



# PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 12/14/2025 3:47:50 PM

| General Details                                   |  |                            |               |                         |                 |                 |                     |
|---|--|----------------------------|---------------|-------------------------|-----------------|-----------------|---------------------|
| Parcel ID:  | 300-0010-00530   |                            |               |                         |                 |                 |                     |
| Document:   | Abstract - 01270182  |                            |               |                         |                 |                 |                     |
| Document Date:                                    | 08/11/2015   |                            |               |                         |                 |                 |                     |
| Legal Description Details                         |  |                            |               |                         |                 |                 |                     |
| Plat Name:  | COLVIN   |                            |               |                         |                 |                 |                     |
| Section   | Township   | Range                      | Lot           | Block                   |                 |                 |                     |
| 4   | 56   | 15                         | -             | -                       |                 |                 |                     |
| Description:                                      | W1/2 OF GOVT LOT 3 EX THAT PART OF GOVT LOT 3 WHICH LIES NLY OF A LINE RUN PARALLEL WITH AND DISTANT 55 FT SLY OF THE FOLLOWING DESCRIBED LINE: RUN SLY ALONG THE SECTION LINE COMMON TO SECTIONS 32 AND 33 TWP 57 RGE 15 TO THE SOUTH CORNER COMMON TO SAID SECTIONS; THENCE RUN ELY AT AN ANGLE OF 89DEG56' (WHEN MEASURED FROM SAID SECTION LINE NORTH TO EAST) FOR 820.46 FT AND THE POINT OF BEGINNING OF THE LINE TO BE DESCRIBED; THENCE CONTINUE ON THE LAST ABOVE DESCRIBED COURSE FOR 1450 FT AND THERE TERMINATING. |                            |               |                         |                 |                 |                     |
| Taxpayer Details                                  |  |                            |               |                         |                 |                 |                     |
| Taxpayer Name                                     | COX ALLISON JEAN   |                            |               |                         |                 |                 |                     |
| and Address:                                      | 3448 VERMILION TRL<br>MAKINEN MN 55763   |                            |               |                         |                 |                 |                     |
| Owner Details                                     |  |                            |               |                         |                 |                 |                     |
| Owner Name  | COX ALLISON JEAN   |                            |               |                         |                 |                 |                     |
| Payable 2025 Tax Summary                          |  |                            |               |                         |                 |                 |                     |
| 2025 - Net Tax                                    |  |                            |               | \$142.00                |                 |                 |                     |
| 2025 - Special Assessments                        |  |                            |               | \$0.00                  |                 |                 |                     |
| <b>2025 - Total Tax &amp; Special Assessments</b> |  |                            |               | <b>\$142.00</b>         |                 |                 |                     |
| Current Tax Due (as of 12/13/2025)                |  |                            |               |                         |                 |                 |                     |
| Due May 15  |  | Due October 15             |               |                         | Total Due       |                 |                     |
| 2025 - 1st Half Tax                               | \$71.00  | 2025 - 2nd Half Tax        | \$71.00       | 2025 - 1st Half Tax Due | \$0.00          |                 |                     |
| 2025 - 1st Half Tax Paid                          | \$71.00  | 2025 - 2nd Half Tax Paid   | \$71.00       | 2025 - 2nd Half Tax Due | \$0.00          |                 |                     |
| <b>2025 - 1st Half Due</b>                        | <b>\$0.00</b>  | <b>2025 - 2nd Half Due</b> | <b>\$0.00</b> | <b>2025 - Total Due</b> | <b>\$0.00</b>   |                 |                     |
| Parcel Details                                    |  |                            |               |                         |                 |                 |                     |
| Property Address:                                 | -  |                            |               |                         |                 |                 |                     |
| School District:                                  | 2711   |                            |               |                         |                 |                 |                     |
| Tax Increment District:                           | -  |                            |               |                         |                 |                 |                     |
| Property/Homesteader:                             | COX, ROB C & ALLISON J   |                            |               |                         |                 |                 |                     |
| Assessment Details (2025 Payable 2026)            |  |                            |               |                         |                 |                 |                     |
| Class Code<br>(Legend)                            | Homestead<br>Status  | Land<br>EMV                | Bldg<br>EMV   | Total<br>EMV            | Def Land<br>EMV | Def Bldg<br>EMV | Net Tax<br>Capacity |
| 111   | 0 - Non Homestead  | \$14,900                   | \$0           | \$14,900                | \$0             | \$0             | -                   |
| Total:  |  | \$14,900                   | \$0           | \$14,900                | \$0             | \$0             | 149                 |



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| Land Details   |                        |  |                                 |                 |                     |                  |                  |
|--|------------------------|--|---------------------------------|-----------------|---------------------|------------------|------------------|
| Deeded Acres:  | 17.52                  |  |                                 |                 |                     |                  |                  |
| 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          |                  |                  |
| 08/2015  |                        | \$108,000 (This is part of a multi parcel sale.) |                                 |                 | 212674              |                  |                  |
| 11/2007  |                        | \$225,000 (This is part of a multi parcel sale.) |                                 |                 | 182098              |                  |                  |
| 11/2006  |                        | \$225,000 (This is part of a multi parcel sale.) |                                 |                 | 174610              |                  |                  |
| Assessment History   |                        |  |                                 |                 |                     |                  |                  |
| Year   | Class Code<br>(Legend) | Land EMV   | Bldg EMV                        | Total EMV       | Def Land EMV        | Def Bldg EMV     | Net Tax Capacity |
| 2024 Payable 2025  | 111                    | \$16,600   | \$0                             | \$16,600        | \$0                 | \$0              | -                |
|  | Total                  | \$16,600   | \$0                             | \$16,600        | \$0                 | \$0              | 166.00           |
| 2023 Payable 2024  | 111                    | \$13,400   | \$0                             | \$13,400        | \$0                 | \$0              | -                |
|  | Total                  | \$13,400   | \$0                             | \$13,400        | \$0                 | \$0              | 134.00           |
| 2022 Payable 2023  | 111                    | \$13,400   | \$0                             | \$13,400        | \$0                 | \$0              | -                |
|  | Total                  | \$13,400   | \$0                             | \$13,400        | \$0                 | \$0              | 134.00           |
| 2021 Payable 2022  | 111                    | \$11,200   | \$0                             | \$11,200        | \$0                 | \$0              | -                |
|  | Total                  | \$11,200   | \$0                             | \$11,200        | \$0                 | \$0              | 112.00           |
| Tax Detail History   |                        |  |                                 |                 |                     |                  |                  |
| Tax Year   | Tax                    | Special Assessments                              | Total Tax & Special Assessments | Taxable Land MV | Taxable Building MV | Total Taxable MV |                  |
| 2024   | \$124.00               | \$0.00   | \$124.00                        | \$13,400        | \$0                 | \$13,400         |                  |
| 2023   | \$136.00               | \$0.00   | \$136.00                        | \$13,400        | \$0                 | \$13,400         |                  |
| 2022   | \$132.00               | \$0.00   | \$132.00                        | \$11,200        | \$0                 | \$11,200         |                  |

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