



PROPERTY DETAILS REPORT

St. Louis County, Minnesota



Date of Report: 9/18/2025 5:11:55 PM

General Details							
Parcel ID:		530-0010-06750					
Document:		Abstract - 752296					
Document Date:		04/15/1999					

Legal Description Details				
Plat Name:		SOLWAY		
Section	Township	Range	Lot	Block
36	50	16	-	-
Description:		NW 1/4 OF SW 1/4		

Taxpayer Details	
Taxpayer Name	
ISABELL JAMES E	
and Address:	
6099 ST LOUIS RIVER RD	
PROCTOR MN 55810	

Owner Details	
Owner Name	
ISABELL CYNTHIA	
Owner Name	
ISABELL JAMES E	

Payable 2025 Tax Summary	
2025 - Net Tax	\$3,013.00
2025 - Special Assessments	\$29.00
2025 - Total Tax & Special Assessments	\$3,042.00

Current Tax Due (as of 9/17/2025)					
Due May 15		Due October 15		Total Due	
2025 - 1st Half Tax	\$1,521.00	2025 - 2nd Half Tax	\$1,521.00	2025 - 1st Half Tax Due	\$0.00
2025 - 1st Half Tax Paid	\$1,521.00	2025 - 2nd Half Tax Paid	\$0.00	2025 - 2nd Half Tax Due	\$1,521.00
2025 - 1st Half Due	\$0.00	2025 - 2nd Half Due	\$1,521.00	2025 - Total Due	\$1,521.00

Parcel Details	
Property Address:	
6099 SAINT LOUIS RIVER RD, DULUTH MN	
School District:	
704	
Tax Increment District:	
-	
Property/Homesteader:	
ISABELL, JAMES E & CYNTHIA P	

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)	\$80,000	\$340,500	\$420,500	\$0	\$0	-
111	0 - Non Homestead	\$38,100	\$0	\$38,100	\$0	\$0	-
Total:		\$118,100	\$340,500	\$458,600	\$0	\$0	1586



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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: 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/frnPlatStatPopUp.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	1989	1,336	1,336	AVG Quality / 1150 Ft ²	SE - SPLT ENTRY
Segment	Story	Width	Length	Area	Foundation
BAS	1	8	13	104	FOUNDATION
BAS	1	28	44	1,232	WALKOUT BASEMENT
DK	1	8	12	96	PIERS AND FOOTINGS
DK	1	12	24	288	PIERS AND FOOTINGS
Bath Count	Bedroom Count	Room Count		Fireplace Count	HVAC
1.5 BATHS	3 BEDROOMS	-		1	C&AC&EXCH, ELECTRIC

Improvement 2 Details (ATTACHED)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
GARAGE	1989	1,100	1,100	-	ATTACHED
Segment	Story	Width	Length	Area	Foundation
BAS	1	8	15	120	FOUNDATION
BAS	1	28	35	980	FOUNDATION

Improvement 3 Details (SA 12X16+)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
SAUNA	0	192	192	-	-
Segment	Story	Width	Length	Area	Foundation
BAS	1	12	16	192	FLOATING SLAB
OPX	1	4	12	48	FLOATING SLAB

Improvement 4 Details (ST 12X16+)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
STORAGE BUILDING	0	192	192	-	-
Segment	Story	Width	Length	Area	Foundation
BAS	1	12	16	192	POST ON GROUND
LT	1	10	24	240	POST ON GROUND

Improvement 5 Details (ST 10X12)

Improvement Type	Year Built	Main Floor Ft ²	Gross Area Ft ²	Basement Finish	Style Code & Desc.
STORAGE BUILDING	0	120	120	-	-
Segment	Story	Width	Length	Area	Foundation
BAS	1	10	12	120	POST ON GROUND



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Sales Reported to the St. Louis County Auditor							
No Sales information reported.							
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	\$80,000	\$340,500	\$420,500	\$0	\$0	-
	111	\$38,100	\$0	\$38,100	\$0	\$0	-
	Total	\$118,100	\$340,500	\$458,600	\$0	\$0	3,086.00
2023 Payable 2024	201	\$68,800	\$299,700	\$368,500	\$0	\$0	-
	111	\$32,200	\$0	\$32,200	\$0	\$0	-
	Total	\$101,000	\$299,700	\$400,700	\$0	\$0	2,507.00
2022 Payable 2023	201	\$53,900	\$303,500	\$357,400	\$0	\$0	-
	111	\$47,900	\$0	\$47,900	\$0	\$0	-
	Total	\$101,800	\$303,500	\$405,300	\$0	\$0	2,553.00
2021 Payable 2022	201	\$52,100	\$274,300	\$326,400	\$0	\$0	-
	111	\$44,500	\$0	\$44,500	\$0	\$0	-
	Total	\$96,600	\$274,300	\$370,900	\$0	\$0	3,630.00
Tax Detail History							
Tax Year	Tax	Special Assessments	Total Tax & Special Assessments	Taxable Land MV	Taxable Building MV	Total Taxable MV	
2024	\$2,581.00	\$25.00	\$2,606.00	\$72,995	\$177,705	\$250,700	
2023	\$2,751.00	\$25.00	\$2,776.00	\$79,179	\$176,121	\$255,300	
2022	\$4,475.00	\$25.00	\$4,500.00	\$95,345	\$267,691	\$363,036	

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