



# PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 12/14/2025 2:08:34 PM

| General Details                                   |                                        |                                         |               |                         |                 |                 |                     |
|---------------------------------------------------|----------------------------------------|-----------------------------------------|---------------|-------------------------|-----------------|-----------------|---------------------|
| Parcel ID:                                        |                                        | 488-0030-00250                          |               |                         |                 |                 |                     |
| Document:                                         |                                        | Torrens - 731/332                       |               |                         |                 |                 |                     |
| Document Date:                                    |                                        | 12/20/1996                              |               |                         |                 |                 |                     |
| Legal Description Details                         |                                        |                                         |               |                         |                 |                 |                     |
| Plat Name:                                        |                                        | BRIAR LAKE SHORES TOWN OF NORTH STAR    |               |                         |                 |                 |                     |
| Section                                           | Township                               | Range                                   | Lot           | Block                   |                 |                 |                     |
| -                                                 | -                                      | -                                       | -             | -                       |                 |                 |                     |
| Description:                                      |                                        | SLY 1/2 OF LOT 25 AND ALL OF LOT 26     |               |                         |                 |                 |                     |
| Taxpayer Details                                  |                                        |                                         |               |                         |                 |                 |                     |
| Taxpayer Name                                     |                                        | WERNER WILLI C & JENNIFER A             |               |                         |                 |                 |                     |
| and Address:                                      |                                        | 7755 W BRIAR LAKE DR<br>DULUTH MN 55803 |               |                         |                 |                 |                     |
| Owner Details                                     |                                        |                                         |               |                         |                 |                 |                     |
| Owner Name                                        |                                        | WERNER WILLI C & JENNIFER A             |               |                         |                 |                 |                     |
| Payable 2025 Tax Summary                          |                                        |                                         |               |                         |                 |                 |                     |
| 2025 - Net Tax                                    |                                        |                                         |               | \$2,735.00              |                 |                 |                     |
| 2025 - Special Assessments                        |                                        |                                         |               | \$25.00                 |                 |                 |                     |
| <b>2025 - Total Tax &amp; Special Assessments</b> |                                        |                                         |               | <b>\$2,760.00</b>       |                 |                 |                     |
| Current Tax Due (as of 12/13/2025)                |                                        |                                         |               |                         |                 |                 |                     |
| Due May 15                                        |                                        | Due October 15                          |               | Total Due               |                 |                 |                     |
| 2025 - 1st Half Tax                               | \$1,380.00                             | 2025 - 2nd Half Tax                     | \$1,380.00    | 2025 - 1st Half Tax Due | \$0.00          |                 |                     |
| 2025 - 1st Half Tax Paid                          | \$1,380.00                             | 2025 - 2nd Half Tax Paid                | \$1,380.00    | 2025 - 2nd Half Tax Due | \$0.00          |                 |                     |
| <b>2025 - 1st Half Due</b>                        | <b>\$0.00</b>                          | <b>2025 - 2nd Half Due</b>              | <b>\$0.00</b> | <b>2025 - Total Due</b> | <b>\$0.00</b>   |                 |                     |
| Parcel Details                                    |                                        |                                         |               |                         |                 |                 |                     |
| Property Address:                                 |                                        | 7755 BRIAR LAKE DR W, DULUTH MN         |               |                         |                 |                 |                     |
| School District:                                  |                                        | 709                                     |               |                         |                 |                 |                     |
| Tax Increment District:                           |                                        | -                                       |               |                         |                 |                 |                     |
| Property/Homesteader:                             |                                        | WERNER, WILLI & JENNIFER                |               |                         |                 |                 |                     |
| Assessment Details (2025 Payable 2026)            |                                        |                                         |               |                         |                 |                 |                     |
| Class Code<br>(Legend)                            | Homestead<br>Status                    | Land<br>EMV                             | Bldg<br>EMV   | Total<br>EMV            | Def Land<br>EMV | Def Bldg<br>EMV | Net Tax<br>Capacity |
| 201                                               | 1 - Owner Homestead<br>(100.00% total) | \$72,900                                | \$221,700     | \$294,600               | \$0             | \$0             | -                   |
| Total:                                            |                                        | \$72,900                                | \$221,700     | \$294,600               | \$0             | \$0             | 2746                |



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## Land Details

**Deeded Acres:** 0.00  
**Waterfront:** BRIAR  
**Water Front Feet:** 125.00  
**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            | 1973          | 1,218                      | 1,218                      | AVG Quality / 914 Ft <sup>2</sup> | RAM - RAMBL/RNCH   |
| Segment          | Story         | Width                      | Length                     | Area                              | Foundation         |
| BAS              | 1             | 14                         | 19                         | 266                               | WALKOUT BASEMENT   |
| BAS              | 1             | 28                         | 34                         | 952                               | WALKOUT BASEMENT   |
| CW               | 1             | 7                          | 10                         | 70                                | POST ON GROUND     |
| DK               | 1             | 0                          | 0                          | 189                               | POST ON GROUND     |
| DK               | 1             | 4                          | 10                         | 40                                | POST ON GROUND     |
| DK               | 1             | 8                          | 9                          | 72                                | POST ON GROUND     |
| OP               | 1             | 0                          | 0                          | 72                                | POST ON GROUND     |
| OP               | 1             | 6                          | 6                          | 36                                | POST ON GROUND     |
| OP               | 1             | 6                          | 28                         | 168                               | -                  |
| Bath Count       | Bedroom Count | Room Count                 | Fireplace Count            | HVAC                              |                    |
| 1.75 BATHS       | 2 BEDROOMS    | 4 ROOMS                    | 1                          | CENTRAL, PROPANE                  |                    |

## Improvement 2 Details (GARAGE)

| Improvement Type | Year Built | Main Floor Ft <sup>2</sup> | Gross Area Ft <sup>2</sup> | Basement Finish | Style Code & Desc. |
|------------------|------------|----------------------------|----------------------------|-----------------|--------------------|
| GARAGE           | 1970       | 816                        | 1,020                      | -               | DETACHED           |
| Segment          | Story      | Width                      | Length                     | Area            | Foundation         |
| BAS              | 1.2        | 24                         | 34                         | 816             | FLOATING SLAB      |

## Improvement 3 Details (WOODSHED)

| Improvement Type | Year Built | Main Floor Ft <sup>2</sup> | Gross Area Ft <sup>2</sup> | Basement Finish | Style Code & Desc. |
|------------------|------------|----------------------------|----------------------------|-----------------|--------------------|
| STORAGE BUILDING | 0          | 96                         | 96                         | -               | -                  |
| Segment          | Story      | Width                      | Length                     | Area            | Foundation         |
| BAS              | 1          | 8                          | 12                         | 96              | POST ON GROUND     |

## Improvement 4 Details (SHED 9X12)

| Improvement Type | Year Built | Main Floor Ft <sup>2</sup> | Gross Area Ft <sup>2</sup> | Basement Finish | Style Code & Desc. |
|------------------|------------|----------------------------|----------------------------|-----------------|--------------------|
| STORAGE BUILDING | 0          | 144                        | 144                        | -               | -                  |
| Segment          | Story      | Width                      | Length                     | Area            | Foundation         |
| BAS              | 1          | 9                          | 16                         | 144             | POST ON GROUND     |

## Sales Reported to the St. Louis County Auditor

| Sale Date | Purchase Price | CRV Number |
|-----------|----------------|------------|
| 12/1996   | \$135,000      | 115440     |



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| Assessment History |                        |                     |                                 |                 |                     |                  |                  |
|--------------------|------------------------|---------------------|---------------------------------|-----------------|---------------------|------------------|------------------|
| Year               | Class Code<br>(Legend) | Land EMV            | Bldg EMV                        | Total EMV       | Def Land EMV        | Def Bldg EMV     | Net Tax Capacity |
| 2024 Payable 2025  | 201                    | \$74,700            | \$197,200                       | \$271,900       | \$0                 | \$0              | -                |
|                    | Total                  | \$74,700            | \$197,200                       | \$271,900       | \$0                 | \$0              | 2,498.00         |
| 2023 Payable 2024  | 201                    | \$74,700            | \$197,200                       | \$271,900       | \$0                 | \$0              | -                |
|                    | Total                  | \$74,700            | \$197,200                       | \$271,900       | \$0                 | \$0              | 2,591.00         |
| 2022 Payable 2023  | 201                    | \$71,200            | \$187,400                       | \$258,600       | \$0                 | \$0              | -                |
|                    | Total                  | \$71,200            | \$187,400                       | \$258,600       | \$0                 | \$0              | 2,446.00         |
| 2021 Payable 2022  | 201                    | \$65,000            | \$156,500                       | \$221,500       | \$0                 | \$0              | -                |
|                    | Total                  | \$65,000            | \$156,500                       | \$221,500       | \$0                 | \$0              | 2,042.00         |
| Tax Detail History |                        |                     |                                 |                 |                     |                  |                  |
| Tax Year           | Tax                    | Special Assessments | Total Tax & Special Assessments | Taxable Land MV | Taxable Building MV | Total Taxable MV |                  |
| 2024               | \$2,913.00             | \$25.00             | \$2,938.00                      | \$71,192        | \$187,939           | \$259,131        |                  |
| 2023               | \$2,871.00             | \$25.00             | \$2,896.00                      | \$67,355        | \$177,279           | \$244,634        |                  |
| 2022               | \$2,695.00             | \$25.00             | \$2,720.00                      | \$59,922        | \$144,273           | \$204,195        |                  |

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