



PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 4/25/2025 10:14:17 AM

General Details							
Parcel ID:	185-0103-00100						
Document:	Abstract - 1234629T942598						
Document Date:	02/26/2014						
Legal Description Details							
Plat Name:	LUNDHOLM DIVISION PROCTOR						
Section	Township	Range	Lot	Block			
-	-	-	0005	002			
Description:	LOT: 0005 BLOCK:002						
Taxpayer Details							
Taxpayer Name	HANNAN MELANIE A						
and Address:	1210 BIRCHWOOD DR PROCTOR MN 55810						
Owner Details							
Owner Name	HANNAN JEROME & MELANIE TRUST AGRMT						
Payable 2025 Tax Summary							
2025 - Net Tax			\$3,527.00				
2025 - Special Assessments			\$29.00				
2025 - Total Tax & Special Assessments			\$3,556.00				
Current Tax Due (as of 4/24/2025)							
Due May 15		Due October 15			Total Due		
2025 - 1st Half Tax	\$1,778.00	2025 - 2nd Half Tax	\$1,778.00	2025 - 1st Half Tax Due	\$1,778.00		
2025 - 1st Half Tax Paid	\$0.00	2025 - 2nd Half Tax Paid	\$0.00	2025 - 2nd Half Tax Due	\$1,778.00		
2025 - 1st Half Due	\$1,778.00	2025 - 2nd Half Due	\$1,778.00	2025 - Total Due	\$3,556.00		
Parcel Details							
Property Address:	1210 BIRCHWOOD DR, PROCTOR MN						
School District:	704						
Tax Increment District:	-						
Property/Homesteader:	HANNAN, MELANIE						
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)	\$34,400	\$285,500	\$319,900	\$0	\$0	-
Total:		\$34,400	\$285,500	\$319,900	\$0	\$0	2746



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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: 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 (HOUSE)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
HOUSE	1981	1,232	1,232	U Quality / 616 Ft ²	RAM - RAMBL/RNCH
Segment	Story	Width	Length	Area	Foundation
BAS	1	28	44	1,232	WALKOUT BASEMENT
DK	0	12	24	288	POST ON GROUND
Bath Count	Bedroom Count	Room Count	Fireplace Count	HVAC	
1.5 BATHS	3 BEDROOMS	-	1	C&AIR_COND, GAS	

Improvement 2 Details (28X30 DG)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
GARAGE	1992	840	840	-	DETACHED
Segment	Story	Width	Length	Area	Foundation
BAS	1	28	30	840	FLOATING SLAB

Sales Reported to the St. Louis County Auditor

No Sales information reported.

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	\$38,800	\$259,100	\$297,900	\$0	\$0	-
	Total	\$38,800	\$259,100	\$297,900	\$0	\$0	2,507.00
2023 Payable 2024	201	\$32,100	\$236,200	\$268,300	\$0	\$0	-
	Total	\$32,100	\$236,200	\$268,300	\$0	\$0	2,277.00
2022 Payable 2023	201	\$32,100	\$213,000	\$245,100	\$0	\$0	-
	Total	\$32,100	\$213,000	\$245,100	\$0	\$0	2,024.00
2021 Payable 2022	201	\$29,600	\$200,500	\$230,100	\$0	\$0	-
	Total	\$29,600	\$200,500	\$230,100	\$0	\$0	1,861.00

Tax Detail History

Tax Year	Tax	Special Assessments	Total Tax & Special Assessments	Taxable Land MV	Taxable Building MV	Total Taxable MV
2024	\$3,377.00	\$25.00	\$3,402.00	\$30,534	\$224,673	\$255,207
2023	\$3,153.00	\$25.00	\$3,178.00	\$30,112	\$199,807	\$229,919
2022	\$3,139.00	\$25.00	\$3,164.00	\$27,473	\$186,096	\$213,569



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