



# PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 5/8/2025 9:06:38 AM

General Details							
Parcel ID:	141-0040-02832						
Document:	Abstract - 761363						
Document Date:	07/31/1999						
Legal Description Details							
Plat Name:	HIBBING						
Section	Township	Range	Lot	Block			
15	56	21	-	-			
Description:	SLY 330 FT OF SW1/4 OF SW1/4						
Taxpayer Details							
Taxpayer Name	ROWLAND JEFFREY						
and Address:	2904 S LEIGHTON RD						
	HIBBING MN 55746						
Owner Details							
Owner Name	ROWLAND JEFFREY						
Owner Name	ROWLAND KIMBERLY						
Payable 2025 Tax Summary							
2025 - Net Tax			\$3,630.00				
2025 - Special Assessments			\$0.00				
<b>2025 - Total Tax &amp; Special Assessments</b>			<b>\$3,630.00</b>				
Current Tax Due (as of 5/7/2025)							
Due May 15		Due October 15			Total Due		
2025 - 1st Half Tax	\$1,815.00	2025 - 2nd Half Tax	\$1,815.00	2025 - 1st Half Tax Due	\$1,815.00		
2025 - 1st Half Tax Paid	\$0.00	2025 - 2nd Half Tax Paid	\$0.00	2025 - 2nd Half Tax Due	\$1,815.00		
<b>2025 - 1st Half Due</b>	<b>\$1,815.00</b>	<b>2025 - 2nd Half Due</b>	<b>\$1,815.00</b>	<b>2025 - Total Due</b>	<b>\$3,630.00</b>		
Parcel Details							
Property Address:	2904 LEIGHTON RD S, HIBBING MN						
School District:	701						
Tax Increment District:	-						
Property/Homesteader:	ROWLAND, JEFFREY & KIMBERLY						
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
201	1 - Owner Homestead (100.00% total)	\$30,500	\$219,600	\$250,100	\$0	\$0	-
Total:		\$30,500	\$219,600	\$250,100	\$0	\$0	2261



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## Land Details

**Deeded Acres:** 10.00  
**Waterfront:** -  
**Water Front Feet:** 0.00  
**Water Code & Desc:** W - DRILLED WELL  
**Gas Code & Desc:** -  
**Sewer Code & Desc:** S - ON-SITE SANITARY SYSTEM  
**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/frnPlatStatPopUp.aspx>. If there are any questions, please email [PropertyTax@stlouiscountymn.gov](mailto:PropertyTax@stlouiscountymn.gov).

## Improvement 1 Details (HOUSE)

Improvement Type	Year Built	Main Floor Ft <sup>2</sup>	Gross Area Ft <sup>2</sup>	Basement Finish	Style Code & Desc.
HOUSE	1976	944	944	AVG Quality / 684 Ft <sup>2</sup>	SE - SPLT ENTRY
Segment	Story	Width	Length	Area	Foundation
BAS	1	1	32	32	CANTILEVER
BAS	1	24	38	912	BASEMENT
DK	1	0	0	116	POST ON GROUND
DK	1	12	12	144	POST ON GROUND
<b>Bath Count</b>	<b>Bedroom Count</b>	<b>Room Count</b>		<b>Fireplace Count</b>	<b>HVAC</b>
1.0 BATH	2 BEDROOMS	5 ROOMS		1	C&AIR_COND, GAS

## Improvement 2 Details (AG)

Improvement Type	Year Built	Main Floor Ft <sup>2</sup>	Gross Area Ft <sup>2</sup>	Basement Finish	Style Code & Desc.
GARAGE	1976	576	576	-	ATTACHED
Segment	Story	Width	Length	Area	Foundation
BAS	1	24	24	576	FOUNDATION

## Improvement 3 Details (CONTAINER)

Improvement Type	Year Built	Main Floor Ft <sup>2</sup>	Gross Area Ft <sup>2</sup>	Basement Finish	Style Code & Desc.
STORAGE BUILDING	1994	160	160	-	-
Segment	Story	Width	Length	Area	Foundation
BAS	1	20	8	160	POST ON GROUND

## Sales Reported to the St. Louis County Auditor

Sale Date	Purchase Price	CRV Number
07/1999	\$87,900 (This is part of a multi parcel sale.)	129173
04/1994	\$67,900 (This is part of a multi parcel sale.)	98011



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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	\$32,400	\$240,500	\$272,900	\$0	\$0	-
	Total	\$32,400	\$240,500	\$272,900	\$0	\$0	2,509.00
2023 Payable 2024	201	\$33,800	\$222,800	\$256,600	\$0	\$0	-
	Total	\$33,800	\$222,800	\$256,600	\$0	\$0	2,425.00
2022 Payable 2023	201	\$28,900	\$158,700	\$187,600	\$0	\$0	-
	Total	\$28,900	\$158,700	\$187,600	\$0	\$0	1,672.00
2021 Payable 2022	201	\$26,900	\$134,600	\$161,500	\$0	\$0	-
	Total	\$26,900	\$134,600	\$161,500	\$0	\$0	1,388.00
Tax Detail History							
Tax Year	Tax	Special Assessments	Total Tax & Special Assessments	Taxable Land MV	Taxable Building MV	Total Taxable MV	
2024	\$3,448.00	\$0.00	\$3,448.00	\$31,937	\$210,517	\$242,454	
2023	\$2,714.00	\$0.00	\$2,714.00	\$25,764	\$141,480	\$167,244	
2022	\$2,292.00	\$0.00	\$2,292.00	\$23,118	\$115,677	\$138,795	

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