



# PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 4/29/2025 1:07:33 PM

General Details							
Parcel ID:	380-0050-01210						
Document:	Torrens - 1043622.0						
Document Date:	06/30/2021						
Legal Description Details							
Plat Name:	CARIBOU LAKE TRACTS						
Section	Township	Range	Lot	Block			
-	-	-	18	010			
Description:	FIRST REARRANGEMENT IN CARIBOU LAKE TRACTS						
Taxpayer Details							
Taxpayer Name	WINKELMAN CYNTHIA ANN						
and Address:	7461 S SHERIDAN CT LITTLETON CO 80128						
Owner Details							
Owner Name	WINKELMAN CYNTHIA ANN						
Payable 2025 Tax Summary							
2025 - Net Tax			\$1,427.50				
2025 - Special Assessments			\$14.50				
<b>2025 - Total Tax &amp; Special Assessments</b>			<b>\$1,442.00</b>				
Current Tax Due (as of 4/28/2025)							
Due May 15		Due October 15			Total Due		
2025 - 1st Half Tax \$721.00		2025 - 2nd Half Tax \$721.00			2025 - 1st Half Tax Due \$721.00		
2025 - 1st Half Tax Paid \$0.00		2025 - 2nd Half Tax Paid \$0.00			2025 - 2nd Half Tax Due \$721.00		
<b>2025 - 1st Half Due \$721.00</b>		<b>2025 - 2nd Half Due \$721.00</b>			<b>2025 - Total Due \$1,442.00</b>		
Parcel Details							
Property Address:	5969 SUNNY LN, DULUTH MN						
School District:	704						
Tax Increment District:	-						
Property/Homesteader:	-						
Assessment Details (2025 Payable 2026)							
Class Code (Legend)	Homestead Status	Land EMV	Bldg EMV	Total EMV	Def Land EMV	Def Bldg EMV	Net Tax Capacity
151	0 - Non Homestead	\$79,500	\$66,700	\$146,200	\$0	\$0	-
Total:		\$79,500	\$66,700	\$146,200	\$0	\$0	1462



# PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 4/29/2025 1:07:33 PM

## Land Details

**Deeded Acres:** 0.00  
**Waterfront:** CARIBOU  
**Water Front Feet:** 32.00  
**Water Code & Desc:** W - DRILLED WELL  
**Gas Code & Desc:** -  
**Sewer Code & Desc:** H - HOLDING TANK  
**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 <https://apps.stlouiscountymn.gov/webPlatsIframe/frmPlatStatPopUp.aspx>. If there are any questions, please email [PropertyTax@stlouiscountymn.gov](mailto:PropertyTax@stlouiscountymn.gov).

## Improvement 1 Details (CABIN)

Improvement Type	Year Built	Main Floor Ft <sup>2</sup>	Gross Area Ft <sup>2</sup>	Basement Finish	Style Code & Desc.
HOUSE	1956	840	840	-	CAB - CABIN
Segment	Story	Width	Length	Area	Foundation
BAS	1	10	28	280	POST ON GROUND
BAS	1	20	28	560	POST ON GROUND
DK	1	4	6	24	POST ON GROUND
DK	1	10	20	200	POST ON GROUND
Bath Count	Bedroom Count	Room Count	Fireplace Count	HVAC	
0.75 BATH	2 BEDROOMS	-	0	STOVE/SPCE, ELECTRIC	

## Improvement 2 Details (SCRN HOUSE)

Improvement Type	Year Built	Main Floor Ft <sup>2</sup>	Gross Area Ft <sup>2</sup>	Basement Finish	Style Code & Desc.
SCREEN HOUSE	0	144	144	-	-
Segment	Story	Width	Length	Area	Foundation
BAS	1	12	12	144	POST ON GROUND
DKX	1	0	0	164	POST ON GROUND

## Improvement 3 Details (5X10 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	50	50	-	-
Segment	Story	Width	Length	Area	Foundation
BAS	1	5	10	50	POST ON GROUND

## Sales Reported to the St. Louis County Auditor

Sale Date	Purchase Price	CRV Number
06/2021	\$170,000	243454
11/1999	\$53,000	131282
03/1999	\$45,000	127936



# PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 4/29/2025 1:07:33 PM

Assessment History							
Year	Class Code (Legend)	Land EMV	Bldg EMV	Total EMV	Def Land EMV	Def Bldg EMV	Net Tax Capacity
2024 Payable 2025	151	\$79,500	\$69,400	\$148,900	\$0	\$0	-
	Total	\$79,500	\$69,400	\$148,900	\$0	\$0	1,489.00
2023 Payable 2024	151	\$72,800	\$60,100	\$132,900	\$0	\$0	-
	Total	\$72,800	\$60,100	\$132,900	\$0	\$0	1,329.00
2022 Payable 2023	151	\$74,100	\$81,300	\$155,400	\$0	\$0	-
	Total	\$74,100	\$81,300	\$155,400	\$0	\$0	1,554.00
2021 Payable 2022	151	\$57,700	\$56,800	\$114,500	\$0	\$0	-
	Total	\$57,700	\$56,800	\$114,500	\$0	\$0	1,145.00
Tax Detail History							
Tax Year	Tax	Special Assessments	Total Tax & Special Assessments	Taxable Land MV	Taxable Building MV	Total Taxable MV	
2024	\$1,325.50	\$12.50	\$1,338.00	\$72,800	\$60,100	\$132,900	
2023	\$1,667.50	\$12.50	\$1,680.00	\$74,100	\$81,300	\$155,400	
2022	\$1,387.50	\$12.50	\$1,400.00	\$57,700	\$56,800	\$114,500	

**Disclaimer:** St. Louis County makes no representation or warranties, express or implied, with respect to the use or reuse of data provided herewith, regardless of its format or the means of its transmission. THE DATA IS PROVIDED 'AS IS' WITH NO GUARANTEE OR REPRESENTATION ABOUT THE ACCURACY, CURRENCY, SUITABILITY, PERFORMANCE, MERCHANTABILITY, RELIABILITY OR FITNESS OF THIS DATA FOR ANY PARTICULAR PURPOSE. St. Louis County shall not be liable for any direct, indirect, special, incidental, compensatory or consequential damages or third party claims resulting from the use of these data, even if St. Louis County has been advised of the possibility of such potential loss or damage. These data may not be used in states that do not allow the exclusion or limitation of incidental or consequential damages.