



PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 5/6/2025 8:25:02 PM

General Details							
Parcel ID:	415-0010-01352						
Document:	Abstract - 820828						
Document Date:	06/22/2001						
Legal Description Details							
Plat Name:	LAKEWOOD						
Section	Township	Range	Lot	Block			
5	51	13	-	-			
Description:	S 1/2 OF NE 1/4 OF SE 1/4 OF NW 1/4						
Taxpayer Details							
Taxpayer Name	NICOLETTI FRANK J & KATHLEEN M						
and Address:	5826 MORNING STAR DR DULUTH MN 55804						
Owner Details							
Owner Name	NICOLETTI FRANK J						
Owner Name	NICOLETTI KATHLEEN						
Payable 2025 Tax Summary							
2025 - Net Tax				\$3,397.00			
2025 - Special Assessments				\$29.00			
2025 - Total Tax & Special Assessments				\$3,426.00			
Current Tax Due (as of 5/5/2025)							
Due May 15		Due October 15			Total Due		
2025 - 1st Half Tax	\$1,713.00	2025 - 2nd Half Tax	\$1,713.00	2025 - 1st Half Tax Due	\$1,713.00		
2025 - 1st Half Tax Paid	\$0.00	2025 - 2nd Half Tax Paid	\$0.00	2025 - 2nd Half Tax Due	\$1,713.00		
2025 - 1st Half Due	\$1,713.00	2025 - 2nd Half Due	\$1,713.00	2025 - Total Due	\$3,426.00		
Parcel Details							
Property Address:	5826 MORNING STAR DR, DULUTH MN						
School District:	709						
Tax Increment District:	-						
Property/Homesteader:	NICOLETTI, FRANK J & KATHLEEN M						
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)	\$89,300	\$228,900	\$318,200	\$0	\$0	-
Total:		\$89,300	\$228,900	\$318,200	\$0	\$0	3003



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Land Details

Deeded Acres: 5.00
Waterfront: -
Water Front Feet: 0.00
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.

Improvement 1 Details (RESIDENCE)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
HOUSE	1979	1,272	1,272	AVG Quality / 756 Ft ²	RAM - RAMBL/RNCH
Segment	Story	Width	Length	Area	Foundation
BAS	1	12	22	264	FOUNDATION
BAS	1	24	42	1,008	BASEMENT
DK	1	0	0	308	POST ON GROUND
DK	1	6	12	72	POST ON GROUND
Bath Count	Bedroom Count	Room Count		Fireplace Count	HVAC
1.75 BATHS	3 BEDROOMS	-		1	CENTRAL, PROPANE

Improvement 2 Details (DETACHED)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
GARAGE	1979	672	672	-	DETACHED
Segment	Story	Width	Length	Area	Foundation
BAS	1	0	0	552	FLOATING SLAB
WIG	1	10	12	120	-

Improvement 3 Details (GARDEN ST)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
STORAGE BUILDING	1995	96	96	-	-
Segment	Story	Width	Length	Area	Foundation
BAS	1	8	12	96	POST ON GROUND

Improvement 4 Details (COOP)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
STORAGE BUILDING	1999	64	64	-	-
Segment	Story	Width	Length	Area	Foundation
BAS	1	8	8	64	POST ON GROUND

Improvement 5 Details (GREEN HSE)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
STORAGE BUILDING	2009	60	60	-	-
Segment	Story	Width	Length	Area	Foundation
BAS	1	6	10	60	POST ON GROUND



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Improvement 6 Details (SHED)							
Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.		
STORAGE BUILDING	0	120	120	-	-		
Segment	Story	Width	Length	Area	Foundation		
BAS	1	10	12	120	POST ON GROUND		
Sales Reported to the St. Louis County Auditor							
Sale Date		Purchase Price			CRV Number		
05/2001		\$140,000			140480		
08/1994		\$89,600			99985		
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	\$89,300	\$225,900	\$315,200	\$0	\$0	-
	Total	\$89,300	\$225,900	\$315,200	\$0	\$0	2,970.00
2023 Payable 2024	201	\$89,300	\$223,900	\$313,200	\$0	\$0	-
	Total	\$89,300	\$223,900	\$313,200	\$0	\$0	3,041.00
2022 Payable 2023	201	\$85,300	\$223,900	\$309,200	\$0	\$0	-
	Total	\$85,300	\$223,900	\$309,200	\$0	\$0	2,998.00
2021 Payable 2022	201	\$44,600	\$176,600	\$221,200	\$0	\$0	-
	Total	\$44,600	\$176,600	\$221,200	\$0	\$0	2,039.00
Tax Detail History							
Tax Year	Tax	Special Assessments	Total Tax & Special Assessments	Taxable Land MV	Taxable Building MV	Total Taxable MV	
2024	\$3,413.00	\$25.00	\$3,438.00	\$86,719	\$217,429	\$304,148	
2023	\$3,575.00	\$25.00	\$3,600.00	\$82,703	\$217,085	\$299,788	
2022	\$2,727.00	\$25.00	\$2,752.00	\$41,105	\$162,763	\$203,868	

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