



PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 4/5/2026 10:02:08 AM

General Details							
Parcel ID:	280-0012-00540						
Document:	Abstract - 01456024						
Document Date:	11/02/2022						
Legal Description Details							
Plat Name:	CANOSIA						
	Section	Township	Range	Lot	Block		
	12	51	15	-	-		
Description:	E 445 FT OF W 890 FT OF SE1/4 OF NW1/4						
Taxpayer Details							
Taxpayer Name	STAFFORD STEPHEN & DAWN						
and Address:	4817 MCCOMBER RD DULUTH MN 55803						
Owner Details							
Owner Name	STAFFORD DAWN						
Owner Name	STAFFORD STEPHEN						
Payable 2026 Tax Summary							
	2026 - Net Tax						\$2,970.00
	2026 - Special Assessments						\$34.00
	2026 - Total Tax & Special Assessments						\$3,004.00
Current Tax Due (as of 4/4/2026)							
	Due May 15		Due October 15		Total Due		
	2026 - 1st Half Tax	\$1,502.00	2026 - 2nd Half Tax	\$1,502.00	2026 - 1st Half Tax Due	\$1,502.00	
	2026 - 1st Half Tax Paid	\$0.00	2026 - 2nd Half Tax Paid	\$0.00	2026 - 2nd Half Tax Due	\$1,502.00	
	2026 - 1st Half Due	\$1,502.00	2026 - 2nd Half Due	\$1,502.00	2026 - Total Due	\$3,004.00	
Parcel Details							
Property Address:	4817 MCCOMBER RD, DULUTH MN						
School District:	700						
Tax Increment District:	-						
Property/Homesteader:	STAFFORD, DAWN L & STEPHEN W						
Assessment Details (2026 Payable 2027)							
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)	\$120,600	\$202,100	\$322,700	\$0	\$0	-
	Total:	\$120,600	\$202,100	\$322,700	\$0	\$0	3052



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Land Details

Deeded Acres:	13.51
Waterfront:	-
Water Front Feet:	0.00
Water Code & Desc:	W - DRILLED WELL
Gas Code & Desc:	-
Sewer Code & Desc:	M - MOUND
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.
MANUFACTURED HOME	2003	2,356	2,356	-	DBL - DBL WIDE

Segment	Story	Width	Length	Area	Foundation
BAS	1	31	76	2,356	-
DK	1	10	10	100	POST ON GROUND
DK	1	16	17	272	POST ON GROUND

Bath Count	Bedroom Count	Room Count	Fireplace Count	HVAC
2.5 BATHS	4 BEDROOMS	-	-	C&AIR_COND, GAS

Improvement 2 Details (DET GARAGE)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
GARAGE	2009	720	720	-	DETACHED

Segment	Story	Width	Length	Area	Foundation
BAS	1	24	30	720	-

Improvement 3 Details (FAB CPT)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
CAR PORT	0	100	100	-	-

Segment	Story	Width	Length	Area	Foundation
BAS	1	10	10	100	POST ON GROUND

Improvement 4 Details (FAB HOOP)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
STORAGE BUILDING	0	288	288	-	-

Segment	Story	Width	Length	Area	Foundation
BAS	1	12	24	288	POST ON GROUND

Sales Reported to the St. Louis County Auditor

Sale Date	Purchase Price	CRV Number
11/2022	\$320,000	252054
02/2016	\$190,000	214915
01/2001	\$23,900	138480
12/1999	\$59,900 (This is part of a multi parcel sale.)	132057



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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
2025 Payable 2026	201	\$119,200	\$202,100	\$321,300	\$0	\$0	-
	Total	\$119,200	\$202,100	\$321,300	\$0	\$0	3,037.00
2024 Payable 2025	201	\$117,100	\$195,600	\$312,700	\$0	\$0	-
	Total	\$117,100	\$195,600	\$312,700	\$0	\$0	2,943.00
2023 Payable 2024	201	\$106,500	\$239,400	\$345,900	\$0	\$0	-
	Total	\$106,500	\$239,400	\$345,900	\$0	\$0	3,398.00
2022 Payable 2023	201	\$101,600	\$197,100	\$298,700	\$0	\$0	-
	Total	\$101,600	\$197,100	\$298,700	\$0	\$0	2,883.00
Tax Detail History							
Tax Year	Tax	Special Assessments	Total Tax & Special Assessments	Taxable Land MV	Taxable Building MV	Total Taxable MV	
2025	\$2,889.00	\$29.00	\$2,918.00	\$110,207	\$184,086	\$294,293	
2024	\$3,391.00	\$25.00	\$3,416.00	\$104,619	\$235,172	\$339,791	
2023	\$3,123.00	\$25.00	\$3,148.00	\$98,077	\$190,266	\$288,343	

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