



# PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 4/4/2026 7:43:03 AM

General Details							
Parcel ID:	280-0030-00725						
Document:	Torrens - 1060732.0						
Document Date:	08/17/2022						
Legal Description Details							
Plat Name:	CANOSIA						
	Section	Township	Range	Lot	Block		
	32	51	15	-	-		
Description:	WLY 396 FT OF N 1/2 OF S 1/2 OF S 1/2 OF NW 1/4 OF SW 1/4						
Taxpayer Details							
Taxpayer Name	HANSEN RYAN & CARL STEPHANIE						
and Address:	5697 BIRCHWAY RD DULUTH MN 55811						
Owner Details							
Owner Name	CARL STEPHANIE						
Owner Name	HANSEN RYAN						
Payable 2026 Tax Summary							
	2026 - Net Tax						\$3,520.00
	2026 - Special Assessments						\$34.00
	<b>2026 - Total Tax &amp; Special Assessments</b>						<b>\$3,554.00</b>
Current Tax Due (as of 4/3/2026)							
	Due May 15		Due October 15		Total Due		
	2026 - 1st Half Tax	\$1,777.00	2026 - 2nd Half Tax	\$1,777.00	2026 - 1st Half Tax Due	\$1,777.00	
	2026 - 1st Half Tax Paid	\$0.00	2026 - 2nd Half Tax Paid	\$0.00	2026 - 2nd Half Tax Due	\$1,777.00	
	<b>2026 - 1st Half Due</b>	<b>\$1,777.00</b>	<b>2026 - 2nd Half Due</b>	<b>\$1,777.00</b>	<b>2026 - Total Due</b>	<b>\$3,554.00</b>	
Parcel Details							
Property Address:	5697 BIRCHWAY RD, DULUTH MN						
School District:	704						
Tax Increment District:	-						
Property/Homesteader:	CARL, STEPHANIE A & HANSEN, RYAN S						
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)	\$49,600	\$316,000	\$365,600	\$0	\$0	-
	<b>Total:</b>	<b>\$49,600</b>	<b>\$316,000</b>	<b>\$365,600</b>	<b>\$0</b>	<b>\$0</b>	<b>3520</b>



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## Land Details

<b>Deeded Acres:</b>	1.46
<b>Waterfront:</b>	-
<b>Water Front Feet:</b>	0.00
<b>Water Code &amp; Desc:</b>	W - DRILLED WELL
<b>Gas Code &amp; Desc:</b>	-
<b>Sewer Code &amp; Desc:</b>	P - PUBLIC
<b>Lot Width:</b>	0.00
<b>Lot Depth:</b>	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](mailto:PropertyTax@stlouiscountymn.gov).

## Improvement 1 Details (SFD)

Improvement Type	Year Built	Main Floor Ft <sup>2</sup>	Gross Area Ft <sup>2</sup>	Basement Finish	Style Code & Desc.
HOUSE	1963	1,254	1,254	GD Quality / 1128 Ft <sup>2</sup>	RAM - RAMBL/RNCH
<b>Segment</b>					
	<b>Story</b>	<b>Width</b>	<b>Length</b>	<b>Area</b>	<b>Foundation</b>
BAS	1	9	31	279	WALKOUT BASEMENT
BAS	1	25	39	975	WALKOUT BASEMENT
CW	1	6	12	72	PIERS AND FOOTINGS
DK	1	0	0	280	PIERS AND FOOTINGS
DK	1	13	24	312	POST ON GROUND
<b>Bath Count</b>	<b>Bedroom Count</b>	<b>Room Count</b>		<b>Fireplace Count</b>	<b>HVAC</b>
1.75 BATHS	3 BEDROOMS	-		0	CENTRAL, GAS

## Improvement 2 Details (DET GARAGE)

Improvement Type	Year Built	Main Floor Ft <sup>2</sup>	Gross Area Ft <sup>2</sup>	Basement Finish	Style Code & Desc.
GARAGE	1989	1,080	1,080	-	DETACHED
<b>Segment</b>					
	<b>Story</b>	<b>Width</b>	<b>Length</b>	<b>Area</b>	<b>Foundation</b>
BAS	1	30	36	1,080	FLOATING SLAB

## Improvement 3 Details (12X14 ST)

Improvement Type	Year Built	Main Floor Ft <sup>2</sup>	Gross Area Ft <sup>2</sup>	Basement Finish	Style Code & Desc.
STORAGE BUILDING	0	168	168	-	-
<b>Segment</b>					
	<b>Story</b>	<b>Width</b>	<b>Length</b>	<b>Area</b>	<b>Foundation</b>
BAS	1	12	14	168	POST ON GROUND

## Improvement 4 Details (10X16 ST)

Improvement Type	Year Built	Main Floor Ft <sup>2</sup>	Gross Area Ft <sup>2</sup>	Basement Finish	Style Code & Desc.
STORAGE BUILDING	0	160	160	-	-
<b>Segment</b>					
	<b>Story</b>	<b>Width</b>	<b>Length</b>	<b>Area</b>	<b>Foundation</b>
BAS	1	10	16	160	POST ON GROUND

## Improvement 5 Details (10X10 ST)

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

## Sales Reported to the St. Louis County Auditor

Sale Date	Purchase Price	CRV Number
08/2022	\$350,000	250849
11/2011	\$123,000	195668



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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	\$49,100	\$316,000	\$365,100	\$0	\$0	-
	<b>Total</b>	<b>\$49,100</b>	<b>\$316,000</b>	<b>\$365,100</b>	<b>\$0</b>	<b>\$0</b>	<b>3,514.00</b>
2024 Payable 2025	201	\$48,300	\$306,200	\$354,500	\$0	\$0	-
	<b>Total</b>	<b>\$48,300</b>	<b>\$306,200</b>	<b>\$354,500</b>	<b>\$0</b>	<b>\$0</b>	<b>3,399.00</b>
2023 Payable 2024	201	\$44,500	\$306,200	\$350,700	\$0	\$0	-
	<b>Total</b>	<b>\$44,500</b>	<b>\$306,200</b>	<b>\$350,700</b>	<b>\$0</b>	<b>\$0</b>	<b>3,450.00</b>
2022 Payable 2023	201	\$42,700	\$210,300	\$253,000	\$0	\$0	-
	<b>Total</b>	<b>\$42,700</b>	<b>\$210,300</b>	<b>\$253,000</b>	<b>\$0</b>	<b>\$0</b>	<b>2,385.00</b>
Tax Detail History							
Tax Year	Tax	Special Assessments	Total Tax & Special Assessments	Taxable Land MV	Taxable Building MV	Total Taxable MV	
2025	\$3,317.00	\$29.00	\$3,346.00	\$46,305	\$293,550	\$339,855	
2024	\$3,543.00	\$25.00	\$3,568.00	\$43,780	\$301,243	\$345,023	
2023	\$2,587.00	\$25.00	\$2,612.00	\$40,258	\$198,272	\$238,530	

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