



# PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 4/4/2026 1:22:59 PM

General Details							
Parcel ID:	280-0031-00140						
Document:	Abstract - 01485931						
Document Date:	04/09/2024						
Legal Description Details							
Plat Name:	CANOSIA						
	Section	Township	Range	Lot	Block		
	34	51	15	-	-		
Description:	W1/2 OF NE1/4 OF SW1/4						
Taxpayer Details							
Taxpayer Name	TURNBOOM REVOC TRUST						
and Address:	C/O KAREN L TURNBOOM TRUSTEE 5236 SAMUELSON RD DULUTH MN 55811						
Owner Details							
Owner Name	TURNBOOM REVOC TRUST						
Payable 2026 Tax Summary							
	2026 - Net Tax			\$5,422.00			
	2026 - Special Assessments			\$34.00			
	<b>2026 - Total Tax &amp; Special Assessments</b>			<b>\$5,456.00</b>			
Current Tax Due (as of 4/3/2026)							
	Due May 15		Due October 15		Total Due		
	2026 - 1st Half Tax	\$2,728.00	2026 - 2nd Half Tax	\$2,728.00	2026 - 1st Half Tax Due	\$2,728.00	
	2026 - 1st Half Tax Paid	\$0.00	2026 - 2nd Half Tax Paid	\$0.00	2026 - 2nd Half Tax Due	\$2,728.00	
	<b>2026 - 1st Half Due</b>	<b>\$2,728.00</b>	<b>2026 - 2nd Half Due</b>	<b>\$2,728.00</b>	<b>2026 - Total Due</b>	<b>\$5,456.00</b>	
Parcel Details							
Property Address:	5236 SAMUELSON RD, DULUTH MN						
School District:	700						
Tax Increment District:	-						
Property/Homesteader:	TURNBOOM, KAREN L						
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)	\$161,800	\$386,900	\$548,700	\$0	\$0	-
	<b>Total:</b>	<b>\$161,800</b>	<b>\$386,900</b>	<b>\$548,700</b>	<b>\$0</b>	<b>\$0</b>	<b>5609</b>



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Land Details					
<b>Deeded Acres:</b>	20.00				
<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>	S - ON-SITE SANITARY SYSTEM				
<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 <a href="https://apps.stlouiscountymn.gov/webPlatsIframe/frmPlatStatPopUp.aspx">https://apps.stlouiscountymn.gov/webPlatsIframe/frmPlatStatPopUp.aspx</a> . If there are any questions, please email <a href="mailto:PropertyTax@stlouiscountymn.gov">PropertyTax@stlouiscountymn.gov</a> .					
Improvement 1 Details (RESIDENCE)					
<b>Improvement Type</b>	<b>Year Built</b>	<b>Main Floor Ft<sup>2</sup></b>	<b>Gross Area Ft<sup>2</sup></b>	<b>Basement Finish</b>	<b>Style Code &amp; Desc.</b>
HOUSE	1999	1,728	1,728	-	RAM - RAMBL/RNCH
<b>Segment</b>	<b>Story</b>	<b>Width</b>	<b>Length</b>	<b>Area</b>	<b>Foundation</b>
BAS	1	32	54	1,728	FOUNDATION
OP	1	6	30	180	POST ON GROUND
<b>Bath Count</b>	<b>Bedroom Count</b>	<b>Room Count</b>	<b>Fireplace Count</b>	<b>HVAC</b>	
2.0 BATHS	3 BEDROOMS	-	0	C&AIR_EXCH, GAS	
Improvement 2 Details (ATT GARAGE)					
<b>Improvement Type</b>	<b>Year Built</b>	<b>Main Floor Ft<sup>2</sup></b>	<b>Gross Area Ft<sup>2</sup></b>	<b>Basement Finish</b>	<b>Style Code &amp; Desc.</b>
GARAGE	1999	576	720	-	ATTACHED
<b>Segment</b>	<b>Story</b>	<b>Width</b>	<b>Length</b>	<b>Area</b>	<b>Foundation</b>
BAS	1.2	24	24	576	FOUNDATION
Improvement 3 Details (40X60 DG)					
<b>Improvement Type</b>	<b>Year Built</b>	<b>Main Floor Ft<sup>2</sup></b>	<b>Gross Area Ft<sup>2</sup></b>	<b>Basement Finish</b>	<b>Style Code &amp; Desc.</b>
GARAGE	2005	2,400	3,000	-	DETACHED
<b>Segment</b>	<b>Story</b>	<b>Width</b>	<b>Length</b>	<b>Area</b>	<b>Foundation</b>
BAS	1.2	40	60	2,400	-
Improvement 4 Details (SAUNA)					
<b>Improvement Type</b>	<b>Year Built</b>	<b>Main Floor Ft<sup>2</sup></b>	<b>Gross Area Ft<sup>2</sup></b>	<b>Basement Finish</b>	<b>Style Code &amp; Desc.</b>
BARREL SAUNA	0	48	48	-	-
<b>Segment</b>	<b>Story</b>	<b>Width</b>	<b>Length</b>	<b>Area</b>	<b>Foundation</b>
BAS	0	8	6	48	FLOATING SLAB
Improvement 5 Details (PATIO)					
<b>Improvement Type</b>	<b>Year Built</b>	<b>Main Floor Ft<sup>2</sup></b>	<b>Gross Area Ft<sup>2</sup></b>	<b>Basement Finish</b>	<b>Style Code &amp; Desc.</b>
	0	384	384	-	C - COLORED
<b>Segment</b>	<b>Story</b>	<b>Width</b>	<b>Length</b>	<b>Area</b>	<b>Foundation</b>
BAS	0	16	24	384	-
Sales Reported to the St. Louis County Auditor					
<b>Sale Date</b>	<b>Purchase Price</b>		<b>CRV Number</b>		
10/1997	\$23,000		119537		
03/1992	\$15,330		82315		
03/1992	\$26,900		82334		



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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	\$159,900	\$386,900	\$546,800	\$0	\$0	-
	<b>Total</b>	<b>\$159,900</b>	<b>\$386,900</b>	<b>\$546,800</b>	<b>\$0</b>	<b>\$0</b>	<b>5,585.00</b>
2024 Payable 2025	201	\$157,000	\$374,900	\$531,900	\$0	\$0	-
	<b>Total</b>	<b>\$157,000</b>	<b>\$374,900</b>	<b>\$531,900</b>	<b>\$0</b>	<b>\$0</b>	<b>5,399.00</b>
2023 Payable 2024	201	\$142,600	\$374,900	\$517,500	\$0	\$0	-
	<b>Total</b>	<b>\$142,600</b>	<b>\$374,900</b>	<b>\$517,500</b>	<b>\$0</b>	<b>\$0</b>	<b>5,219.00</b>
2022 Payable 2023	201	\$135,800	\$319,900	\$455,700	\$0	\$0	-
	<b>Total</b>	<b>\$135,800</b>	<b>\$319,900</b>	<b>\$455,700</b>	<b>\$0</b>	<b>\$0</b>	<b>4,557.00</b>
Tax Detail History							
Tax Year	Tax	Special Assessments	Total Tax & Special Assessments	Taxable Land MV	Taxable Building MV	Total Taxable MV	
2025	\$5,259.00	\$29.00	\$5,288.00	\$157,000	\$374,900	\$531,900	
2024	\$5,193.00	\$25.00	\$5,218.00	\$142,600	\$374,900	\$517,500	
2023	\$4,919.00	\$25.00	\$4,944.00	\$135,800	\$319,900	\$455,700	

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