



PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 12/14/2025 12:09:00 PM

General Details							
Parcel ID:	415-0010-05960						
Document:	Torrens - 288204						
Document Date:	06/21/2001						
Legal Description Details							
Plat Name:	LAKEWOOD						
Section	Township	Range	Lot	Block			
20	51	13	-	-			
Description:	W 1/2 OF W 1/2 OF SW 1/4 OF SE 1/4						
Taxpayer Details							
Taxpayer Name	COZZI STEVEN J						
and Address:	3191 W TISCHER RD						
	DULUTH MN 55803						
Owner Details							
Owner Name	COZZI BETTY						
Owner Name	COZZI STEVEN J						
Payable 2025 Tax Summary							
2025 - Net Tax				\$2,825.00			
2025 - Special Assessments				\$29.00			
2025 - Total Tax & Special Assessments				\$2,854.00			
Current Tax Due (as of 12/13/2025)							
Due May 15		Due October 15			Total Due		
2025 - 1st Half Tax	\$1,427.00	2025 - 2nd Half Tax	\$1,427.00	2025 - 1st Half Tax Due	\$0.00		
2025 - 1st Half Tax Paid	\$1,427.00	2025 - 2nd Half Tax Paid	\$1,427.00	2025 - 2nd Half Tax Due	\$0.00		
2025 - 1st Half Due	\$0.00	2025 - 2nd Half Due	\$0.00	2025 - Total Due	\$0.00		
Parcel Details							
Property Address:	3191 W TISCHER RD, DULUTH MN						
School District:	709						
Tax Increment District:	-						
Property/Homesteader:	COZZI, STEVEN J & BETTY L						
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)	\$110,200	\$199,500	\$309,700	\$0	\$0	-
Total:		\$110,200	\$199,500	\$309,700	\$0	\$0	2635



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Land Details

Deeded Acres: 10.00
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 (RES)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
HOUSE	1984	960	960	AVG Quality / 720 Ft ²	RAM - RAMBL/RNCH
Segment	Story	Width	Length	Area	Foundation
BAS	1	24	40	960	BASEMENT
DK	1	8	13	104	POST ON GROUND
DK	1	10	32	320	POST ON GROUND
DK	1	16	16	256	POST ON GROUND
Bath Count	Bedroom Count	Room Count		Fireplace Count	HVAC
0.75 BATH	2 BEDROOMS	-		0	C&AIR_COND, PROPANE

Improvement 2 Details (DG)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
GARAGE	1984	864	864	-	DETACHED
Segment	Story	Width	Length	Area	Foundation
BAS	1	24	36	864	FLOATING SLAB
LT	1	4	12	48	POST ON GROUND
LT	1	14	16	224	POST ON GROUND
OPX	1	4	16	64	POST ON GROUND

Improvement 3 Details (ST)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
STORAGE BUILDING	1950	600	600	-	-
Segment	Story	Width	Length	Area	Foundation
BAS	1	15	40	600	POST ON GROUND

Improvement 4 Details (8X12 SHED)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
STORAGE BUILDING	1985	96	96	-	-
Segment	Story	Width	Length	Area	Foundation
BAS	1	8	12	96	POST ON GROUND

Improvement 5 Details (VINYL SHED)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
STORAGE BUILDING	2014	80	80	-	-
Segment	Story	Width	Length	Area	Foundation
BAS	1	8	10	80	POST ON GROUND



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Improvement 6 Details (7X10 ST)					
Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
STORAGE BUILDING	1995	70	70	-	-
Segment	Story	Width	Length	Area	Foundation
BAS	1	10	7	70	POST ON GROUND

Improvement 7 Details (7X10 ST)					
Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
STORAGE BUILDING	1995	70	70	-	-
Segment	Story	Width	Length	Area	Foundation
BAS	1	10	7	70	POST ON GROUND

Sales Reported to the St. Louis County Auditor		
Sale Date	Purchase Price	CRV Number
05/2001	\$128,000	140478
12/1997	\$75,000	119743

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	\$110,200	\$183,900	\$294,100	\$0	\$0	-
	Total	\$110,200	\$183,900	\$294,100	\$0	\$0	2,465.00
2023 Payable 2024	201	\$110,200	\$183,900	\$294,100	\$0	\$0	-
	Total	\$110,200	\$183,900	\$294,100	\$0	\$0	2,558.00
2022 Payable 2023	201	\$100,600	\$164,400	\$265,000	\$0	\$0	-
	Total	\$100,600	\$164,400	\$265,000	\$0	\$0	2,241.00
2021 Payable 2022	201	\$50,200	\$143,900	\$194,100	\$0	\$0	-
	Total	\$50,200	\$143,900	\$194,100	\$0	\$0	1,468.00

Tax Detail History						
Tax Year	Tax	Special Assessments	Total Tax & Special Assessments	Taxable Land MV	Taxable Building MV	Total Taxable MV
2024	\$2,875.00	\$25.00	\$2,900.00	\$106,164	\$177,165	\$283,329
2023	\$2,681.00	\$25.00	\$2,706.00	\$95,517	\$156,093	\$251,610
2022	\$1,975.00	\$25.00	\$2,000.00	\$45,087	\$129,242	\$174,329

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