



# PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 4/29/2025 8:06:08 PM

General Details							
Parcel ID:	380-0050-01430						
Document:	Torrens - 803218.0						
Document Date:	08/05/2005						
Legal Description Details							
Plat Name:	CARIBOU LAKE TRACTS						
Section	Township	Range	Lot	Block			
-	-	-	0039	010			
Description:	Lots 39 AND 40, Block 10						
Taxpayer Details							
Taxpayer Name	HERMAN BRAD & APRIL						
and Address:	6011 SUNNY LANE						
	DULUTH MN 55811						
Owner Details							
Owner Name	HERMAN APRIL						
Owner Name	HERMAN BRAD						
Payable 2025 Tax Summary							
2025 - Net Tax			\$2,767.00				
2025 - Special Assessments			\$29.00				
<b>2025 - Total Tax &amp; Special Assessments</b>			<b>\$2,796.00</b>				
Current Tax Due (as of 4/28/2025)							
Due May 15		Due October 15			Total Due		
2025 - 1st Half Tax	\$1,398.00	2025 - 2nd Half Tax	\$1,398.00		2025 - 1st Half Tax Due	\$1,398.00	
2025 - 1st Half Tax Paid	\$0.00	2025 - 2nd Half Tax Paid	\$0.00		2025 - 2nd Half Tax Due	\$1,398.00	
<b>2025 - 1st Half Due</b>	<b>\$1,398.00</b>	<b>2025 - 2nd Half Due</b>	<b>\$1,398.00</b>		<b>2025 - Total Due</b>	<b>\$2,796.00</b>	
Parcel Details							
Property Address:	6011 SUNNY LN, DULUTH MN						
School District:	704						
Tax Increment District:	-						
Property/Homesteader:	HERMAN, BRAD D & APRIL S						
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
201	1 - Owner Homestead (100.00% total)	\$151,800	\$136,000	\$287,800	\$0	\$0	-
Total:		\$151,800	\$136,000	\$287,800	\$0	\$0	2672



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## Land Details

**Deeded Acres:** 0.00  
**Waterfront:** CARIBOU  
**Water Front Feet:** 100.00  
**Water Code & Desc:** W - DRILLED WELL  
**Gas Code & Desc:** -  
**Sewer Code & Desc:** S - ON-SITE SANITARY SYSTEM  
**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 (HOUSE)

Improvement Type	Year Built	Main Floor Ft <sup>2</sup>	Gross Area Ft <sup>2</sup>	Basement Finish	Style Code & Desc.
HOUSE	1962	1,136	1,136	U Quality / 0 Ft <sup>2</sup>	RAM - RAMBL/RNCH
Segment	Story	Width	Length	Area	Foundation
BAS	1	8	12	96	BASEMENT
BAS	1	14	26	364	FOUNDATION
BAS	1	26	26	676	BASEMENT
OP	1	6	10	60	PIERS AND FOOTINGS
<b>Bath Count</b>	<b>Bedroom Count</b>	<b>Room Count</b>		<b>Fireplace Count</b>	<b>HVAC</b>
1.0 BATH	2 BEDROOMS	-		1	CENTRAL, PROPANE

## Improvement 2 Details (ST 10X14)

Improvement Type	Year Built	Main Floor Ft <sup>2</sup>	Gross Area Ft <sup>2</sup>	Basement Finish	Style Code & Desc.
STORAGE BUILDING	0	140	140	-	-
Segment	Story	Width	Length	Area	Foundation
BAS	1	10	14	140	POST ON GROUND

## Improvement 3 Details (DG 18X22)

Improvement Type	Year Built	Main Floor Ft <sup>2</sup>	Gross Area Ft <sup>2</sup>	Basement Finish	Style Code & Desc.
GARAGE	1962	396	396	-	DETACHED
Segment	Story	Width	Length	Area	Foundation
BAS	1	18	22	396	FLOATING SLAB

## Improvement 4 Details (DECK)

Improvement Type	Year Built	Main Floor Ft <sup>2</sup>	Gross Area Ft <sup>2</sup>	Basement Finish	Style Code & Desc.
	0	224	224	-	-
Segment	Story	Width	Length	Area	Foundation
BAS	0	14	16	224	POST ON GROUND

## Improvement 5 Details (PAVILLION)

Improvement Type	Year Built	Main Floor Ft <sup>2</sup>	Gross Area Ft <sup>2</sup>	Basement Finish	Style Code & Desc.
STORAGE BUILDING	0	600	600	-	-
Segment	Story	Width	Length	Area	Foundation
BAS	1	20	30	600	FLOATING SLAB

## Sales Reported to the St. Louis County Auditor

Sale Date	Purchase Price	CRV Number
08/2005	\$200,000 (This is part of a multi parcel sale.)	166678



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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
2024 Payable 2025	201	\$151,800	\$141,600	\$293,400	\$0	\$0	-
	Total	\$151,800	\$141,600	\$293,400	\$0	\$0	2,733.00
2023 Payable 2024	201	\$138,900	\$122,600	\$261,500	\$0	\$0	-
	Total	\$138,900	\$122,600	\$261,500	\$0	\$0	2,478.00
2022 Payable 2023	204	\$116,700	\$122,000	\$238,700	\$0	\$0	-
	Total	\$116,700	\$122,000	\$238,700	\$0	\$0	2,387.00
2021 Payable 2022	204	\$73,200	\$93,700	\$166,900	\$0	\$0	-
	Total	\$73,200	\$93,700	\$166,900	\$0	\$0	1,669.00
Tax Detail History							
Tax Year	Tax	Special Assessments	Total Tax & Special Assessments	Taxable Land MV	Taxable Building MV	Total Taxable MV	
2024	\$2,667.00	\$25.00	\$2,692.00	\$131,620	\$116,175	\$247,795	
2023	\$2,675.00	\$25.00	\$2,700.00	\$116,700	\$122,000	\$238,700	
2022	\$2,111.00	\$25.00	\$2,136.00	\$73,200	\$93,700	\$166,900	

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