



PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 9/21/2025 6:24:44 AM

| General Details | | | | | | | |
|---|--|----------------------------|-------------------|-------------------------|-------------------|-----------------|---------------------|
| Parcel ID: | 280-0030-00520 | | | | | | |
| Document: | Abstract - 842946 | | | | | | |
| Document Date: | 01/04/2002 | | | | | | |
| Legal Description Details | | | | | | | |
| Plat Name: | CANOSIA | | | | | | |
| Section | Township | Range | Lot | Block | | | |
| 32 | 51 | 15 | - | - | | | |
| Description: | N 1/2 OF NW 1/4 OF SW 1/4 OF NW 1/4 | | | | | | |
| Taxpayer Details | | | | | | | |
| Taxpayer Name | PERRAULT JAMES JR | | | | | | |
| and Address: | 4846 MIDWAY RD | | | | | | |
| | DULUTH MN 55811 | | | | | | |
| Owner Details | | | | | | | |
| Owner Name | PERRAULT JAMES A JR & DOREEN M | | | | | | |
| Payable 2025 Tax Summary | | | | | | | |
| 2025 - Net Tax | | | | \$4,529.00 | | | |
| 2025 - Special Assessments | | | | \$29.00 | | | |
| 2025 - Total Tax & Special Assessments | | | | \$4,558.00 | | | |
| Current Tax Due (as of 9/20/2025) | | | | | | | |
| Due May 15 | | Due October 15 | | | Total Due | | |
| 2025 - 1st Half Tax | \$2,279.00 | 2025 - 2nd Half Tax | \$2,279.00 | 2025 - 1st Half Tax Due | \$0.00 | | |
| 2025 - 1st Half Tax Paid | \$2,279.00 | 2025 - 2nd Half Tax Paid | \$0.00 | 2025 - 2nd Half Tax Due | \$2,279.00 | | |
| 2025 - 1st Half Due | \$0.00 | 2025 - 2nd Half Due | \$2,279.00 | 2025 - Total Due | \$2,279.00 | | |
| Parcel Details | | | | | | | |
| Property Address: | 4846 MIDWAY RD, DULUTH MN | | | | | | |
| School District: | 704 | | | | | | |
| Tax Increment District: | - | | | | | | |
| Property/Homesteader: | PERRAULT, JAMES A & DOREEN M | | | | | | |
| 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) | \$30,700 | \$287,400 | \$318,100 | \$0 | \$0 | - |
| 207 | 0 - Non Homestead | \$12,900 | \$134,200 | \$147,100 | \$0 | \$0 | - |
| Total: | | \$43,600 | \$421,600 | \$465,200 | \$0 | \$0 | 4841 |



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Land Details

Deeded Acres: 5.00
Waterfront: -
Water Front Feet: 0.00
Water Code & Desc: D - DUG WELL
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 (RED HOUSE)

| Improvement Type | Year Built | Main Floor Ft ² | Gross Area Ft ² | Basement Finish | Style Code & Desc. |
|------------------|---------------|----------------------------|----------------------------|-----------------------------------|--------------------|
| HOUSE | 1975 | 1,128 | 1,800 | AVG Quality / 834 Ft ² | 2S - 2 STORY |
| Segment | Story | Width | Length | Area | Foundation |
| BAS | 1 | 20 | 22 | 440 | BASEMENT |
| BAS | 2 | 24 | 28 | 672 | BASEMENT |
| CW | 1 | 11 | 12 | 132 | POST ON GROUND |
| DK | 1 | 4 | 8 | 32 | POST ON GROUND |
| DK | 1 | 6 | 22 | 132 | POST ON GROUND |
| DK | 1 | 12 | 14 | 168 | POST ON GROUND |
| DK | 1 | 12 | 18 | 216 | POST ON GROUND |
| Bath Count | Bedroom Count | Room Count | Fireplace Count | HVAC | |
| 2.75 BATHS | 3 BEDROOMS | - | 0 | C&AIR_COND, GAS | |

Improvement 2 Details (26X36 DG)

| Improvement Type | Year Built | Main Floor Ft ² | Gross Area Ft ² | Basement Finish | Style Code & Desc. |
|------------------|------------|----------------------------|----------------------------|-----------------|--------------------|
| GARAGE | 1992 | 936 | 936 | - | DETACHED |
| Segment | Story | Width | Length | Area | Foundation |
| BAS | 1 | 26 | 36 | 936 | FLOATING SLAB |

Improvement 3 Details (20X22 DG)

| Improvement Type | Year Built | Main Floor Ft ² | Gross Area Ft ² | Basement Finish | Style Code & Desc. |
|------------------|------------|----------------------------|----------------------------|-----------------|--------------------|
| GARAGE | 1975 | 440 | 440 | - | DETACHED |
| Segment | Story | Width | Length | Area | Foundation |
| BAS | 1 | 20 | 22 | 440 | FLOATING SLAB |

Improvement 4 Details (8X8 ST)

| Improvement Type | Year Built | Main Floor Ft ² | Gross Area Ft ² | Basement Finish | Style Code & Desc. |
|------------------|------------|----------------------------|----------------------------|-----------------|--------------------|
| STORAGE BUILDING | 2002 | 64 | 64 | - | - |
| Segment | Story | Width | Length | Area | Foundation |
| BAS | 1 | 8 | 8 | 64 | POST ON GROUND |

Improvement 5 Details (2ND HOUSE)

| Improvement Type | Year Built | Main Floor Ft ² | Gross Area Ft ² | Basement Finish | Style Code & Desc. |
|------------------|---------------|----------------------------|----------------------------|-----------------|--------------------|
| HOUSE | 1994 | 960 | 1,200 | - | RAM - RAMBL/RNCH |
| Segment | Story | Width | Length | Area | Foundation |
| BAS | 1.2 | 32 | 30 | 960 | - |
| Bath Count | Bedroom Count | Room Count | Fireplace Count | HVAC | |
| 2.0 BATHS | 2 BEDROOMS | - | 0 | CENTRAL, GAS | |



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| Improvement 6 Details (ON 2ND RES) | | | | | | | | |
|--|-------|------------------------|----------------------------|---------------------------------|----------------------------|---------------------|--------------------|------------------|
| Improvement Type | | Year Built | Main Floor Ft ² | | Gross Area Ft ² | Basement Finish | Style Code & Desc. | |
| GARAGE | | 1994 | 384 | | 480 | - | ATTACHED | |
| Segment | | Story | Width | Length | Area | Foundation | | |
| BAS | | 1.2 | 12 | 32 | 384 | FOUNDATION | | |
| Sales Reported to the St. Louis County Auditor | | | | | | | | |
| Sale Date | | | Purchase Price | | | CRV Number | | |
| 12/1999 | | | \$156,000 | | | 131814 | | |
| 01/1980 | | | \$0 | | | 88950 | | |
| 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 | | \$30,200 | \$278,500 | \$308,700 | \$0 | \$0 | - |
| | 207 | | \$12,700 | \$129,900 | \$142,600 | \$0 | \$0 | - |
| | Total | | \$42,900 | \$408,400 | \$451,300 | \$0 | \$0 | 4,682.00 |
| 2023 Payable 2024 | 201 | | \$27,700 | \$278,500 | \$306,200 | \$0 | \$0 | - |
| | 207 | | \$11,600 | \$129,900 | \$141,500 | \$0 | \$0 | - |
| | Total | | \$39,300 | \$408,400 | \$447,700 | \$0 | \$0 | 4,734.00 |
| 2022 Payable 2023 | 201 | | \$26,600 | \$237,700 | \$264,300 | \$0 | \$0 | - |
| | 207 | | \$11,100 | \$110,800 | \$121,900 | \$0 | \$0 | - |
| | Total | | \$37,700 | \$348,500 | \$386,200 | \$0 | \$0 | 4,032.00 |
| 2021 Payable 2022 | 201 | | \$17,700 | \$251,900 | \$269,600 | \$0 | \$0 | - |
| | 207 | | \$7,400 | \$105,500 | \$112,900 | \$0 | \$0 | - |
| | Total | | \$25,100 | \$357,400 | \$382,500 | \$0 | \$0 | 3,977.00 |
| Tax Detail History | | | | | | | | |
| Tax Year | | Tax | Special Assessments | Total Tax & Special Assessments | Taxable Land MV | Taxable Building MV | Total Taxable MV | |
| 2024 | | \$4,819.00 | \$25.00 | \$4,844.00 | \$38,424 | \$399,594 | \$438,018 | |
| 2023 | | \$4,325.00 | \$25.00 | \$4,350.00 | \$36,346 | \$336,401 | \$372,747 | |
| 2022 | | \$4,801.00 | \$25.00 | \$4,826.00 | \$24,248 | \$345,276 | \$369,524 | |

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