



PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 5/12/2025 8:34:39 PM

General Details							
Parcel ID:	140-0270-00340						
Document:	Abstract - 01457114						
Document Date:	11/01/2022						
Legal Description Details							
Plat Name:	HIBBING						
Section	Township	Range	Lot	Block			
7	57	20	-	-			
Description:	PART OF SE1/4 OF NW1/4 DESCRIBED AS FOLLOWS COMM 241.96 FT N OF SE COR OF FORTY ALONG E LINE THENCE S89DEG22'45"W PARALLEL WITH S LINE OF FORTY 603.69 FT TO PT OF BEG PT OF BEG BEING NLY R.O.W. LINE OF 13TH ST THENCE S89DEG22'45"W ALONG NLY R.O.W. 750 FT THENCE N 625 FT THENCE E 562.05 FT THENCE S41DEG41' 15"E 282.54 FT THENCE S 405.88 FT TO PT OF BEG **SURFACE ONLY**						
Taxpayer Details							
Taxpayer Name	LEES HOLDINGS 2 LLC						
and Address:	1810 THIRD AVE E HIBBING MN 55746						
Owner Details							
Owner Name	LEES HOLDINGS 2 LLC						
Payable 2025 Tax Summary							
2025 - Net Tax				\$20,642.00			
2025 - Special Assessments				\$0.00			
2025 - Total Tax & Special Assessments				\$20,642.00			
Current Tax Due (as of 5/11/2025)							
Due May 15		Due October 15			Total Due		
2025 - 1st Half Tax \$10,321.00		2025 - 2nd Half Tax \$10,321.00			2025 - 1st Half Tax Due \$10,321.00		
2025 - 1st Half Tax Paid \$0.00		2025 - 2nd Half Tax Paid \$0.00			2025 - 2nd Half Tax Due \$10,321.00		
2025 - 1st Half Due \$10,321.00		2025 - 2nd Half Due \$10,321.00			2025 - Total Due \$20,642.00		
Parcel Details							
Property Address:	809 E 13TH ST, HIBBING MN						
School District:	701						
Tax Increment District:	-						
Property/Homesteader:	-						
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
233	0 - Non Homestead	\$60,800	\$561,400	\$622,200	\$0	\$0	-
Total:		\$60,800	\$561,400	\$622,200	\$0	\$0	11694



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Land Details

Deeded Acres: 10.23
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.

Improvement 1 Details (VACANT)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
MANUFACTURING	1986	28,810	28,810	-	L - LIGHT
Segment	Story	Width	Length	Area	Foundation
BAS	1	134	215	28,810	FLOATING SLAB

Sales Reported to the St. Louis County Auditor

Sale Date	Purchase Price	CRV Number
11/2022	\$300,000 (This is part of a multi parcel sale.)	252300
02/2018	\$375,000	225142
05/2014	\$385,000	207960
08/2004	\$645,000	161178
12/2000	\$375,000	138278
05/1999	\$481,250	127794

Assessment History

Year	Class Code (Legend)	Land EMV	Bldg EMV	Total EMV	Def Land EMV	Def Bldg EMV	Net Tax Capacity
2024 Payable 2025	233	\$60,800	\$561,400	\$622,200	\$0	\$0	-
	Total	\$60,800	\$561,400	\$622,200	\$0	\$0	11,694.00
2023 Payable 2024	233	\$60,800	\$561,400	\$622,200	\$0	\$0	-
	Total	\$60,800	\$561,400	\$622,200	\$0	\$0	11,694.00
2022 Payable 2023	233	\$60,800	\$561,400	\$622,200	\$0	\$0	-
	Total	\$60,800	\$561,400	\$622,200	\$0	\$0	11,694.00
2021 Payable 2022	233	\$60,800	\$561,400	\$622,200	\$0	\$0	-
	Total	\$60,800	\$561,400	\$622,200	\$0	\$0	11,694.00

Tax Detail History

Tax Year	Tax	Special Assessments	Total Tax & Special Assessments	Taxable Land MV	Taxable Building MV	Total Taxable MV
2024	\$20,328.00	\$0.00	\$20,328.00	\$60,800	\$561,400	\$622,200
2023	\$23,130.00	\$0.00	\$23,130.00	\$60,800	\$561,400	\$622,200
2022	\$24,314.00	\$0.00	\$24,314.00	\$60,800	\$561,400	\$622,200



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