



# PROPERTY DETAILS REPORT

St. Louis County, Minnesota



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

General Details							
Parcel ID:	280-0031-00253						
Document:	Abstract - 01520200						
Document Date:	10/02/2025						
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 1722.82 feet; thence S00deg22'10"E, 548.25 feet to the Point of Beginning of the parcel herein described; thence S67deg24'39"W, 372.66 feet; thence S51deg01'08"E, 518.59 feet to the Northwesterly right of way of Lavaque Bypass Road; thence N38deg58'52"E, along last said line, 328.08 feet to its intersection with a line bearing S51deg01'08"E from the point of beginning; thence N51deg01'08"W, 341.12 feet to the Point of Beginning.						
Taxpayer Details							
Taxpayer Name and Address:	BC DEVELOPERS LLC 4795 LAVAQUE BYPASS RD DULUTH MN 55811						
Owner Details							
Owner Name	BC DEVELOPERS LLC						
Payable 2026 Tax Summary							
2026 - Net Tax				\$78.00			
2026 - Special Assessments				\$0.00			
<b>2026 - Total Tax &amp; Special Assessments</b>				<b>\$78.00</b>			
Current Tax Due (as of 4/3/2026)							
Due May 15		Due			Total Due		
2026 - 1st Half Tax	\$78.00	2026 - 2nd Half Tax	\$0.00	2026 - 1st Half Tax Due	\$78.00		
2026 - 1st Half Tax Paid	\$0.00	2026 - 2nd Half Tax Paid	\$0.00	2026 - 2nd Half Tax Due	\$0.00		
<b>2026 - 1st Half Due</b>	<b>\$78.00</b>	<b>2026 - 2nd Half Due</b>	<b>\$0.00</b>	<b>2026 - Total Due</b>	<b>\$78.00</b>		
Parcel Details							
Property Address:	4765 LAVAQUE BYP, DULUTH MN						
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	\$9,800	\$0	\$9,800	\$0	\$0	-
<b>Total:</b>		<b>\$9,800</b>	<b>\$0</b>	<b>\$9,800</b>	<b>\$0</b>	<b>\$0</b>	<b>98</b>



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Land Details							
Deeded Acres:	3.23						
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							
Sale Date		Purchase Price			CRV Number		
11/2018		\$206,000 (This is part of a multi parcel sale.)			229644		
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	\$9,700	\$0	\$9,700	\$0	\$0	-
	<b>Total</b>	<b>\$9,700</b>	<b>\$0</b>	<b>\$9,700</b>	<b>\$0</b>	<b>\$0</b>	<b>97.00</b>
2024 Payable 2025	111	\$9,500	\$0	\$9,500	\$0	\$0	-
	<b>Total</b>	<b>\$9,500</b>	<b>\$0</b>	<b>\$9,500</b>	<b>\$0</b>	<b>\$0</b>	<b>95.00</b>
2023 Payable 2024	111	\$13,100	\$0	\$13,100	\$0	\$0	-
	<b>Total</b>	<b>\$13,100</b>	<b>\$0</b>	<b>\$13,100</b>	<b>\$0</b>	<b>\$0</b>	<b>131.00</b>
2022 Payable 2023	111	\$12,400	\$0	\$12,400	\$0	\$0	-
	<b>Total</b>	<b>\$12,400</b>	<b>\$0</b>	<b>\$12,400</b>	<b>\$0</b>	<b>\$0</b>	<b>124.00</b>
Tax Detail History							
Tax Year	Tax	Special Assessments	Total Tax & Special Assessments	Taxable Land MV	Taxable Building MV	Total Taxable MV	
2025	\$74.00	\$0.00	\$74.00	\$9,500	\$0	\$9,500	
2024	\$104.00	\$0.00	\$104.00	\$13,100	\$0	\$13,100	
2023	\$106.00	\$0.00	\$106.00	\$12,400	\$0	\$12,400	

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