



PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 5/14/2025 10:11:56 AM

General Details							
Parcel ID:	185-0150-01400						
Document:	Abstract - 1392302						
Document Date:	09/29/2020						
Legal Description Details							
Plat Name:	MAGOFFINS 2ND DIVISION OF PROCTORKNOTT						
Section	Township	Range	Lot	Block			
-	-	-	-	004			
Description:	LOTS 23 AND 24						
Taxpayer Details							
Taxpayer Name	VAN ARMAN AMANDA RUTH						
and Address:	803 3RD ST PROCTOR MN 55810						
Owner Details							
Owner Name	VAN ARMAN AMANDA RUTH						
Payable 2025 Tax Summary							
2025 - Net Tax				\$2,355.00			
2025 - Special Assessments				\$29.00			
2025 - Total Tax & Special Assessments				\$2,384.00			
Current Tax Due (as of 5/13/2025)							
Due May 15		Due October 15			Total Due		
2025 - 1st Half Tax	\$1,192.00	2025 - 2nd Half Tax	\$1,192.00	2025 - 1st Half Tax Due	\$0.00		
2025 - 1st Half Tax Paid	\$1,192.00	2025 - 2nd Half Tax Paid	\$0.00	2025 - 2nd Half Tax Due	\$1,192.00		
2025 - 1st Half Due	\$0.00	2025 - 2nd Half Due	\$1,192.00	2025 - Total Due	\$1,192.00		
Parcel Details							
Property Address:	803 3RD ST, PROCTOR MN						
School District:	704						
Tax Increment District:	-						
Property/Homesteader:	VAN ARMAN, AMANDA R						
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)	\$14,400	\$170,700	\$185,100	\$0	\$0	-
Total:		\$14,400	\$170,700	\$185,100	\$0	\$0	1552



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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/frnPlatStatPopUp.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	1920	742	1,050	U Quality / 0 Ft ²	1S+ - 1+ STORY
Segment	Story	Width	Length	Area	Foundation
BAS	1	9	14	126	BASEMENT
BAS	1.5	22	28	616	BASEMENT
DK	0	10	20	200	POST ON GROUND
DK	0	14	15	210	POST ON GROUND
Bath Count	Bedroom Count	Room Count	Fireplace Count	HVAC	
1.5 BATHS	3 BEDROOMS	-	0	CENTRAL, GAS	

Improvement 2 Details (DG)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
GARAGE	0	576	576	-	DETACHED
Segment	Story	Width	Length	Area	Foundation
BAS	1	24	24	576	-

Sales Reported to the St. Louis County Auditor

Sale Date	Purchase Price	CRV Number
09/2020	\$163,000	239023
05/2010	\$114,500	189589

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	\$15,400	\$179,900	\$195,300	\$0	\$0	-
	Total	\$15,400	\$179,900	\$195,300	\$0	\$0	1,663.00
2023 Payable 2024	201	\$11,700	\$156,400	\$168,100	\$0	\$0	-
	Total	\$11,700	\$156,400	\$168,100	\$0	\$0	1,460.00
2022 Payable 2023	201	\$23,300	\$138,100	\$161,400	\$0	\$0	-
	Total	\$23,300	\$138,100	\$161,400	\$0	\$0	1,387.00
2021 Payable 2022	201	\$21,600	\$130,300	\$151,900	\$0	\$0	-
	Total	\$21,600	\$130,300	\$151,900	\$0	\$0	1,283.00



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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	\$2,183.00	\$25.00	\$2,208.00	\$10,161	\$135,828	\$145,989
2023	\$2,175.00	\$25.00	\$2,200.00	\$20,021	\$118,665	\$138,686
2022	\$2,179.00	\$25.00	\$2,204.00	\$18,249	\$110,082	\$128,331

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