



# PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 4/27/2025 3:36:55 AM

General Details							
Parcel ID:	450-0010-03075						
Document:	Abstract - 762011						
Document Date:	08/02/1999						
Legal Description Details							
Plat Name:	MIDWAY						
Section	Township	Range	Lot	Block			
19	49	15	-	-			
Description:	W1/2 OF NE1/4 OF SE1/4 EX HWY R/W & EX BEG AT SW COR OF NE1/4 OF SE1/4 THENCE N ALONG W LINE 395 FT THENCE DEFLECT 83DEG 32'47" RIGHT IN A ELY DIRECTION 412.97 FT THENCE 90DEG RIGHT IN SLY DIRECTION 421.46 FT TO NLY R.O.W. OF C.S.A.H. #73 THENCE 90DEG RIGHT IN A WLY DIRECTION ALONG NLY R.O.W. 223.29 FT TO S LINE OF FORTY THENCE DEFLECT 7DEG03'17" TO THE RIGHT IN A WLY DIRECTION ALONG S LINE 235.87 FT TO PT OF BEG						
Taxpayer Details							
Taxpayer Name	KIVI BROTHERS TRUCKING INC						
and Address:	5739 OLD HWY 61 PROCTOR MN 55810						
Owner Details							
Owner Name	KIVI BROTHERS TRUCKING						
Payable 2025 Tax Summary							
2025 - Net Tax				\$15,760.00			
2025 - Special Assessments				\$0.00			
<b>2025 - Total Tax &amp; Special Assessments</b>				<b>\$15,760.00</b>			
Current Tax Due (as of 4/26/2025)							
Due May 15		Due October 15			Total Due		
2025 - 1st Half Tax	\$7,880.00	2025 - 2nd Half Tax	\$7,880.00		2025 - 1st Half Tax Due	\$7,880.00	
2025 - 1st Half Tax Paid	\$0.00	2025 - 2nd Half Tax Paid	\$0.00		2025 - 2nd Half Tax Due	\$7,880.00	
<b>2025 - 1st Half Due</b>	<b>\$7,880.00</b>	<b>2025 - 2nd Half Due</b>	<b>\$7,880.00</b>		<b>2025 - Total Due</b>	<b>\$15,760.00</b>	
Parcel Details							
Property Address:	5739 OLD HWY 61, 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
233	0 - Non Homestead	\$91,800	\$1,108,600	\$1,200,400	\$0	\$0	-
Total:		\$91,800	\$1,108,600	\$1,200,400	\$0	\$0	24008



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## Land Details

**Deeded Acres:** 15.21  
**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](mailto:PropertyTax@stlouiscountymn.gov).

## Improvement 1 Details (BLDG 3)

Improvement Type	Year Built	Main Floor Ft <sup>2</sup>	Gross Area Ft <sup>2</sup>	Basement Finish	Style Code & Desc.
UTILITY	1999	9,840	9,840	-	EQP - LT EQUIP
Segment	Story	Width	Length	Area	Foundation
BAS	1	30	46	1,380	FOUNDATION
BAS	1	60	141	8,460	FOUNDATION

## Improvement 2 Details (BLDG 3 OFC)

Improvement Type	Year Built	Main Floor Ft <sup>2</sup>	Gross Area Ft <sup>2</sup>	Basement Finish	Style Code & Desc.
OFFICE	2015	2,746	5,086	-	-
Segment	Story	Width	Length	Area	Foundation
BAS	1	29	14	406	FOUNDATION
BAS	2	65	36	2,340	FOUNDATION

## Improvement 3 Details (SHED)

Improvement Type	Year Built	Main Floor Ft <sup>2</sup>	Gross Area Ft <sup>2</sup>	Basement Finish	Style Code & Desc.
MATERIALS STORAGE	0	110	110	-	MC - MATL CLSD
Segment	Story	Width	Length	Area	Foundation
BAS	1	4	10	40	CANTILEVER
BAS	1	7	10	70	FLOATING SLAB

## Improvement 4 Details (TANK)

Improvement Type	Year Built	Main Floor Ft <sup>2</sup>	Gross Area Ft <sup>2</sup>	Basement Finish	Style Code & Desc.
	2005	8,000	8,000	-	ST - STORAGE TNK
Segment	Story	Width	Length	Area	Foundation
BAS	0	0	0	8,000	-

## Improvement 5 Details (CONEX)

Improvement Type	Year Built	Main Floor Ft <sup>2</sup>	Gross Area Ft <sup>2</sup>	Basement Finish	Style Code & Desc.
STORAGE BUILDING	0	320	320	-	-
Segment	Story	Width	Length	Area	Foundation
BAS	1	8	40	320	POST ON GROUND

## Sales Reported to the St. Louis County Auditor

Sale Date	Purchase Price	CRV Number
08/1999	\$45,500	129267
11/1998	\$45,500	125676
11/1993	\$200,000	94898



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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	233	\$92,300	\$583,400	\$675,700	\$0	\$0	-
	Total	\$92,300	\$583,400	\$675,700	\$0	\$0	12,764.00
2023 Payable 2024	233	\$88,000	\$552,500	\$640,500	\$0	\$0	-
	Total	\$88,000	\$552,500	\$640,500	\$0	\$0	12,060.00
2022 Payable 2023	233	\$80,800	\$513,400	\$594,200	\$0	\$0	-
	Total	\$80,800	\$513,400	\$594,200	\$0	\$0	11,134.00
2021 Payable 2022	233	\$80,800	\$513,400	\$594,200	\$0	\$0	-
	Total	\$80,800	\$513,400	\$594,200	\$0	\$0	11,134.00
Tax Detail History							
Tax Year	Tax	Special Assessments	Total Tax & Special Assessments	Taxable Land MV	Taxable Building MV	Total Taxable MV	
2024	\$15,564.00	\$0.00	\$15,564.00	\$88,000	\$552,500	\$640,500	
2023	\$15,308.00	\$0.00	\$15,308.00	\$80,800	\$513,400	\$594,200	
2022	\$17,274.00	\$0.00	\$17,274.00	\$80,800	\$513,400	\$594,200	

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