



PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 9/18/2025 8:44:07 PM

General Details							
Parcel ID:		530-0010-00140					
Document:		Abstract - 01266431					
Document Date:		07/30/2015					

Legal Description Details				
Plat Name:		SOLWAY		
Section	Township	Range	Lot	Block
1	50	16	-	-
Description:		NE 1/4 OF SW 1/4		

Taxpayer Details	
Taxpayer Name	
GAGNON WILLIAM & KATHY	
and Address:	
6038 HWY 194	
DULUTH MN 55811	

Owner Details	
Owner Name	
GAGNON KATHY E	
Owner Name	
GAGNON WILLIAM D	

Payable 2025 Tax Summary	
2025 - Net Tax	\$6,269.00
2025 - Special Assessments	\$29.00
2025 - Total Tax & Special Assessments	\$6,298.00

Current Tax Due (as of 9/17/2025)					
Due May 15		Due October 15		Total Due	
2025 - 1st Half Tax	\$3,149.00	2025 - 2nd Half Tax	\$3,149.00	2025 - 1st Half Tax Due	\$0.00
2025 - 1st Half Tax Paid	\$3,149.00	2025 - 2nd Half Tax Paid	\$0.00	2025 - 2nd Half Tax Due	\$3,149.00
2025 - 1st Half Due	\$0.00	2025 - 2nd Half Due	\$3,149.00	2025 - Total Due	\$3,149.00

Parcel Details	
Property Address:	
6038 HWY 194, DULUTH MN	
School District:	
704	
Tax Increment District:	
-	
Property/Homesteader:	
GAGNON, WILLIAM D & KATHY E	

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)	\$79,500	\$579,400	\$658,900	\$0	\$0	-
111	0 - Non Homestead	\$19,800	\$0	\$19,800	\$0	\$0	-
Total:		\$99,300	\$579,400	\$678,700	\$0	\$0	7184



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Land Details

Deeded Acres: 40.00
Waterfront: -
Water Front Feet: 0.00
Water Code & Desc: W - DRILLED WELL
Gas Code & Desc: -
Sewer Code & Desc: M - MOUND
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 (HOUSE)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
HOUSE	2011	2,854	2,854	-	RAM - RAMBL/RNCH
Segment	Story	Width	Length	Area	Foundation
BAS	1	0	0	2,854	-
OP	1	8	18	144	-
OP	1	8	32	256	-
Bath Count	Bedroom Count	Room Count	Fireplace Count	HVAC	
2.0 BATHS	3 BEDROOMS	-	-	C&AC&EXCH, PROPANE	

Improvement 2 Details (DG)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
GARAGE	2024	1,500	1,500	-	DETACHED
Segment	Story	Width	Length	Area	Foundation
BAS	1	30	50	1,500	FLOATING SLAB

Improvement 3 Details (DG 30X40)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
GARAGE	2009	1,200	1,200	-	DETACHED
Segment	Story	Width	Length	Area	Foundation
BAS	1	30	40	1,200	FLOATING SLAB

Improvement 4 Details (ST 6X10)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
STORAGE BUILDING	0	60	60	-	-
Segment	Story	Width	Length	Area	Foundation
BAS	0	6	10	60	POST ON GROUND

Improvement 5 Details (ST 7X12)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
STORAGE BUILDING	0	84	84	-	-
Segment	Story	Width	Length	Area	Foundation
BAS	1	7	12	84	POST ON GROUND

Improvement 6 Details (SLAB PTO)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
	0	630	630	-	-
Segment	Story	Width	Length	Area	Foundation
BAS	0	21	30	630	-



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Improvement 7 Details (ST 8X8)							
Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.		
STORAGE BUILDING	0	64	64	-	-		
Segment	Story	Width	Length	Area	Foundation		
BAS	1	8	8	64	POST ON GROUND		
Sales Reported to the St. Louis County Auditor							
Sale Date		Purchase Price			CRV Number		
07/2009		\$11,000			186810		
04/1988		\$20,000 (This is part of a multi parcel sale.)			114553		
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	\$79,500	\$511,900	\$591,400	\$0	\$0	-
	111	\$19,800	\$0	\$19,800	\$0	\$0	-
	Total	\$99,300	\$511,900	\$611,200	\$0	\$0	6,341.00
2023 Payable 2024	201	\$68,400	\$440,300	\$508,700	\$0	\$0	-
	111	\$16,700	\$0	\$16,700	\$0	\$0	-
	Total	\$85,100	\$440,300	\$525,400	\$0	\$0	5,276.00
2022 Payable 2023	201	\$47,300	\$412,100	\$459,400	\$0	\$0	-
	111	\$31,800	\$0	\$31,800	\$0	\$0	-
	Total	\$79,100	\$412,100	\$491,200	\$0	\$0	4,912.00
2021 Payable 2022	201	\$45,600	\$372,600	\$418,200	\$0	\$0	-
	111	\$29,600	\$0	\$29,600	\$0	\$0	-
	Total	\$75,200	\$372,600	\$447,800	\$0	\$0	4,478.00
Tax Detail History							
Tax Year	Tax	Special Assessments	Total Tax & Special Assessments	Taxable Land MV	Taxable Building MV	Total Taxable MV	
2024	\$5,531.00	\$25.00	\$5,556.00	\$85,100	\$440,300	\$525,400	
2023	\$5,415.00	\$25.00	\$5,440.00	\$79,100	\$412,100	\$491,200	
2022	\$5,551.00	\$25.00	\$5,576.00	\$75,200	\$372,600	\$447,800	

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