



PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 9/20/2025 4:59:18 PM

General Details							
Parcel ID:	280-0014-00721						
Document:	Abstract - 1294830						
Document Date:	09/15/2016						
Legal Description Details							
Plat Name:	CANOSIA						
Section	Township	Range	Lot	Block			
25	51	15	-	-			
Description:	THAT PART OF S1/2 OF SW1/4 OF SW1/4 DESCRIBED AS FOLLOWS COMM AT SW COR OF SW1/4 OF SW1/4 SEC 25 T.51 R.15 THENCE E ALONG SLY LINE OF SW1/4 OF SW1/4 TO THE SE COR OF S1/2 OF W1/2 OF W1/2 OF SW1/4 OF SW1/4 330 FT THENCE CONT ELY ALONG SLY LINE OF SW1/4 OF SW1/4 750 FT TO PT OF BEG THENCE N AND PARALLEL TO WLY LINE OF SW1/4 OF SW1/4 580.80 FT THENCE AT RT ANGLES E ALONG A LINE PARALLEL TO SLY LINE OF SW1/4 OF SW1/4 TO ELY LINE OF SW1/4 OF SW1/4 THENCE SLY ALONG ELY LINE OF SW1/4 OF SW1/4 TO THE SE COR OF SW1/4 OF SW1/4 THENCE WLY ALONG THE S LINE OF SW1/4 OF SW1/4 TO PT OF BEG						
Taxpayer Details							
Taxpayer Name and Address:	CRAIG CYNTHIA LOU GERVAIS 4875 MARTIN RD DULUTH MN 55803						
Owner Details							
Owner Name	CRAIG CYNTHIA LOU GERVAIS						
Payable 2025 Tax Summary							
2025 - Net Tax				\$5,449.00			
2025 - Special Assessments				\$29.00			
2025 - Total Tax & Special Assessments				\$5,478.00			
Current Tax Due (as of 9/19/2025)							
Due May 15		Due October 15			Total Due		
2025 - 1st Half Tax	\$2,739.00	2025 - 2nd Half Tax	\$2,739.00	2025 - 1st Half Tax Due	\$0.00		
2025 - 1st Half Tax Paid	\$2,739.00	2025 - 2nd Half Tax Paid	\$0.00	2025 - 2nd Half Tax Due	\$2,739.00		
2025 - 1st Half Due	\$0.00	2025 - 2nd Half Due	\$2,739.00	2025 - Total Due	\$2,739.00		
Parcel Details							
Property Address:	4875 MARTIN RD, DULUTH MN						
School District:	700						
Tax Increment District:	-						
Property/Homesteader:	CRAIG, CYNTHIA LOU GERVAIS						
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)	\$76,500	\$487,700	\$564,200	\$0	\$0	-
Total:		\$76,500	\$487,700	\$564,200	\$0	\$0	5803



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Land Details

Deeded Acres: 3.20
Waterfront: -
Water Front Feet: 0.00
Water Code & Desc: W - DRILLED WELL
Gas Code & Desc: -
Sewer Code & Desc: S - ON-SITE SANITARY SYSTEM
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	2001	1,688	3,184	-	2S - 2 STORY
Segment	Story	Width	Length	Area	Foundation
BAS	1	8	8	64	FOUNDATION
BAS	1	8	16	128	FOUNDATION
BAS	2	34	44	1,496	FOUNDATION
DK	1	4	10	40	PIERS AND FOOTINGS
SP	1	10	14	140	-
SP	1	10	22	220	-
Bath Count	Bedroom Count	Room Count	Fireplace Count	HVAC	
3.0 BATHS	4 BEDROOMS	-	0	C&AC&EXCH, GAS	

Improvement 2 Details (GARAGE)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
GARAGE	2001	1,040	1,040	-	DETACHED
Segment	Story	Width	Length	Area	Foundation
BAS	1	26	40	1,040	FOUNDATION

Improvement 3 Details (SMALLER 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	-

Improvement 4 Details (SHED)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
STORAGE BUILDING	0	100	100	-	-
Segment	Story	Width	Length	Area	Foundation
BAS	1	10	10	100	POST ON GROUND

Sales Reported to the St. Louis County Auditor

Sale Date	Purchase Price	CRV Number
09/2016	\$378,500 (This is part of a multi parcel sale.)	218000
10/2000	\$24,000 (This is part of a multi parcel sale.)	137393



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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
2024 Payable 2025	201	\$75,200	\$472,600	\$547,800	\$0	\$0	-
	Total	\$75,200	\$472,600	\$547,800	\$0	\$0	5,598.00
2023 Payable 2024	201	\$68,700	\$472,600	\$541,300	\$0	\$0	-
	Total	\$68,700	\$472,600	\$541,300	\$0	\$0	5,516.00
2022 Payable 2023	201	\$65,700	\$403,300	\$469,000	\$0	\$0	-
	Total	\$65,700	\$403,300	\$469,000	\$0	\$0	4,690.00
2021 Payable 2022	201	\$40,100	\$394,200	\$434,300	\$0	\$0	-
	Total	\$40,100	\$394,200	\$434,300	\$0	\$0	4,343.00
Tax Detail History							
Tax Year	Tax	Special Assessments	Total Tax & Special Assessments	Taxable Land MV	Taxable Building MV	Total Taxable MV	
2024	\$5,483.00	\$25.00	\$5,508.00	\$68,700	\$472,600	\$541,300	
2023	\$5,063.00	\$25.00	\$5,088.00	\$65,700	\$403,300	\$469,000	
2022	\$5,245.00	\$25.00	\$5,270.00	\$40,100	\$394,200	\$434,300	

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