



# PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 4/4/2026 11:37:17 AM

General Details							
Parcel ID:	280-0031-00251						
Document:	Abstract - 01486385						
Document Date:	04/08/2024						
Legal Description Details							
Plat Name:	CANOSIA						
	Section	Township	Range	Lot	Block		
	34	51	15	-	-		
Description:	That part of the NW1/4 of SE1/4, described as follows: Commencing at the Northeast corner of said SE1/4; thence on an assumed bearing of S89deg50'28"W, along the north line of said SE1/4, a distance of 2241.40 feet to the Point of Beginning of the parcel herein described; thence S00deg15'03"E, 762.78 feet; thence S67deg24'39"W, 412.06 feet to the west line of said SE1/4; thence N00deg15'03"W, along last said line, 920.00 feet to the north line of said SE1/4; thence N89deg50'28"E, along last said line, 381.14 feet to the Point of Beginning.						
Taxpayer Details							
Taxpayer Name	CB DEVELOPMENT LLC						
and Address:	4184 NE VAN RD DULUTH MN 55803						
Owner Details							
Owner Name	CB DEVELOPMENT LLC						
Payable 2026 Tax Summary							
	2026 - Net Tax						\$58.00
	2026 - Special Assessments						\$0.00
	<b>2026 - Total Tax &amp; Special Assessments</b>						<b>\$58.00</b>
Current Tax Due (as of 4/3/2026)							
	Due May 15		Due October 15		Total Due		
	2026 - 1st Half Tax	\$29.00	2026 - 2nd Half Tax	\$29.00	2026 - 1st Half Tax Due	\$29.00	
	2026 - 1st Half Tax Paid	\$0.00	2026 - 2nd Half Tax Paid	\$0.00	2026 - 2nd Half Tax Due	\$29.00	
	<b>2026 - 1st Half Due</b>	<b>\$29.00</b>	<b>2026 - 2nd Half Due</b>	<b>\$29.00</b>	<b>2026 - Total Due</b>	<b>\$58.00</b>	
Parcel Details							
Property Address:	-						
School District:	700						
Tax Increment District:	-						
Property/Homesteader:	-						
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	\$7,300	\$0	\$7,300	\$0	\$0	-
	<b>Total:</b>	<b>\$7,300</b>	<b>\$0</b>	<b>\$7,300</b>	<b>\$0</b>	<b>\$0</b>	<b>73</b>



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Land Details							
Deeded Acres:	7.36						
Waterfront:	-						
Water Front Feet:	0.00						
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 <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> .							
Sales Reported to the St. Louis County Auditor							
No Sales information reported.							
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	\$7,200	\$0	\$7,200	\$0	\$0	-
	<b>Total</b>	<b>\$7,200</b>	<b>\$0</b>	<b>\$7,200</b>	<b>\$0</b>	<b>\$0</b>	<b>72.00</b>
2024 Payable 2025	111	\$22,300	\$0	\$22,300	\$0	\$0	-
	<b>Total</b>	<b>\$22,300</b>	<b>\$0</b>	<b>\$22,300</b>	<b>\$0</b>	<b>\$0</b>	<b>223.00</b>
Tax Detail History							
Tax Year	Tax	Special Assessments	Total Tax & Special Assessments	Taxable Land MV	Taxable Building MV	Total Taxable MV	
2025	\$174.00	\$0.00	\$174.00	\$22,300	\$0	\$22,300	

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