



PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 4/26/2025 10:10:06 AM

General Details							
Parcel ID:	450-0010-03384						
Document:	Torrens - 298634						
Document Date:	03/26/2004						
Legal Description Details							
Plat Name:	MIDWAY						
Section	Township	Range	Lot	Block			
20	49	15	-	-			
Description:	PART OF SW 1/4 OF NW 1/4 BEG AT SW CORNER THENCE ELY 270 4/100 FT THENCE NWLY AT AN ANGLE OF 78 DEG 31 MIN MEASURED CLOCKWISE 321 40/100 FT THENCE NWLY AT AN ANGLE OF 146 DEG 02 MIN 295 32/100 FT TO WEST LINE OF SAID FORTY THENCE SLY ALONG SAID WEST LINE 522 20/100 FT TO POINT OF BEGINNING						
Taxpayer Details							
Taxpayer Name and Address:	SONNYBOY PROPERTIES LLC 5665 GRANDVIEW RD PROCTOR MN 55810						
Owner Details							
Owner Name	MIKE VAN INVESTMENTS LLC						
Payable 2025 Tax Summary							
2025 - Net Tax				\$10,268.00			
2025 - Special Assessments				\$0.00			
2025 - Total Tax & Special Assessments				\$10,268.00			
Current Tax Due (as of 4/25/2025)							
Due May 15		Due October 15			Total Due		
2025 - 1st Half Tax	\$5,134.00	2025 - 2nd Half Tax	\$5,134.00		2025 - 1st Half Tax Due	\$5,134.00	
2025 - 1st Half Tax Paid	\$0.00	2025 - 2nd Half Tax Paid	\$0.00		2025 - 2nd Half Tax Due	\$5,134.00	
2025 - 1st Half Due	\$5,134.00	2025 - 2nd Half Due	\$5,134.00		2025 - Total Due	\$10,268.00	
Parcel Details							
Property Address:	2820 MIDWAY RD, 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	\$75,700	\$682,600	\$758,300	\$0	\$0	-
Total:		\$75,700	\$682,600	\$758,300	\$0	\$0	14416



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Land Details

Deeded Acres: 2.75
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 (Grandview)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
RESTAURANT	2002	5,088	5,088	-	RES - RESTAURANT
Segment	Story	Width	Length	Area	Foundation
BAS	1	12	24	288	BASEMENT
BAS	1	60	80	4,800	BASEMENT
BMT	1	12	24	288	FOUNDATION
BMT	1	60	80	4,800	FOUNDATION
DK	1	4	63	252	POST ON GROUND
DK	1	7	8	56	POST ON GROUND
DK	1	12	80	960	POST ON GROUND

Improvement 2 Details (Parking)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
PARKING LOT	2000	35,392	35,392	-	A - ASPHALT
Segment	Story	Width	Length	Area	Foundation
BAS	0	0	0	35,392	-

Sales Reported to the St. Louis County Auditor

Sale Date	Purchase Price	CRV Number
03/2023	\$524,000	253458
10/1991	\$17,900	88773

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	\$35,100	\$426,500	\$461,600	\$0	\$0	-
	Total	\$35,100	\$426,500	\$461,600	\$0	\$0	8,482.00
2023 Payable 2024	233	\$34,300	\$379,400	\$413,700	\$0	\$0	-
	Total	\$34,300	\$379,400	\$413,700	\$0	\$0	7,524.00
2022 Payable 2023	233	\$32,900	\$352,300	\$385,200	\$0	\$0	-
	Total	\$32,900	\$352,300	\$385,200	\$0	\$0	6,954.00
2021 Payable 2022	233	\$32,900	\$352,300	\$385,200	\$0	\$0	-
	Total	\$32,900	\$352,300	\$385,200	\$0	\$0	6,954.00



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Tax Detail History						
Tax Year	Tax	Special Assessments	Total Tax & Special Assessments	Taxable Land MV	Taxable Building MV	Total Taxable MV
2024	\$9,480.00	\$0.00	\$9,480.00	\$34,300	\$379,400	\$413,700
2023	\$9,298.00	\$0.00	\$9,298.00	\$32,900	\$352,300	\$385,200
2022	\$10,602.00	\$0.00	\$10,602.00	\$32,900	\$352,300	\$385,200

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