



PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 12/16/2025 4:57:56 PM

General Details				
Parcel ID:	140-0270-00813			
Document:	Abstract - 01404176			
Document:	Torrens - 1036617.0			
Document Date:	01/22/2021			

Legal Description Details				
Plat Name:	HIBBING			
Section	Township	Range	Lot	Block
18	57	20	-	-
Description:	PART OF S1/2 OF S1/2 BEG AT S1/4 COR THENCE W ALONG S LINE 117.73 FT TO ELY R.O.W. OF HWY #73 THENCE N 7 DEG 52' 36" W 603.55 FT ALONG R.O.W. THENCE S 88 DEG 42' 15" E 168.78 FT THENCE S 7 DEG 52' 36" E 560.52 FT THENCE N 88 DEG 18' 18" W 50.71 FT THENCE S 7 DEG 52' 36" E 33.47 FT TO PT OF BEG EX .50 AC ALONG N LINE AND EX A PARCEL OF LAND LYING IN THE SE1/4 OF SW1/4 SEC 18 T 57 R 20 DESCRIBED AS FOLLOWS ASSUMING THAT THE S SEC LINE OF THE SE1/4 OF THE SW1/4 OF SAID SEC 18 IS DUE E AND W AND BEG AT THE S1/4 COR OF SAID SEC 18 THENCE GO W ALONG SAID SEC LINE 67.88 FT THENCE N 7 DEG 52' 36" W 157.20 FT THENCE S 88 DEG 18' 18" E A DISTANCE OF 42.98 FT MORE OR LESS TO THE N AND S CENTER QUARTER LINE OF SAID SEC 18 THENCE S 16 DEG 44' 38" E ALONG THE N AND S CENTER QUARTER LINE OF SAID SEC 18 161.28 FT TO THE PT OF BEG AND EX THAT PORTION OF THE S1/2 OF SW1/4 OF SE1/4 SEC 18 T 57 R 20 DESCRIBED AS FOLLOWS ASSUMING THAT THE E AND W SEC LINE OF THE S SIDE OF THE SW1/4 OF SEC 18 T 57 R 20 IS DUE E AND W BEG AT THE S1/4 COR OF SAID SEC 18 T 57 R 20 GO N16DEG44'38"W ALONG THE N AND S CENTER 1/4 LINE OF SAID SEC 18-57-20 161.28 FT THENCE S 88DEG18'18"E 76 FT THENCE S7DEG52'36"E 121.69 FT THENCE N88DEG18'18"W 50.71 FT THENCE S7DEG 52'36"E 33.47 FT TO THE S1/4 COR OF SAID SEC 18-57-20 TO THE PT OF BEG			

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	\$12,184.00
2025 - Special Assessments	\$0.00
2025 - Total Tax & Special Assessments	\$12,184.00

Current Tax Due (as of 12/15/2025)					
Due May 15		Due October 15		Total Due	
2025 - 1st Half Tax	\$6,092.00	2025 - 2nd Half Tax	\$6,092.00	2025 - 1st Half Tax Due	\$0.00
2025 - 1st Half Tax Paid	\$6,092.00	2025 - 2nd Half Tax Paid	\$6,092.00	2025 - 2nd Half Tax Due	\$0.00
2025 - 1st Half Due	\$0.00	2025 - 2nd Half Due	\$0.00	2025 - Total Due	\$0.00

Parcel Details	
Property Address:	3030 BELTLINE HWY E, HIBBING MN
School District:	701
Tax Increment District:	-
Property/Homesteader:	-



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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	\$94,400	\$240,800	\$335,200	\$0	\$0	-
Total:		\$94,400	\$240,800	\$335,200	\$0	\$0	6704
Land Details							
Deeded Acres:	1.23						
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 (SHOP/OFC)							
Improvement Type	Year Built	Main Floor Ft ²		Gross Area Ft ²	Basement Finish	Style Code & Desc.	
WAREHOUSE	1985	10,824		10,824	-	-	
Segment	Story	Width	Length	Area	Foundation		
BAS	1	66	42	2,772	FOUNDATION		
BAS	1	66	122	8,052	FOUNDATION		
Improvement 2 Details (BLACKTOP)							
Improvement Type	Year Built	Main Floor Ft ²		Gross Area Ft ²	Basement Finish	Style Code & Desc.	
PARKING LOT	1985	5,000		5,000	-	A - ASPHALT	
Segment	Story	Width	Length	Area	Foundation		
BAS	0	0	0	5,000	-		
Sales Reported to the St. Louis County Auditor							
Sale Date		Purchase Price			CRV Number		
01/2021		\$1,308,000 (This is part of a multi parcel sale.)			241202		
07/2013		\$335,000 (This is part of a multi parcel sale.)			202511		
08/1994		\$65,000 (This is part of a multi parcel sale.)			99626		
09/1992		\$210,000 (This is part of a multi parcel sale.)			87036		
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	\$94,400	\$240,800	\$335,200	\$0	\$0	-
	Total	\$94,400	\$240,800	\$335,200	\$0	\$0	6,704.00
2023 Payable 2024	233	\$94,400	\$240,800	\$335,200	\$0	\$0	-
	Total	\$94,400	\$240,800	\$335,200	\$0	\$0	6,704.00
2022 Payable 2023	233	\$59,200	\$222,600	\$281,800	\$0	\$0	-
	Total	\$59,200	\$222,600	\$281,800	\$0	\$0	5,636.00
2021 Payable 2022	233	\$59,200	\$222,600	\$281,800	\$0	\$0	-
	Total	\$59,200	\$222,600	\$281,800	\$0	\$0	5,636.00



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Tax Detail History						
Tax Year	Tax	Special Assessments	Total Tax & Special Assessments	Taxable Land MV	Taxable Building MV	Total Taxable MV
2024	\$12,012.00	\$0.00	\$12,012.00	\$94,400	\$240,800	\$335,200
2023	\$11,486.00	\$0.00	\$11,486.00	\$59,200	\$222,600	\$281,800
2022	\$11,960.00	\$0.00	\$11,960.00	\$59,200	\$222,600	\$281,800

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