



# PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 12/15/2025 1:03:39 PM

| General Details                                   |                             |                            |                |                         |                 |                 |                     |
|---------------------------------------------------|-----------------------------|----------------------------|----------------|-------------------------|-----------------|-----------------|---------------------|
| Parcel ID:                                        | 140-0080-00591              |                            |                |                         |                 |                 |                     |
| Document:                                         | Abstract - 1281631T969035   |                            |                |                         |                 |                 |                     |
| Document Date:                                    | 01/12/2016                  |                            |                |                         |                 |                 |                     |
| Legal Description Details                         |                             |                            |                |                         |                 |                 |                     |
| Plat Name:                                        | EASTERN ADDITION TO HIBBING |                            |                |                         |                 |                 |                     |
| Section                                           | Township                    | Range                      | Lot            | Block                   |                 |                 |                     |
| -                                                 | -                           | -                          | 0007           | 006                     |                 |                 |                     |
| Description:                                      | UND 1/2                     |                            |                |                         |                 |                 |                     |
| Taxpayer Details                                  |                             |                            |                |                         |                 |                 |                     |
| Taxpayer Name                                     | FRANKSON DAVID A            |                            |                |                         |                 |                 |                     |
| and Address:                                      | 10900 KABERA TRL            |                            |                |                         |                 |                 |                     |
|                                                   | LAKEVILLE MN 55044          |                            |                |                         |                 |                 |                     |
| Owner Details                                     |                             |                            |                |                         |                 |                 |                     |
| Owner Name                                        | FRANKSON BARBARA A          |                            |                |                         |                 |                 |                     |
| Owner Name                                        | FRANKSON DAVID A            |                            |                |                         |                 |                 |                     |
| Owner Name                                        | FRANKSON THOMAS W           |                            |                |                         |                 |                 |                     |
| Payable 2025 Tax Summary                          |                             |                            |                |                         |                 |                 |                     |
| 2025 - Net Tax                                    |                             |                            | \$40.00        |                         |                 |                 |                     |
| 2025 - Special Assessments                        |                             |                            | \$0.00         |                         |                 |                 |                     |
| <b>2025 - Total Tax &amp; Special Assessments</b> |                             |                            | <b>\$40.00</b> |                         |                 |                 |                     |
| Current Tax Due (as of 12/14/2025)                |                             |                            |                |                         |                 |                 |                     |
| Due May 15                                        |                             | Due October 15             |                |                         | Total Due       |                 |                     |
| 2025 - 1st Half Tax                               | \$20.00                     | 2025 - 2nd Half Tax        | \$20.00        | 2025 - 1st Half Tax Due | \$0.00          |                 |                     |
| 2025 - 1st Half Tax Paid                          | \$20.00                     | 2025 - 2nd Half Tax Paid   | \$20.00        | 2025 - 2nd Half Tax Due | \$0.00          |                 |                     |
| <b>2025 - 1st Half Due</b>                        | <b>\$0.00</b>               | <b>2025 - 2nd Half Due</b> | <b>\$0.00</b>  | <b>2025 - Total Due</b> | <b>\$0.00</b>   |                 |                     |
| Parcel Details                                    |                             |                            |                |                         |                 |                 |                     |
| Property Address:                                 | -                           |                            |                |                         |                 |                 |                     |
| School District:                                  | 701                         |                            |                |                         |                 |                 |                     |
| Tax Increment District:                           | -                           |                            |                |                         |                 |                 |                     |
| Property/Homesteader:                             | -                           |                            |                |                         |                 |                 |                     |
| 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 |
| 233                                               | 0 - Non Homestead           | \$1,400                    | \$400          | \$1,800                 | \$0             | \$0             | -                   |
| Total:                                            |                             | \$1,400                    | \$400          | \$1,800                 | \$0             | \$0             | 27                  |



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| Land Details                                                                                                                                                                                                                                                                                                                                                                                         |            |                            |                                 |                            |                     |                    |              |                  |
|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|------------|----------------------------|---------------------------------|----------------------------|---------------------|--------------------|--------------|------------------|
| Deeded Acres:                                                                                                                                                                                                                                                                                                                                                                                        | 0.00       |                            |                                 |                            |                     |                    |              |                  |
| Waterfront:                                                                                                                                                                                                                                                                                                                                                                                          | -          |                            |                                 |                            |                     |                    |              |                  |
| Water Front Feet:                                                                                                                                                                                                                                                                                                                                                                                    | 0.00       |                            |                                 |                            |                     |                    |              |                  |
| Water Code & Desc:                                                                                                                                                                                                                                                                                                                                                                                   | -          |                            |                                 |                            |                     |                    |              |                  |
| Gas Code & Desc:                                                                                                                                                                                                                                                                                                                                                                                     | -          |                            |                                 |                            |                     |                    |              |                  |
| Sewer Code & Desc:                                                                                                                                                                                                                                                                                                                                                                                   | -          |                            |                                 |                            |                     |                    |              |                  |
| Lot Width:                                                                                                                                                                                                                                                                                                                                                                                           | 89.00      |                            |                                 |                            |                     |                    |              |                  |
| Lot Depth:                                                                                                                                                                                                                                                                                                                                                                                           | 125.00     |                            |                                 |                            |                     |                    |              |                  |
| The dimensions shown are not guaranteed to be survey quality. Additional lot information can be found at <a href="https://apps.stlouiscountymn.gov/webPlatsIframe/frmPlatStatPopUp.aspx">https://apps.stlouiscountymn.gov/webPlatsIframe/frmPlatStatPopUp.aspx</a> . If there are any questions, please email <a href="mailto:PropertyTax@stlouiscountymn.gov">PropertyTax@stlouiscountymn.gov</a> . |            |                            |                                 |                            |                     |                    |              |                  |
| Improvement 1 Details (BLACKTOP)                                                                                                                                                                                                                                                                                                                                                                     |            |                            |                                 |                            |                     |                    |              |                  |
| Improvement Type                                                                                                                                                                                                                                                                                                                                                                                     | Year Built | Main Floor Ft <sup>2</sup> |                                 | Gross Area Ft <sup>2</sup> | Basement Finish     | Style Code & Desc. |              |                  |
| PARKING LOT                                                                                                                                                                                                                                                                                                                                                                                          | 1991       | 1,497                      |                                 | 1,497                      | -                   | A - ASPHALT        |              |                  |
| Segment                                                                                                                                                                                                                                                                                                                                                                                              | Story      | Width                      | Length                          | Area                       | Foundation          |                    |              |                  |
| BAS                                                                                                                                                                                                                                                                                                                                                                                                  | 0          | 0                          | 0                               | 1,497                      | -                   |                    |              |                  |
| Sales Reported to the St. Louis County Auditor                                                                                                                                                                                                                                                                                                                                                       |            |                            |                                 |                            |                     |                    |              |                  |
| No Sales information reported.                                                                                                                                                                                                                                                                                                                                                                       |            |                            |                                 |                            |                     |                    |              |                  |
| 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                        | \$1,300                         | \$400                      | \$1,700             | \$0                | \$0          | -                |
|                                                                                                                                                                                                                                                                                                                                                                                                      |            | Total                      | \$1,300                         | \$400                      | \$1,700             | \$0                | \$0          | 26.00            |
| 2023 Payable 2024                                                                                                                                                                                                                                                                                                                                                                                    |            | 233                        | \$1,300                         | \$400                      | \$1,700             | \$0                | \$0          | -                |
|                                                                                                                                                                                                                                                                                                                                                                                                      |            | Total                      | \$1,300                         | \$400                      | \$1,700             | \$0                | \$0          | 26.00            |
| 2022 Payable 2023                                                                                                                                                                                                                                                                                                                                                                                    |            | 233                        | \$1,300                         | \$400                      | \$1,700             | \$0                | \$0          | -                |
|                                                                                                                                                                                                                                                                                                                                                                                                      |            | Total                      | \$1,300                         | \$400                      | \$1,700             | \$0                | \$0          | 26.00            |
| 2021 Payable 2022                                                                                                                                                                                                                                                                                                                                                                                    |            | 233                        | \$1,300                         | \$400                      | \$1,700             | \$0                | \$0          | -                |
|                                                                                                                                                                                                                                                                                                                                                                                                      |            | Total                      | \$1,300                         | \$400                      | \$1,700             | \$0                | \$0          | 26.00            |
| Tax Detail History                                                                                                                                                                                                                                                                                                                                                                                   |            |                            |                                 |                            |                     |                    |              |                  |
|                                                                                                                                                                                                                                                                                                                                                                                                      |            |                            |                                 |                            |                     |                    |              |                  |
| Tax Year                                                                                                                                                                                                                                                                                                                                                                                             | Tax        | Special Assessments        | Total Tax & Special Assessments | Taxable Land MV            | Taxable Building MV | Total Taxable MV   |              |                  |
| 2024                                                                                                                                                                                                                                                                                                                                                                                                 | \$40.00    | \$0.00                     | \$40.00                         | \$1,300                    | \$400               | \$1,700            |              |                  |
| 2023                                                                                                                                                                                                                                                                                                                                                                                                 | \$44.00    | \$0.00                     | \$44.00                         | \$1,300                    | \$400               | \$1,700            |              |                  |
| 2022                                                                                                                                                                                                                                                                                                                                                                                                 | \$46.00    | \$0.00                     | \$46.00                         | \$1,300                    | \$400               | \$1,700            |              |                  |



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