



# PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 12/14/2025 11:34:43 AM

| General Details                                   |                                                                |                            |               |                         |                 |                 |                     |
|---------------------------------------------------|----------------------------------------------------------------|----------------------------|---------------|-------------------------|-----------------|-----------------|---------------------|
| Parcel ID:                                        | 141-0050-03655                                                 |                            |               |                         |                 |                 |                     |
| Document:                                         | Torrens - 1017249.0                                            |                            |               |                         |                 |                 |                     |
| Document Date:                                    | 10/10/2019                                                     |                            |               |                         |                 |                 |                     |
| Legal Description Details                         |                                                                |                            |               |                         |                 |                 |                     |
| Plat Name:                                        | HIBBING                                                        |                            |               |                         |                 |                 |                     |
| Section                                           | Township                                                       | Range                      | Lot           | Block                   |                 |                 |                     |
| 21                                                | 57                                                             | 21                         | -             | -                       |                 |                 |                     |
| Description:                                      | W 175 FT OF S 80 FT OF N 160 FT OF SE 1/4 OF NE 1/4 EX E 80 FT |                            |               |                         |                 |                 |                     |
| Taxpayer Details                                  |                                                                |                            |               |                         |                 |                 |                     |
| Taxpayer Name                                     | SHAIN AND SONS INC                                             |                            |               |                         |                 |                 |                     |
| and Address:                                      | 409 ITASCA AVE                                                 |                            |               |                         |                 |                 |                     |
|                                                   | HIBBING MN 55746                                               |                            |               |                         |                 |                 |                     |
| Owner Details                                     |                                                                |                            |               |                         |                 |                 |                     |
| Owner Name                                        | SHAIN AND SONS INC                                             |                            |               |                         |                 |                 |                     |
| Payable 2025 Tax Summary                          |                                                                |                            |               |                         |                 |                 |                     |
| 2025 - Net Tax                                    |                                                                |                            |               | \$314.00                |                 |                 |                     |
| 2025 - Special Assessments                        |                                                                |                            |               | \$0.00                  |                 |                 |                     |
| <b>2025 - Total Tax &amp; Special Assessments</b> |                                                                |                            |               | <b>\$314.00</b>         |                 |                 |                     |
| Current Tax Due (as of 12/13/2025)                |                                                                |                            |               |                         |                 |                 |                     |
| Due May 15                                        |                                                                | Due October 15             |               |                         | Total Due       |                 |                     |
| 2025 - 1st Half Tax                               | \$157.00                                                       | 2025 - 2nd Half Tax        | \$157.00      | 2025 - 1st Half Tax Due | \$0.00          |                 |                     |
| 2025 - 1st Half Tax Paid                          | \$157.00                                                       | 2025 - 2nd Half Tax Paid   | \$157.00      | 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 |
| 207                                               | 0 - Non Homestead                                              | \$12,100                   | \$3,500       | \$15,600                | \$0             | \$0             | -                   |
| Total:                                            |                                                                | \$12,100                   | \$3,500       | \$15,600                | \$0             | \$0             | 195                 |



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| Land Details                                                                                                                                                                                                                                                                                                                                                                                         |                        |                                                 |                                 |                 |                     |                  |                  |
|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|------------------------|-------------------------------------------------|---------------------------------|-----------------|---------------------|------------------|------------------|
| Deeded Acres:                                                                                                                                                                                                                                                                                                                                                                                        | 0.18                   |                                                 |                                 |                 |                     |                  |                  |
| 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 <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 (20X34 DG)                                                                                                                                                                                                                                                                                                                                                                     |                        |                                                 |                                 |                 |                     |                  |                  |
| Improvement Type                                                                                                                                                                                                                                                                                                                                                                                     | Year Built             | Main Floor Ft <sup>2</sup>                      | Gross Area Ft <sup>2</sup>      | Basement Finish | Style Code & Desc.  |                  |                  |
| GARAGE                                                                                                                                                                                                                                                                                                                                                                                               | 1950                   | 680                                             | 680                             | -               | DETACHED            |                  |                  |
| Segment                                                                                                                                                                                                                                                                                                                                                                                              | Story                  | Width                                           | Length                          | Area            | Foundation          |                  |                  |
| BAS                                                                                                                                                                                                                                                                                                                                                                                                  | 1                      | 20                                              | 34                              | 680             | FLOATING SLAB       |                  |                  |
| Sales Reported to the St. Louis County Auditor                                                                                                                                                                                                                                                                                                                                                       |                        |                                                 |                                 |                 |                     |                  |                  |
| Sale Date                                                                                                                                                                                                                                                                                                                                                                                            |                        | Purchase Price                                  |                                 |                 | CRV Number          |                  |                  |
| 10/2019                                                                                                                                                                                                                                                                                                                                                                                              |                        | \$14,800 (This is part of a multi parcel sale.) |                                 |                 | 234712              |                  |                  |
| 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                                                                                                                                                                                                                                                                                                                                                                                    | 207                    | \$12,100                                        | \$3,300                         | \$15,400        | \$0                 | \$0              | -                |
|                                                                                                                                                                                                                                                                                                                                                                                                      | Total                  | \$12,100                                        | \$3,300                         | \$15,400        | \$0                 | \$0              | 193.00           |
| 2023 Payable 2024                                                                                                                                                                                                                                                                                                                                                                                    | 207                    | \$12,100                                        | \$4,000                         | \$16,100        | \$0                 | \$0              | -                |
|                                                                                                                                                                                                                                                                                                                                                                                                      | Total                  | \$12,100                                        | \$4,000                         | \$16,100        | \$0                 | \$0              | 201.00           |
| 2022 Payable 2023                                                                                                                                                                                                                                                                                                                                                                                    | 207                    | \$10,200                                        | \$2,300                         | \$12,500        | \$0                 | \$0              | -                |
|                                                                                                                                                                                                                                                                                                                                                                                                      | Total                  | \$10,200                                        | \$2,300                         | \$12,500        | \$0                 | \$0              | 156.00           |
| 2021 Payable 2022                                                                                                                                                                                                                                                                                                                                                                                    | 207                    | \$9,700                                         | \$2,300                         | \$12,000        | \$0                 | \$0              | -                |
|                                                                                                                                                                                                                                                                                                                                                                                                      | Total                  | \$9,700                                         | \$2,300                         | \$12,000        | \$0                 | \$0              | 150.00           |
| Tax Detail History                                                                                                                                                                                                                                                                                                                                                                                   |                        |                                                 |                                 |                 |                     |                  |                  |
| Tax Year                                                                                                                                                                                                                                                                                                                                                                                             | Tax                    | Special Assessments                             | Total Tax & Special Assessments | Taxable Land MV | Taxable Building MV | Total Taxable MV |                  |
| 2024                                                                                                                                                                                                                                                                                                                                                                                                 | \$308.00               | \$0.00                                          | \$308.00                        | \$12,100        | \$4,000             | \$16,100         |                  |
| 2023                                                                                                                                                                                                                                                                                                                                                                                                 | \$278.00               | \$0.00                                          | \$278.00                        | \$10,200        | \$2,300             | \$12,500         |                  |
| 2022                                                                                                                                                                                                                                                                                                                                                                                                 | \$276.00               | \$0.00                                          | \$276.00                        | \$9,700         | \$2,300             | \$12,000         |                  |



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