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  | 233                    | \$1,500             | \$18,400                        | \$19,900        | \$0                 | \$0              | -                |
|                    | 572                    | \$100               | \$0                             | \$100           | \$0                 | \$0              | -                |
|                    | <b>Total</b>           | <b>\$1,600</b>      | <b>\$18,400</b>                 | <b>\$20,000</b> | <b>\$0</b>          | <b>\$0</b>       | <b>301.00</b>    |
| 2023 Payable 2024  | 233                    | \$1,500             | \$18,000                        | \$19,500        | \$0                 | \$0              | -                |
|                    | 572                    | \$100               | \$0                             | \$100           | \$0                 | \$0              | -                |
|                    | <b>Total</b>           | <b>\$1,600</b>      | <b>\$18,000</b>                 | <b>\$19,600</b> | <b>\$0</b>          | <b>\$0</b>       | <b>295.00</b>    |
| 2022 Payable 2023  | 233                    | \$1,500             | \$14,800                        | \$16,300        | \$0                 | \$0              | -                |
|                    | 572                    | \$100               | \$0                             | \$100           | \$0                 | \$0              | -                |
|                    | <b>Total</b>           | <b>\$1,600</b>      | <b>\$14,800</b>                 | <b>\$16,400</b> | <b>\$0</b>          | <b>\$0</b>       | <b>247.00</b>    |
| 2021 Payable 2022  | 233                    | \$1,300             | \$20,000                        | \$21,300        | \$0                 | \$0              | -                |
|                    | 572                    | \$100               | \$0                             | \$100           | \$0                 | \$0              | -                |
|                    | <b>Total</b>           | <b>\$1,400</b>      | <b>\$20,000</b>                 | <b>\$21,400</b> | <b>\$0</b>          | <b>\$0</b>       | <b>322.00</b>    |
| Tax Detail History |                        |                     |                                 |                 |                     |                  |                  |
| Tax Year           | Tax                    | Special Assessments | Total Tax & Special Assessments | Taxable Land MV | Taxable Building MV | Total Taxable MV |                  |
| 2024               | \$512.00               | \$80.00             | \$592.00                        | \$1,600         | \$18,000            | \$19,600         |                  |
| 2023               | \$492.00               | \$80.00             | \$572.00                        | \$1,600         | \$14,800            | \$16,400         |                  |
| 2022               | \$638.00               | \$80.00             | \$718.00                        | \$1,400         | \$20,000            | \$21,400         |                  |

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