



PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 4/5/2026 6:05:40 PM

General Details						
Parcel ID:	280-0013-00450					
Document:	Torrens - 1069704.0					
Document Date:	06/14/2023					
Legal Description Details						
Plat Name:	CANOSIA					
	Section	Township	Range	Block		
	18	51	15	-		
Description:	GOVT LOT 3 EX BEGINNING AT THE W 1/4 CORNER OF SAID SEC 18 TWP 51 RGE 15; THENCE IN AN ELY DIRECTION ALONG SAID QUARTER LINE, WHICH IS THE N LINE OF GOVT LOT 3, 201.75 FT TO A POINT; THENCE IN A SLY DIRECTION AT AN ANGLE OF 90DEG 75.00 FT TO A POINT; THENCE IN A WLY DIRECTION AT AN ANGLE OF 67DEG9'28" 151.80 FT TO A POINT; THENCE IN A NLY DIRECTION AT AN ANGLE OF 88DEG3'14" 147.52 FT TO A POINT OF BEGINNING; AND EX THAT PART PLATTED AS KEHTEL TRACTS; AND EX THAT PART PLATTED AS KEHTEL TRACTS FIRST ADDITION; AND EX THAT PART COMMENCING AT THE W QUARTER CORNER OF SEC 18 TWP 51 RGE 15; THENCE ELY ALONG THE E AND W QUARTER LINE WHICH IS THE N LINE OF GOVT LOT 3, 201.75 FT TO THE POINT OF BEGINNING; THENCE CONTINUE ELY ALONG THE LAST MENTIONED LINE 50 FT; THENCE SLY AT RIGHT ANGLES 53.94 FT; THENCE DEFLECT TO THE RIGHT AT ANGLE OF 67DEG9'28" 54.25 FT; THENCE DEFLECT TO THE RIGHT AN ANGLE OF 112DEG50'32" 75 FT TO THE POINT OF BEGINNING; AND EX COMMENCING AT THE NE CORNER OF LOT 10, KEHTEL TRACTS; THENCE N ALONG THE W BOUNDARY LINE OF SHADY LANE 125 FT; THENCE WLY ALONG A LINE PARALLEL TO THE NLY BOUNDARY LINE OF SAID LOT 10, KEHTEL TRACTS, TO THE SHORE OF CARIBOU LAKE; THENCE SLY ALONG THE SHORE OF CARIBOU LAKE TO THE NW CORNER OF SAID LOT 10 KEHTEL TRACTS; THENCE ELY ALONG THE NLY BOUNDARY LINE OF SAID LOT 10 TO THE POINT OF BEGINNING; AND EX THAT PART PLATTED AS REGISTERED LAND SURVEY #44					
Taxpayer Details						
Taxpayer Name	CLARK RYAN D					
and Address:	4198 JACKSON DR DULUTH MN 55811					
Owner Details						
Owner Name	CLARK RYAN D					
Payable 2026 Tax Summary						
	2026 - Net Tax		\$1,106.00			
	2026 - Special Assessments		\$0.00			
	2026 - Total Tax & Special Assessments		\$1,106.00			
Current Tax Due (as of 4/4/2026)						
	Due May 15		Due October 15		Total Due	
	2026 - 1st Half Tax	\$553.00	2026 - 2nd Half Tax	\$553.00	2026 - 1st Half Tax Due	\$553.00
	2026 - 1st Half Tax Paid	\$0.00	2026 - 2nd Half Tax Paid	\$0.00	2026 - 2nd Half Tax Due	\$553.00
	2026 - 1st Half Due	\$553.00	2026 - 2nd Half Due	\$553.00	2026 - Total Due	\$1,106.00
Parcel Details						
Property Address:	-					
School District:	704					
Tax Increment District:	-					
Property/Homesteader:	-					



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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
111	0 - Non Homestead	\$133,600	\$0	\$133,600	\$0	\$0	-
Total:		\$133,600	\$0	\$133,600	\$0	\$0	1336
Land Details							
Deeded Acres:	0.09						
Waterfront:	CARIBOU						
Water Front Feet:	150.00						
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/fmPlatStatPopUp.aspx . If there are any questions, please email PropertyTax@stlouiscountymn.gov .							
Sales Reported to the St. Louis County Auditor							
Sale Date		Purchase Price			CRV Number		
06/2023		\$875,000 (This is part of a multi parcel sale.)			254450		
Assessment History							
Year	Class Code (Legend)	Land EMV	Bldg EMV	Total EMV	Def Land EMV	Def Bldg EMV	Net Tax Capacity
2025 Payable 2026	111	\$132,600	\$0	\$132,600	\$0	\$0	-
	Total	\$132,600	\$0	\$132,600	\$0	\$0	1,326.00
2024 Payable 2025	111	\$132,600	\$0	\$132,600	\$0	\$0	-
	Total	\$132,600	\$0	\$132,600	\$0	\$0	1,326.00
2023 Payable 2024	111	\$120,400	\$0	\$120,400	\$0	\$0	-
	Total	\$120,400	\$0	\$120,400	\$0	\$0	1,204.00
2022 Payable 2023	111	\$89,900	\$0	\$89,900	\$0	\$0	-
	Total	\$89,900	\$0	\$89,900	\$0	\$0	899.00
Tax Detail History							
Tax Year	Tax	Special Assessments	Total Tax & Special Assessments	Taxable Land MV	Taxable Building MV	Total Taxable MV	
2025	\$1,062.00	\$0.00	\$1,062.00	\$132,600	\$0	\$132,600	
2024	\$990.00	\$0.00	\$990.00	\$120,400	\$0	\$120,400	
2023	\$788.00	\$0.00	\$788.00	\$89,900	\$0	\$89,900	



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