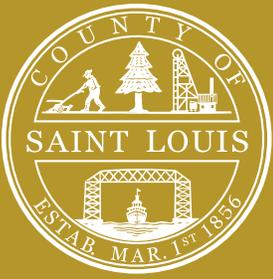


JUNE 8, 2017



St. Louis County, Minnesota

TAX FORFEITED PROPERTY AUCTION

Land and Minerals Department

- Recreational Land
- Homes
- Investment Property
- Lakeshore

LAND SALE AUCTION

Thursday, June 8, 2017

10:00 a.m.

AAD Shriner's Center

5152 Miller Trunk Highway

Hermantown, MN 55811

**FOR
S
A
L
E**

Featuring...

RESIDENTIAL



INVESTMENT



LAKESHORE



stlouiscountymn.gov

218-726-2606



STATE TAX FORFEITED LAND SALE INFORMATION

Land and Minerals Department St. Louis County, Minnesota

COPIES AND INFORMATION

For copies of tract information sheets, general land sale questions, sale location or other inquiries, call 218-726-2606.

Tract Information Sheets can be obtained at our website: stlouiscountymn.gov (click on the "Tax Forfeit Land Sales" button) or contact us at the Land and Minerals Department Offices listed below:



EMAIL NEWS - SIGN UP!

Receive email notifications about the St. Louis County Tax Forfeited Land Sales program. This is a self managing free email subscription service. You can unsubscribe at any time with a simple one-click option. To sign up to receive this email news service, just visit our website at:

www.stlouiscountymn.gov/landsales

Click Link "Subscribe- Land Sale News"

QUESTIONS and PURCHASE

For questions regarding a specific tract or to purchase over-the-counter, please contact or visit the following sites:

DULUTH OFFICE

Government Services Center
320 West 2nd Street, Suite 302
Duluth, MN 55802
218-726-2606
landdept@stlouiscountymn.gov

VIRGINIA OFFICE

7820 Highway 135
Virginia, MN 55792
218-742-9898
landdept@stlouiscountymn.gov

PIKE LAKE OFFICE

5713 Old Miller Trunk Highway
Duluth, MN 55811
218-625-3700
landdept@stlouiscountymn.gov

PROHIBITED PURCHASER OR BIDDERS (DELINQUENT TAXES)

Any person or entity, or entity controlled by such person, is a prohibited purchaser or bidder, if said person or entity is delinquent on real or personal property taxes in St. Louis County.

If you are interested in purchasing tax forfeited property on the available list or at a public auction, you must pay all your delinquent taxes prior to purchasing or bidding.

This sale is governed by Laws of Minnesota, Chapter 282 and by resolutions of the County Board.

OPPORTUNITY - Available Properties List

In addition to parcels of land offered at a public auction, St. Louis County also has available properties for sale over-the-counter. These are properties that have previously been offered for purchase to the highest bidder at an auction, but were not acquired and are available for immediate purchase over-the-counter for the total price listed on each tract. Offers to purchase for less than what is listed cannot be accepted pursuant to state statute. The available list is posted on the county's web site or available by calling our office.



DISCLAIMERS

Land and Minerals Department St. Louis County, Minnesota

**FOR
S
A
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E**

1. WITHDRAWAL: The right to withdraw or add any parcels to this list is hereby reserved by the County Auditor and all sales will be considered FINAL.

2. BIDDING: Properties must first be offered at a public auction. All property will be sold to the highest responsible bidder. Bidding will begin at the minimum bid specified on the list. If parcel is not sold at auction, it will be for sale, over-the-counter, on a first come, first served basis. The County reserves the right to reject any bidder who has defaulted on a land sale contract.

3. ZONING: Properties sold through this auction are subject to local zoning ordinances. Contact your local zoning administrator to obtain copies of these ordinances. No structure or part thereof shall be erected, constructed, moved or structurally altered, and no land shall change in use until the local zoning authority has approved and issued a land use permit.

4. SUBJECT TO: All sales are subject to existing liens, leases, easements, deed restrictions, dedications and rights-of-way.

5. ASSESSMENTS: Any lands offered for sale may be subject to unpaid assessments against the property. Before purchasing, any prospective buyer should consult the City Treasurer's Office for properties in the City of Duluth, or the City/Town Clerk for all other locations, in respect to any unpaid assessments that may exist. Any assessments against the property for public improvements after the property forfeited to the State shall be assessed against the property and paid for at the time of purchase, pursuant to Minnesota Statutes, 282.01, Subd. 3. Any municipality or other public authority is authorized to make a reassessment or a new assessment to a parcel in an amount equal to the remaining unpaid original assessment at the time of forfeiture. (Minnesota Stat. 429.071, Subd. 4 and 435.23)

6. RESTRICTIVE COVENANTS: Some non-platted lands listed for sale may contain non-forested marginal land or wetland as defined in Minnesota Statutes. The deed for these parcels will contain a restrictive covenant, which will prohibit enrollment of the lands in a State funded program providing compensation for conservation of marginal land or wetlands. Notice of the existence of non-forested marginal land or wetlands will be available to prospective bidders upon request.

7. WETLANDS: St. Louis County has not performed any wetland delineation on parcels offered for sale, unless otherwise noted. No refunds will be made due to presence of wetlands.

8. LEAD: Some properties may present exposure to lead from lead-based paint that may place young children at risk of developing lead-based poisoning. If you are interested in purchasing a single-family dwelling built prior to 1978, you have the right to conduct a risk assessment or inspection for lead-based paint hazards at your expense at least ten (10) days before the sale date. Please contact the Land and Minerals Department, Government Services Center, 320 West 2nd Street, Suite 302, Duluth, MN 55802, Phone No. 218-726-2606, to arrange to see the property for such an inspection or assessment.

9. RADON: The Minnesota Department of Health strongly recommends that ALL homebuyers have an indoor radon test

performed prior to purchase or taking occupancy, and recommends having the radon levels mitigated if elevated concentrations are found. Every buyer of an interest in residential real property is notified that the property may present exposure to dangerous levels of indoor radon gas that may place the occupants at risk of developing radon-induced lung cancer. Radon, a Class A human carcinogen, is the leading cause of lung cancer in nonsmokers and the second leading cause overall. The seller of any interest in residential real property is required to provide the buyer with any information on radon test results of the dwelling. St. Louis County has not performed nor is aware of any radon testing on parcels offered for sale, unless otherwise noted. The County will provide a copy of the Minnesota Department of Health's "Radon in Real Estate Transactions" publication to any purchaser of residential tax forfeited property.

10. FEES: The County Auditor shall charge and collect in full at the time of sale for the State of Minnesota an assurance fee of 3% of the total sale price of the land, timber, and structures. Additional fees such as recording fees, deed fees, and deed taxes will be explained at the time of closing.

11. DOWNPAYMENT: For each parcel of land sold, a down payment of 10% of the purchase price or \$500, whichever is greater (Board Resolution # 1988-348), must be paid at the time of the sale, or the parcel will be sold to the next highest bidder. Those parcels purchased under an installment plan will require execution of a purchase contract. The length of the contract cannot exceed ten (10) years, and the remaining principal balance will be payable in equal annual installments plus simple interest at the rate set pursuant to Minnesota Stat. 549.09. Other terms and conditions will be explained at the time of closing. The County reserves the right to require payment in full at time of sale if the bidder has previously defaulted on a land sale contract or repurchase agreement.

12. TIMBER: For those parcels for which there is an estimated volume of timber, the value of the timber must be paid in full at the time of purchase, in addition to the down payment stated above. If a parcel with timber sells for more than the list price, the amount bid in excess of the list price will be allocated between the land and the timber in proportion to the respective totals. The amount allocated to timber must be paid in full at the time of purchase. (Board Resolution # 1988-348)

13. ACCESS: ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, NOR GUARANTEES WITH RESPECT TO ACCESS TO STATE TAX FORFEITED LANDS SOLD. ALL LANDS ARE SOLD AS IS, WITHOUT WARRANTIES OR REPRESENTATION OF ANY KIND.

14. INSURANCE: ANNUAL PROOF OF INSURANCE WILL BE REQUIRED ON ALL PARCELS WITH INSURABLE STRUCTURES. Proof must be supplied to the Land and Minerals Department within 30 days of purchase, and within ten (10) days of cancellation of insurance.

15. REINSTATEMENT: If a contract is canceled, and less than 50% of the principal (original sale price) has been paid, reinstatement will not be allowed. To retain the property, payment in full must be received.



SALES AND PAYMENTS

Land and Minerals Department St. Louis County, Minnesota

SALES

When purchasing tax forfeited parcels, the following sales criteria apply.

- **PAYMENT REQUIREMENTS:** Payment must be made by personal check, cashier's check, certified check or money order made payable to the "St. Louis County Auditor".
- **IS PAYMENT IN FULL REQUIRED ON DAY OF SALE:** Payment in full may not be required (if \$500 or more) at the time of sale, depending upon the advertised total value listed for each parcel.

AMOUNT DUE UPON SALE

	AMOUNT DUE UPON SALE	
	Down Payment	10% of the total sale value or \$500, whichever is greater.
	State Assurance Fee	3% of total sale price of land, timber and structures. This percentage is state mandated and goes into the State's General Fund to cover losses in the event that the State has to defend its right to forfeit land.
	Assessments	Check with city/town clerk for any additional assessments of which the Land and Minerals Department is not aware. If listed on sale listing as certified, assessments must be paid in full at the time of sale.
	Timber Value	Paid in full at the time of sale. Please note: The timber value increases the same percentage as the sale bid up.
	Recording Fee	\$46.00 or as set by the County Recorder. If there is a well on the property, it is an additional \$50.00 for well disclosure.
	Deed Fee	\$25.00
	Deed Tax	.0033 times the purchase price.

PAYMENT OPTIONS

OPTION #1: PAY IN FULL

OPTION #2: CONTRACT FOR DEED

- **10% DOWNPAYMENT:** Ten percent (10%) downpayment.
- **INTEREST:** A ten percent (10%) interest rate, as determined by state statute.
- **LENGTH OF CONTRACT:** A ten (10) year term for financing is available if sale value is over \$4,000. Based on the parcel value, the following chart indicates the length of contract.



PARCEL VALUE	LENGTH OF CONTRACT
Less than \$500	Must be paid in full
\$500 - \$999	2 years
\$1,000 - \$1,999	4 years
\$2,000 - \$2,999	6 years
\$3,000 - \$3,999	8 years
\$4,000 or greater	10 years

- **PAYMENT SCHEDULE:** One (1) annual payment per year.

PREVIOUS DEFAULT: Payment is required in full, if purchaser(s) has previously defaulted on a purchase or repurchase contract.

QUESTIONS

1 DO YOU ALLOW INVESTORS TO INVEST AT YOUR TAX SALES WITHOUT ATTENDING (I.E. ABSENTEE BIDDING)?

Bidders or their representatives must be present at our sales.

2 WHAT HAPPENS TO A TAX SALE PROPERTY THAT HAS AN UNSATISFIED MORTGAGE HELD AGAINST IT?

The law is unclear whether a tax forfeited property is subject to an unsatisfied mortgage against it. It is advised that all buyers consult a real estate attorney prior to purchasing tax forfeited lands with unsatisfied mortgages held against them.

3 ONCE A PROPERTY IS ACQUIRED, IS THERE A REDEMPTION PERIOD BEFORE I CAN TAKE POSSESSION?

There is no redemption period once a property is acquired.

4 WHAT TYPE OF DOCUMENT IS ISSUED AT THE SALE?

Once the financial obligations and property conditions are satisfied, a state deed is issued by the Minnesota Department of Revenue.



PRE-REGISTRATION FORM

Tax Forfeited Lands

St. Louis County, Minnesota

3002

NOTICE: Prohibited Purchaser or Bidder (Delinquent Taxes)

St. Louis County will be reviewing all pre-registration forms prior to the auction to validate all purchasers and bidders for delinquent taxes. If delinquent taxes exist, then the potential purchaser or bidder is prohibited from auction participation.

Any person, or entity, or entity controlled by such a person, is a prohibited purchaser or bidder, if said person or entity is delinquent on real or personal property taxes in St. Louis County. Please check prior to auction that all the real or personal property taxes are paid. If you are interested in purchasing tax forfeited property on the available list or public auction, you must pay all your delinquent taxes prior to bidding or purchasing. **No Exceptions!**

DIRECTIONS

Please **PRINT CLEARLY** and submit pre-registration form to the Land and Minerals Department via mail, fax or email no later than 4:30 p.m. the day prior to the auction. Form submission prior to the auction allows bidder to use the convenient "Pre-Registered Bidder" line at the auction. Pre-registering allows you to simply sign in and pick up your bidder number, saving you time. If you choose not to pre-register, simply complete this form and submit it at the auction.

CONTACT

ADDRESS

St. Louis County
Land and Minerals Department
Government Services Center
320 West 2nd Street, Suite 302
Duluth, MN 55802

EMAIL:

landdept@stlouiscountymn.gov

PHONE: (218) 726-2606

FAX: (218) 726-2600

WEB: stlouiscountymn.gov

BIDDER INFORMATION

Bidder Name (First, Last)

PURCHASER INFORMATION (If more than two (2) please fill out an additional form)

Purchaser Name (First, Last) *EXACTLY as to appear on the contract or deed*

Daytime Phone #

Purchaser Name (First, Last) *EXACTLY as to appear on the contract or deed*

Email

Mailing Address *(Where to send deed, contact for deed, billings, tax statements, etc.)*

City

State

ZIP

COMPANY INFORMATION (If bidding on behalf of a company)

Company Name

Name (First, Last)

Title

Company Type (e.g. LLC, Inc.)

Which state was the company organized and registered?

OWNERSHIP (For DEED purposes only)

Check One

Single Ownership

Co-ownership: Joint Tenancy

Co-ownership: Tenancy in Common

Co-ownership: Other

TRACT (Optional)

Tract #'s You Are Interested In?

HOW DID YOU HEAR ABOUT THIS SALE? (Optional - Check all that apply)

Auction Book

Press Release

Radio

Newspaper

Zillow

Trulia

Mailing from County

Family or Friends

Sign

Email News

County Website

Other



PURCHASER OR BIDDER

Qualifications

St. Louis County, Minnesota

3002

Prohibited Purchaser or Bidder (Delinquent Taxes)

Any person, or entity, or entity controlled by such a person, is a prohibited purchaser or bidder, if said person or entity is delinquent on real or personal property taxes in St. Louis County. Please check prior to auction that all the real or personal property taxes are paid. **No Exceptions!**

PROPERTY OWNERSHIP

Yes No Do you currently own or have interest in real or personal property located in St. Louis County? *If no, skip to signature.*

PURCHASER or BIDDER

Purchaser/Bidder Name (First, Last)		Purchaser/Bidder Name (First, Last)	
Purchaser/Bidder Address		City	State
			Zip

PURCHASER or BIDDER DELINQUENCY

Yes No Is purchaser(s) or bidder currently delinquent on any real or personal property that you own in St. Louis County?

Yes No Has purchaser(s) or bidder ever defaulted on a purchase or repurchase contract with the St. Louis County Land and Minerals Department (in the last 10 years)?

BUSINESS

Yes No Do you as a purchaser(s)/bidder above, have any business and/or organizations that you are affiliated with and/or have an ownership interest in and/or have a controlling interest in? *If no, skip to signature.*

If yes, list the businesses and/or organizations that you are affiliated with and/or have an ownership interest in or have a controlling interest in.

1. Business/Organization Name			
Address	City	State	ZIP
2. Business/Organization Name			
Address	City	State	ZIP

If you have additional businesses/organizations that you are affiliated with, please attach list of names and addresses.

BUSINESS DELINQUENCY

Yes No Are any of the businesses that you are affiliated with delinquent on real property taxes in St. Louis County?

Yes No Are any of the businesses that you are affiliated with delinquent on personal property taxes in St. Louis County?

Yes No Have any of the businesses that you are affiliated with ever defaulted on a purchase or repurchase contract with the St. Louis County Land and Minerals Department (in the last 10 years)?

If you have answered "yes" to any of the questions above, per County Board policy, you are a prohibited purchaser or bidder of tax forfeited land in St. Louis County. Please pay all of your delinquent taxes prior to bidding on or purchasing any tax forfeited land.

I hereby certify that the above information is true and correct to the best of my knowledge. I understand that if any of this information turns out to be false, the sale will be voided. If sold at auction, the parcel(s) may be reoffered for sale.

Signature	Date
Signature	Date



Q & A

Land and Minerals Department St. Louis County, Minnesota

Are you interested in attending a Land and Minerals Department Properties Auction? Bidder registration and attendance is free.

NEXT AUCTION Thursday, October 12, 2017
11:00 a.m.
Miners Memorial Building
Virginia, MN

QUESTIONS

1. WHAT IS THE DATE, TIME AND LOCATION OF YOUR TAX SALE?

We have three state tax forfeited land sales per year, one each in February, June and October. The dates will be posted by January each year to our website located at: www.stlouiscountymn.gov. Click on the "Tax Forfeit Land Sales" link, then select the "Upcoming Land Sale" link. Listings for the next land sale will be available approximately one month before the sale date.

2. WHEN AND WHERE ARE YOUR TAX SALES ADVERTISED?

The land sales are advertised in the official newspaper of the County (currently the Duluth News Tribune www.duluthnews.com) and on the website at: www.stlouiscountymn.gov. Free printed copies of the booklets can be picked up at St. Louis County offices or from one of our multiple area wide distribution sites, which are listed on our website.

3. HOW AND WHEN DO I REGISTER FOR YOUR TAX SALES?

You can register early by completing and mailing or faxing the pre-registration form enclosed in the Land Sale booklet, by filling out the pre-registration online form found on our website at: www.stlouiscountymn.gov, or by registering at the auction. Registration is not necessary to attend the auction, but it is required if you choose to bid on a parcel.

4. WHAT HAPPENS TO THE PROPERTIES THAT DO NOT SELL AT THE AUCTION? ARE THEY STILL AVAILABLE FOR PURCHASE?

Properties that do not sell at auction can be purchased over-the-counter from the Land and Minerals Department, and can even be purchased or financed through the mail. Properties on our Available Lands List are offered on a first come, first served basis and can be viewed on our website: www.stlouiscountymn.gov. Click on the "Tax Forfeit Land Sales" link, then select the "Available Land Sale" link.

5. WOULD YOU PLEASE SEND ME A CURRENT LIST OF PROPERTIES AVAILABLE FOR PURCHASE?

If you wish to join our mailing list for one (1) year to receive printed copies of our Available Lands and Land Sale Auction booklets in the mail, please send a check or money order for \$25 made out to "St. Louis County Auditor" to this office with your current return address. There is no charge for viewing the lands list on our website at www.stlouiscountymn.gov. Both the upcoming auction properties and the current available properties can be viewed from this website.

6. HOW DO I GET ACCESS ACROSS STATE TAX FORFEITED LANDS?

There are three ways the St. Louis County Land and Minerals Department grants access across State tax forfeited lands:

1. An authorization, allows access for short term needs.
2. A temporary, renewable lease to access private land.
3. An easement for roadways, utilities, or other access to private lands.

To request access across St. Louis County State Tax Forfeited land, please fill out the "Application for Access Across Tax Forfeited Lands" and return it to a St. Louis County Land and Minerals Department

office nearest you. Filling out the application does not guarantee that access will be granted. All requests are evaluated on a case-by-case basis. To download the form from our website, click on the "Tax Forfeit Land Sales" link at: www.stlouiscountymn.gov, then click on the "Access" link. Print the Application form (Adobe PDF format), or pick one up at any Land and Minerals Department office. Please read the "Instructions for Applying for Access Across Tax Forfeited Lands" for detailed information on requirements within the application.

7. COULD YOU TELL ME ABOUT THE ST. LOUIS COUNTY TAX FORFEITED LAND SALES?

- Tax forfeited lands, classification and sale are governed by Minnesota State Statute § 282 (Tax forfeited lands; classification, sale) and resolutions of the County Board.
- Tax forfeited lands are either reserved for conservation purposes or disposed of through a classification system that is determined by the County Board and approved by the Commissioner of Natural Resources (Minnesota Department of Natural Resources).
- When a parcel forfeits, County Board resolution determines its classification, upon approval of the Commissioner of Natural Resources (Minnesota Department of Natural Resources). When a parcel is classified as non-conservation, it can be sold for private ownership via auction.
- Parcels identified for auction (and approved as being able to sell) are sold to the highest bidder; however, not for less than the value that is set by the County Board.
- When a parcel is classified as conservation, it is set aside as primarily suitable for timber production.
- Land containing standing timber may not be sold until the timber value and the sale of the land have been approved by the Commissioner of Natural Resources (Minnesota Department of Natural Resources). Minerals in tax forfeited land and tax forfeited stockpiled metallic minerals or materials are subject to mining (mineral rights).

8. WHAT HAPPENS TO THE MONEY THAT THE LAND AND MINERALS DEPARTMENT BRINGS IN?

- The County Board may set aside no more than 30% for timber development (which include Memorial Forests).
- The County Board may set aside no more than 20% (by resolution) to be used for recreation.
- The Land and Minerals Department is self-supporting, with any balance remaining after operational costs distributed as follows (this is called apportionment):
 - 40% to the County's General Fund
 - 40% to school districts
 - 20% to towns or cities



PHONE LIST

Land and Minerals Department St. Louis County, Minnesota

The following is a listing of commonly used phone numbers to check on assessments, zoning, and other regulations. Current list can be found at: www.stlouiscountymn.gov/HOME/Cities-Towns-Schools. All phone numbers listed below are 218 area code unless noted.

CITIES	
Area Code	(218)
Aurora	229-2614
Babbitt	827-3464
Biwabik	865-4183
Brookston	428-4929
Buhl	258-3226
Chisholm	254-7900
Cook	666-2200
Duluth	
Community Planning	730-5580
Construction Services	730-5300
Life Safety	730-4380
Treasurer	730-5350
Ely	365-3224
Eveleth	744-7444
Floodwood	476-2751
Gilbert	748-2232
Hermantown	729-3605
Hibbing	262-3486
Hoyt Lakes	225-2344
Iron Junction	744-1412
Kinney	258-3836
Leonidas	248-8100
MnKinley	749-5313
Meadowlands	427-2565
Mt. Iron	748-7570
Orr	757-3288
Proctor	624-3641
Rice Lake	721-3778
Tower	753-4070
Virginia	748-7500
Winton	365-5941
TOWNS	
Alango	666-2673
Alborn	343-6564
Alden	595-0550
Angora	750-7415
Arrowhead	879-6423
Ault	848-2400
Balkan	254-3967
Bassett	235-0657
Beatty	666-2932

Biwabik (Town)	865-4238
Breitung	753-6020
Brevator	879-6110
Camp 5	969-6547
Canosia	729-9833
Cedar Valley	476-2497
Cherry	263-6741
Clinton	780-3678
Colvin	780-7323
Cotton	482-3216
Crane Lake	993-1303
Culver	590-5113
Duluth (Town)	525-5705
Eagles Nest	365-4573
Ellsburg	482-3407
Elmer	391-4122
Embarrass	984-2084
Fairbanks	848-2465
Fayal	744-2878
Field	666-2487
Fine Lakes	476-2770
Floodwood	476-2598
Fredenberg	721-3991
French	969-7936
Gnesen	721-3158
Grand Lake	729-8978
Great Scott	258-3810
Greenwood	753-2231
Halden	476-2796
Industrial	391-8776
Kabetogama	875-2082
Kelsey	427-2323
Kugler	753-3314
Lakewood	626-5162
Lavell	263-9787
Leiding	757-3205
Linden Grove	780-4245
McDavitt	744-4213
Meadowlands (Town)	427-2657
Midway	624-7985
Morcom	376-4560
Morse	365-2613
Ness	343-0541

New Independence	428-5860
Normanna	626-5162
North Star	525-1004
Northland	393-7007
Owens	666-2417
Pequaywan	525-4068
Pike	749-3613
Portage	993-2475
Prairie Lake	357-3204
Sandy	780-3940
Solway	729-5134
Stoney Brook	453-5551
Sturgeon	969-6381
Toivola	427-2188
Van Buren	476-2831
Vermilion Lake	749-3259
Waasa	984-3305
White	229-2813
Willow Valley	750-1699
Wuori	741-0997
ST. LOUIS COUNTY	
Assessors	726-2304
Auditor	726-2380
Environmental Services	749-0625
Land and Minerals	726-2606
Planning & Comm. Development (Zoning) - North	749-7103
Planning & Comm. Development (Zoning) - South	725-5000
Recorder's Office	726-2680
STATE	
DNR Waters (Shoreland Permits)	834-1441
MN Pollution Control Agency	1-800-657-3864
MN Department of Health	1-800-383-9808
OTHER	
Pike Lake Area Wastewater Collection System (PLAWCS)	729-9007
North Shore Sanitary Sewer District	1-877-824-4871



ZONING AND DEVELOPMENT

Land and Minerals Department St. Louis County, Minnesota

Land Use and Zoning Areas Administered by St. Louis County

COUNTY ZONING AREAS

If you plan to purchase and develop tax forfeited property from the blue areas in the adjacent map, please contact St. Louis County Planning and Community Development Department at:

Duluth Office: **218-725-5000**
Virginia Office: **218-749-7103**

DEVELOPMENT SERVICES

- Residential
- Accessory
- Commercial
- Industrial
- Subdivision Platting

REVIEW SERVICES

- Zoning
- Wetlands
- Parcel Review

Local Zoning

If you live in one of the communities below, contact them with your development and zoning questions.

LOCAL ZONING AREAS

If you plan to purchase and develop tax forfeited property in the white areas from the adjacent map, please contact your local units of government at the phone listed in the directory available in this booklet.

Cities: Aurora, Babbitt, Biwabik, Brookston, Buhl, Chisholm, Cook, Duluth, Ely, Eveleth, Floodwood, Gilbert, Hermantown, Hibbing, Hoyt Lakes, Iron Junction, Kinney, Leonidas, McKinley, Meadowlands, Mountain Iron, Orr, Proctor, Rice Lake, Tower, Virginia, Winton

Townships: Canosia, Duluth, Gnesen, Lakewood, Midway

Tract 1	City Of Duluth	010-0385-00010	\$80,500.00	± 0.61 acres	C22170061
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Location: just east of 1906 Middle Lane, Duluth
Legal: LOT 1, BLOCK 1, CEDAR RIDGE ESTATES CITY OF DULUTH



Land	\$69,281.62
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$11,218.38
Total	\$80,500.00

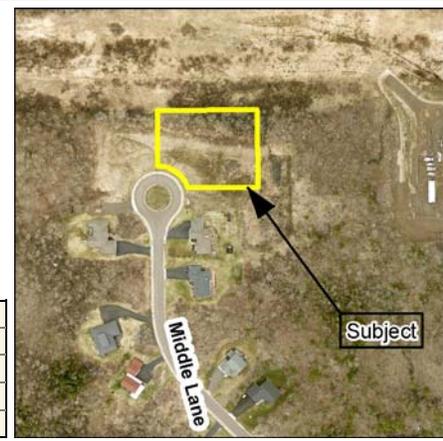
Partially wooded parcel in the plat of Cedar Ridge Estates in the Kenwood neighborhood of Duluth. This irregularly shaped parcel has approximately 0.61 acres and features an open water pond near the back of the lot. Zoning is R-1 (Residential). Contact City of Duluth Construction Services for permitted uses and zoning questions. Check with the City of Duluth Treasurer's Office for information regarding a certified development assessment in the amount of \$11,218.38 that must be paid at the time of sale, a pending development assessment of \$27,365.83 that may be reinstated, and for any other certified, pending or future assessments that may be reinstated. Recording fee \$46.00 (T#311155).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, NOR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS OF WAY.

Tract 2	City Of Duluth	010-0385-00150	\$84,800.00	± 1.07 acres	C22170062
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Location: north of 1949 Middle Lane, northeast of the cul de sac, Duluth
Legal: LOT 9, BLOCK 2, CEDAR RIDGE ESTATES CITY OF DULUTH



Land	\$73,581.62
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$11,218.38
Total	\$84,800.00

Mostly cleared parcel on the cul de sac of Middle Ln. of Cedar Ridge Estates in the Kenwood neighborhood of Duluth. This irregularly shaped lot is zoned R-1 (Residential). Contact City of Duluth Construction Services for permitted uses and zoning questions. Check with the City of Duluth Treasurer's Office for information regarding a certified development assessment in the amount of \$11,218.38 that must be paid at the time of sale, a pending development assessment of \$27,365.83 that may be reinstated, and for any other certified, pending or future assessments that may be reinstated. Recording fee \$46.00 (T#311156).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, NOR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS OF WAY.

Tract 3	City Of Duluth	010-0980-00290	\$24,800.00	± 0.16 acres	C22170033
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Location: between 221 and 231 West 3rd Street, Duluth
Legal: LOT 45, BLOCK 0, DULUTH PROPER 1ST DIVISION WEST 3RD STREET



Land	\$21,999.40
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$2,800.60
Total	\$24,800.00

Vacant, rectangularly shaped lot on north side of W 3rd St. in the Central Hillside neighborhood of Duluth. The structure that previously occupied this parcel was removed in 2015. This +/- 50' x 135' parcel is zoned MU-N (Mixed Use Neighborhood). Contact City of Duluth Construction Services for permitted uses and zoning questions. Check with the City of Duluth Treasurer's Office for information regarding a certified garbage assessment of \$2,800.60 that must be paid at the time of sale, and for any other certified, pending or future assessments that may be reinstated. Recording fee \$46.00 (T#284769).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, NOR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS OF WAY.

Tract 4	City Of Duluth	010-1000-00060,00070	\$23,300.00	± 0.24 acres	C22170040
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Location: between 15 and 23 West 4th Street, Duluth
Legal: LOT 9, also ELY 1/2 LOT 11, BLOCK 0, DULUTH PROPER 1ST DIVISION WEST 4TH STREET



Land	\$22,693.98
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$606.02
Total	\$23,300.00

Vacant, sloping property on W 4th St. in the Central Hillside neighborhood of Duluth. The structures that previously occupied these lots were removed in 2017. This ± 70' x 140' tract is zoned F-6 (Form Based) and is a legal lot of record. Contact City of Duluth Construction Services for permitted uses and zoning questions. Check with the City of Duluth Treasurer's Office for information regarding a certified garbage assessment of \$606.02 that must be paid at the time of sale, and for any other certified, pending or future assessments that may be reinstated. Recording fee \$46.00 (Abstract).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, NOR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS OF WAY.

Tract 5	City Of Duluth	010-1000-00440	\$10,500.00	± 0.14 acres	C22160220
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Location: between addresses 112 and 118 West 4th Street, Duluth
Legal: ELY 46 FT of LOT 24, BLOCK 0, DULUTH PROPER 1ST DIVISION WEST 4TH STREET



Land	\$8,746.53
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$1,753.47
Total	\$10,500.00

Vacant, grassy lot with frontage on W 4th St. in the Central Hillside neighborhood of Duluth. The structure that previously occupied this parcel was removed in 2015. This area is zoned F-6 (Form Based). Contact City of Duluth Construction Services for permitted uses and zoning questions. Check with the City of Duluth Treasurer's Office for details regarding a certified sidewalk assessment of \$1,753.47 that must be paid at the time of the sale, a pending sidewalk assessment of \$11,369.28 that may be reinstated, and for any additional certified, pending or future assessments that may be reinstated. Recording fee \$46.00 (Abstract).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, NOR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS OF WAY.

Tract 6	City Of Duluth	010-1010-01500	\$10,700.00	± 0.08 acres	C22170030
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Location: between 302 and 308 East 5th Street, Duluth
Legal: E 1/2 OF N 1/2 OF LOT 50 AND W 1/2 OF N 1/2 OF LOT 52, BLOCK 0, DULUTH PROPER 1ST DIVISION EAST 5TH STREET



Land	\$9,484.20
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$1,215.80
Total	\$10,700.00

Vacant, rectangularly shaped parcel on E 5th St. in the Central Hillside neighborhood of Duluth. The structure that previously occupied this parcel was removed in 2015. This +/- 50' x 70' parcel is zoned R-2 (Residential Urban). Parcel is a legal non-conforming lot of record. Contact City of Duluth Construction Services for permitted uses and zoning questions. Check with the City of Duluth Treasurer's Office for information regarding a certified garbage assessment of \$1,215.80 that must be paid at the time of sale, and for any other certified, pending or future assessments that may be reinstated. Recording fee \$46.00 (Abstract).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, NOR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS OF WAY.

Tract 7	City Of Duluth	010-1030-01480	\$29,500.00	± 0.16 acres	C22170028
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Location: southwest of 326 East 6th Street, Duluth
Legal: LOT 60, BLOCK 0, DULUTH PROPER 1ST DIVISION EAST 6TH STREET



Land	\$24,046.87
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$5,453.13
Total	\$29,500.00

Vacant, grassy lot on E 6th St. in the Central Hillside neighborhood of Duluth. The structure that previously occupied this parcel was removed in 2015. This +/- 50' x 140' parcel is zoned R-1 (Residential). Contact City of Duluth Construction Services for permitted uses and zoning questions. Check with the City of Duluth Treasurer's Office for information regarding a certified garbage assessment of \$5,453.13 that must be paid at the time of sale, and for any other certified, pending or future assessments that may be reinstated. Recording fee \$46.00 (Abstract).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, NOR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS OF WAY.

Tract 8	City Of Duluth	010-1120-04260	\$10,700.00	± 0.08 acres	C22170049
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Location: between 2418 and 2422 West 1st Street, Duluth
Legal: W 1/2 of LOT 394, BLOCK 49, DULUTH PROPER SECOND DIVISION



Land	\$3,462.25
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$7,237.75
Total	\$10,700.00

Vacant lot on W 1st St. in the Lincoln Park neighborhood of Duluth. This +/- 25' x 140' parcel is zoned F-5 (Form Based). Parcel is a legal non-conforming lot of record. Contact City of Duluth Construction Services for permitted uses and zoning questions. Check with the City of Duluth Treasurer's Office for details regarding a certified demolition assessment in the amount of \$7,237.75 that must be paid at the time of sale, and for any other certified, pending or future assessments that may be reinstated. Recording fee \$46.00 (Abstract).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, NOR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS OF WAY.

Tract 9	City Of Duluth	010-1120-04540	\$4,300.00	± 0.04 acres	C22170013
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Location: just southwest of 2310 West 1st Street, Duluth
Legal: NLY 1/2 OF WLY 1/2 of LOT 374, BLOCK 50, DULUTH PROPER SECOND DIVISION



Land	\$3,711.28
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$588.72
Total	\$4,300.00

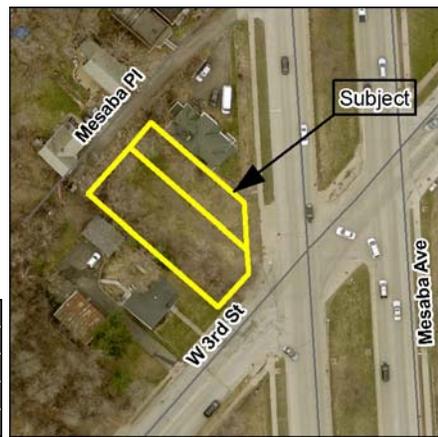
Vacant, grassy lot on W 1st St. in the Lincoln Park neighborhood of Duluth. The structure that previously occupied this parcel was removed in 2016. This +/- 25' x 70' parcel is zoned F-5 (Form Based). Contact City of Duluth Construction Services for permitted uses and zoning questions. Check with the City of Duluth Treasurer's Office for information regarding a certified garbage assessment of \$588.72 that must be paid at the time of sale, and for any other certified, pending or future assessments that may be reinstated. Recording fee \$46.00 (Abstract).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, NOR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS OF WAY.

Tract 10	City Of Duluth	010-1270-00840,00860	\$29,700.00	± 0.22 acres	C22170050
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Location: between 523 and 529 West 3rd Street, Duluth
Legal: W 27 FT EX N 10 FT FOR ALLEY LOT 89, also ALL EX N 10FT FOR ALLEY LOT 91, BLOCK 33, DULUTH PROPER THIRD DIVISION



Land	\$29,700.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$29,700.00

Vacant, partially wooded property in the Central Hillside neighborhood of Duluth. This +/- 77' x 127' irregularly shaped tract is zoned R-2 (Residential Urban). Contact City of Duluth Construction Services for permitted uses and zoning questions. Check with the City of Duluth Treasurer's Office for any certified, pending or future assessments that may be reinstated. Recording fee \$46.00 (T#323080).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, NOR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS OF WAY.

Tract 11	City Of Duluth	010-1350-07010	\$33,800.00	± 0.08 acres	C22170016
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Location: 320 East 9th Street, Duluth
Legal: E 1/2 of LOT 58, BLOCK 120, DULUTH PROPER THIRD DIVISION



Land	\$4,800.00
Timber	\$0.00
Improvements	\$29,000.00
Certified Assessments	\$0.00
Total	\$33,800.00

A 2 story single family home located in the Central Hillside neighborhood of Duluth. The first floor features a full kitchen, separate dining area and a living room. The second story contains 2 bedrooms and a full bathroom. There is a full block walk out basement with a forced air furnace and laundry area. Condition of furnace and utilities is unknown. Any personal property remaining is part of the sale. This +/- 25' x 140' lot is zoned R-1 (Residential). Contact City of Duluth Construction Services for permitted uses and zoning questions. Check with the City of Duluth Treasurer's Office for any certified, pending or future assessments that may be reinstated. Recording fee \$46.00 (Abstract). Proof of insurance for this structure is required within 30 days if purchased under contract.

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, NOR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS OF WAY.

Tract 12	City Of Duluth	010-1800-09060,09070,09080,09090,09100	\$7,000.00	± 0.33 acres	C22120110
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Location: southeast corner of the Gary Street and 101st Avenue West, Duluth
Legal: LOTS 11 THRU 15 INC PT OF VAC ALLEY ADJ, BLOCK 36, GARY FIRST DIVISION DULUTH



Land	\$7,000.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$7,000.00

Vacant, grassy property on the southeast corner of 101st Ave. W and Gary St. in the Gary neighborhood of Duluth. This +/- 138' x 108' tract is zoned R-1 (Residential). Contact City of Duluth Construction Services for permitted uses and zoning questions. Check with the City of Duluth Treasurer's Office for any certified, pending or future assessments that may be reinstated. Recording fee \$86.00 (T#17151, T#189270, T#189273).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, NOR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS OF WAY.

Tract 13	City Of Duluth	See Comments	\$56,000.00	± 0.84 acres	C22140226
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Location: southeast corner of Commonwealth Avenue and E McGonagle Street, Duluth
Legal: LOTS 5 THRU 18, BLOCK 48, GARY FIRST DIVISION DULUTH

Land	\$56,000.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$56,000.00



Large, vacant, mostly wooded property on the southeast corner of Commonwealth Ave. and E. McGonagle St. in the Gary neighborhood of Duluth. This +/- 350' x 100' tract is zoned is MU-N (Mixed Use Neighborhood). Contact City of Duluth Construction Services for permitted uses and zoning questions. Check with the City of Duluth Treasurer's Office for any certified, pending or future assessments that may be reinstated. Recording fee \$306.00 (T#23152, T#70454, T#64997, T#28814, T#21380, T#142428, T#23491, T#102037, T#45977, T#160978, T#153987, T#17208, T#124618, T\$124619).
 PIDs: 010-1800-12480 thru -12610

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, NOR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS OF WAY.

Tract 14	City Of Duluth	010-2010-00760	\$51,800.00	± 1.18 acres	C22170036
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Location: across from 3637 Martin Road, Duluth
Legal: LOT 19, BLOCK 3, GREYSOLON FARMS 1ST DIVISION OF DULUTH

Land	\$51,800.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$51,800.00



Mostly level, partially wooded, vacant lot with approximately 1.18 acres and about 100 feet of frontage on the south side of the Martin Rd. in the city of Duluth. It is located within 500 feet of the Superior Hiking Trail and the North Shore State (snowmobile) Trail. There is an overhead power line through the center of the parcel. There are no utilities except adjacent electric. Zoning is R-1 (Residential). Parcel is a lot of record. Contact City of Duluth Construction Services for permitted uses and zoning questions. Check with the City of Duluth Treasurer's Office for any certified, pending or future assessments that may be reinstated. Recording fee \$46.00 (T#148689).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, NOR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS OF WAY.

Tract 15	City Of Duluth	010-2010-00810	\$63,300.00	± 1.42 acres	C22170037
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Location: just east of 3622 Martin Road, Duluth
Legal: LOT 24, BLOCK 3, GREYSOLON FARMS 1ST DIVISION OF DULUTH

Land	\$63,300.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$63,300.00



Approximately 1.4 acres, this mostly level, wooded lot has about 100 feet of frontage on the south side of the Martin Rd. in the city of Duluth. It is located within 0.25 of a mile of the Superior Hiking Trail and the North Shore State (snowmobile) Trail. There is an overhead power line through the back of the parcel. There are no utilities except adjacent electric. Any personal property remaining is part of the sale. Zoning is R-1 (Residential). Parcel is a lot of record. Contact City of Duluth Construction Services for permitted uses and zoning questions. Check with the City of Duluth Treasurer's Office for any certified, pending or future assessments that may be reinstated. Recording fee \$46.00 (T#38669).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, NOR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS OF WAY.

Tract 16

City Of Duluth

010-2010-00840

\$30,400.00

± 0.89 acres

C22170042

**Location:** between 3608 and 3614 Martin Road, Duluth**Legal:** LOT 27, BLOCK 3, GREYSOLON FARMS 1ST DIVISION OF DULUTH

Land	\$30,400.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$30,400.00



This level, partially wooded lot is approximately 0.89 of an acre with about 100 feet of frontage on the south side of the Martin Rd. in the city of Duluth. It is located within 0.25 of a mile of the Superior Hiking Trail and the North Shore State (snowmobile) Trail. There are no utilities except adjacent electric. Zoning is R-1 (Residential). Parcel is a lot of record. Contact City of Duluth Construction Services for permitted uses and zoning questions. Check with the City of Duluth Treasurer's Office for any certified, pending or future assessments that may be reinstated. Recording fee \$46.00 (T#319432).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, NOR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS OF WAY.

Tract 17

City Of Duluth

010-2870-00330

\$38,400.00

± 0.09 acres

C22170071

**Location:** 634 North 27th Avenue West, Duluth**Legal:** LOT 32, BLOCK 0, LINCOLN PARK ADDITION TO DULUTH

Land	\$5,700.00
Timber	\$0.00
Improvements	\$32,700.00
Certified Assessments	\$0.00
Total	\$38,400.00



A 2 story single family home located in the Lincoln Park neighborhood of Duluth. The first floor features a living room, dining room and a full kitchen. The second story contains 3 bedrooms and a full bathroom. The garage is in poor shape, with a section of the attached lean-to roof open to the elements. Access to this garage is via a shared driveway with the neighbor at address 636 N 27th Ave W. Condition of utilities is unknown. Any personal property remaining is part of the sale. This +/- 35' x 108' lot is zoned R-1 (Residential). Contact City of Duluth Construction Services for permitted uses and zoning questions. Check with the City of Duluth Treasurer's Office for any certified, pending or future assessments that may be reinstated. Recording fee \$46.00 (T#225369). Proof of insurance for these structures is required within 30 days if purchased under contract.

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, NOR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS OF WAY.

Tract 18

City Of Duluth

010-3110-01980

\$10,680.00

± 0.03 acres

C22140122

**Location:** on the bay side of Minnesota Avenue, south of 38th Street South, Duluth**Legal:** LOT 383, LOWER DULUTH MINNESOTA AVENUE

Land	\$10,680.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$10,680.00



This parcel is located off of Minnesota Ave. on the St. Louis Bay in the Park Point neighborhood of Duluth. Zoning is R-1 (Residential). Contact City of Duluth Construction Services for permitted uses and zoning questions. Check with the City of Duluth Treasurer's Office for any pending or future assessments that may be reinstated. Recording fee \$46.00 (T#340662).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, NOR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS OF WAY.

Tract 19

City Of Duluth

010-3110-01990

\$11,576.00

± 0.03 acres

C22140123

**Location:** on the bay side of Minnesota Avenue, south of 38th Street South, Duluth**Legal:** LOT 385, LOWER DULUTH MINNESOTA AVENUE

Land	\$11,576.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$11,576.00



This parcel is located off of Minnesota Ave. on the St. Louis Bay in the Park Point neighborhood of Duluth. Zoning is R-1 (Residential). Contact City of Duluth Construction Services for permitted uses and zoning questions. Check with the City of Duluth Treasurer's Office for any pending or future assessments that may be reinstated. Recording fee \$46.00 (T#340662).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, NOR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS OF WAY.

Tract 20

City Of Duluth

010-3110-02000

\$11,712.00

± 0.03 acres

C22140124

**Location:** on the bay side of Minnesota Avenue, south of 38th Street South, Duluth**Legal:** LOT 387, LOWER DULUTH MINNESOTA AVENUE

Land	\$11,712.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$11,712.00



This parcel is located off of Minnesota Ave. on the St. Louis Bay in the Park Point neighborhood of Duluth. Zoning is R-1 (Residential). Contact City of Duluth Construction Services for permitted uses and zoning questions. Check with the City of Duluth Treasurer's Office for any pending or future assessments that may be reinstated. Recording fee \$46.00 (T#340662).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, NOR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS OF WAY.

Tract 21

City Of Duluth

010-3110-02010

\$11,168.00

± 0.03 acres

C22140125

**Location:** on the bay side of Minnesota Avenue, south of 38th Street South, Duluth**Legal:** LOT 389, LOWER DULUTH MINNESOTA AVENUE

Land	\$11,168.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$11,168.00



This parcel is located off of Minnesota Ave. on the St. Louis Bay in the Park Point neighborhood of Duluth. Zoning is R-1 (Residential). Contact City of Duluth Construction Services for permitted uses and zoning questions. Check with the City of Duluth Treasurer's Office for any pending or future assessments that may be reinstated. Recording fee \$46.00 (T#340662).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, NOR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS OF WAY.

Tract 22

City Of Duluth

010-3730-01310

\$11,200.00

± 0.08 acres

C22170083

**Location:** between 1 Chester Parkway and 1518 East Skyline Parkway, Duluth**Legal:** LOT 12, BLOCK 5, PARKLAND DIVISION OF DULUTH

Land	\$11,200.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$11,200.00



Wooded lot adjacent to the steep incline below E Skyline Pkwy. This +/- 33' x 100' lot is zoned R-1 (Residential). Parcel is a legal non-conforming lot of record. Contact City of Duluth Construction Services for permitted uses and zoning questions. Check with the City of Duluth Treasurer's Office for any certified, pending or future assessments that may be reinstated. Recording fee \$46.00 (T#275415).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, NOR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS OF WAY.

Tract 23

City Of Chisholm

020-0010-06960

\$32,850.00

± 0.06 acres

C22170044

**Location:** 24 3rd Street SE, Chisholm**Legal:** LOT 24, BLOCK 24, CHISHOLM

Land	\$1,600.00
Timber	\$0.00
Improvements	\$31,250.00
Certified Assessments	\$0.00
Total	\$32,850.00



A 2 story single family home located on a triangularly shaped corner lot in the city of Chisholm. The first floor features a full kitchen, living room, bedroom and a full bathroom. The second story contains 2 bedrooms and a half bath. The basement is stone foundation and includes a sauna area. Condition of utilities is unknown. Any personal property remaining is part of the sale. This +/- 36' x 130' x 125', or about 2,581 sq. ft., parcel is zoned R-1 (Residence District). The garage does not go with the parcel. Contact the City of Chisholm for permitted uses, zoning questions and for questions regarding the garage. Check with the City of Chisholm for any certified, pending or future assessments that may be reinstated. Recording fee \$46.00 (Abstract). Proof of insurance for this structure is required within 30 days if purchased under contract.

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, NOR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS OF WAY.

Tract 24

City Of Chisholm

020-0010-09260

\$19,500.00

± 0.11 acres

C22170074

**Location:** 26 6th Street SW, Chisholm**Legal:** LOT 19 & W1/2 OF LOT 20, BLOCK 34, CHISHOLM

Land	\$16,100.00
Timber	\$0.00
Improvements	\$3,400.00
Certified Assessments	\$0.00
Total	\$19,500.00



A 2 story single family home located in the city of Chisholm. The house features a kitchen, 2 bedrooms, 1 bathroom and an unfinished basement. There is a detached garage / workshop near the adjoining alleyway. Condition of utilities is unknown. Any personal property remaining is part of the sale. This +/- 37.5' x 125' parcel is zoned R-1 (Residence District). Contact the City of Chisholm for permitted uses and zoning questions. Check with the City of Chisholm for any certified, pending or future assessments that may be reinstated. Recording fee \$46.00 (Abstract). Proof of insurance for these structures is required within 30 days if purchased under contract.

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, NOR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS OF WAY.

Tract 25

City Of Chisholm

020-0027-00810,00820

\$2,700.00

± 0.40 acres

C22170045

**Location:** southwest corner of 13th Street NW and 10th Avenue NW, Chisholm**Legal:** LOT 6, also LOT 7, BLOCK 5, BETHLEHEM PARK GARDENS

Land	\$2,700.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$2,700.00



Rectangularly shaped parcel of low land with a few trees on the eastern portion. This +/- 109' x 162' parcel is zoned R-2 (Residence District). Contact the City of Chisholm for permitted uses and zoning questions. These parcels contain wetlands that may impact development and/or access plans. Any personal property remaining on the parcel goes with the sale. Check with the City of Chisholm for any certified, pending or future assessments that may be reinstated. Recording fee \$46.00 (Abstract).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, NOR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS OF WAY.

Tract 26

City Of Chisholm

020-0030-00170

\$3,400.00

± 0.14 acres

C22170032

**Location:** west side of Central Avenue S, between 1st and 2nd Streets SW, Chisholm**Legal:** LOTS G AND H, BLOCK 22, CENTRAL AVE REARRANGEMENT OF CHISHOLM

Land	\$3,400.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$3,400.00



This fairly level parcel is grassy with a couple of trees in the west. This +/- 50' x 125' parcel is zoned Retail Business District. Contact the City of Chisholm for permitted uses and zoning questions. Check with the City of Chisholm for any certified, pending or future assessments that may be reinstated. Recording fee \$46.00 (Abstract).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, NOR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS OF WAY.

Tract 27

City Of Chisholm

020-0040-04050

\$35,000.00

± 0.14 acres

C22170046

**Location:** 120 6th Street SW, Chisholm**Legal:** LOTS 14 AND 15, BLOCK 16, CHISHOLM 2ND ADDITION

Land	\$5,000.00
Timber	\$0.00
Improvements	\$30,000.00
Certified Assessments	\$0.00
Total	\$35,000.00



A 2 story up-down duplex and 2 stall detached garage in the city of Chisholm. Each floor features a kitchen, combined living/dining room, 2 bedrooms and a full bathroom. This structure also has a full basement with additional storage. Condition of utilities is unknown. Any personal property remaining is part of the sale. This +/- 50' x 125' parcel is zoned R-1 (Residence District). Contact the City of Chisholm for permitted uses and zoning questions. Check with the City of Chisholm for any certified, pending or future assessments that may be reinstated. Recording fee \$46.00 (Abstract). Proof of insurance for these structures is required within 30 days if purchased under contract.

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, NOR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS OF WAY.

Tract 28

City Of Chisholm

020-0085-00720,00740

\$4,000.00

± 0.89 acres

C22170021

**Location:** west of 620 4th Street SW, Chisholm**Legal:** LOT 18 EX E 20 FT & ALL OF LOT 19, also LOTS 20 THRU 23, BLOCK 4, CLARK ADDITION TO CHISHOLM

Land	\$4,000.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$4,000.00



Slightly rolling parcel with a creek crossing through the eastern quarter. This +/- 317.06' x 123' parcel is zoned R-1 (Residential with Protected Wetlands). The creek may be rerouted by buyer. Contact the City of Chisholm for permitted uses, zoning questions and for questions about the creek. These parcels contain wetlands that may impact development and/or access plans. Check with the City of Chisholm for any certified, pending or future assessments that may be reinstated. Recording fee \$46.00 (Abstract).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, NOR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS OF WAY.

Tract 29

City Of Chisholm

020-0105-00460

\$2,100.00

± 0.42 acres

C22170020

**Location:** west of 510 11th Street NW, Chisholm**Legal:** LOTS 14 THRU 16, BLOCK 3, GENTILINI ADDITION TO CHISHOLM

Land	\$2,100.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$2,100.00



Fairly level parcel with higher ground in the south with scattered trees. This +/- 150' x 123' parcel is zoned R-1 (Residential with Protected Wetlands). The parcel contains wetlands that may impact development and/or access plans. Contact the City of Chisholm for permitted uses and zoning questions. Any personal property remaining is part of the sale. Check with the City of Chisholm for any certified, pending or future assessments that may be reinstated. Recording fee \$46.00 (Abstract).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, NOR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS OF WAY.

Tract 30

City Of Chisholm

020-0106-00080

\$5,400.00

± 0.35 acres

C22170031

**Location:** across the avenue from 1129 8th Avenue NW, Chisholm**Legal:** LOT 8, BLOCK 1, GENTILINI SECOND ADDITION TO CHISHOLM

Land	\$5,400.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$5,400.00



Fairly level parcel that has a few trees along the eastern border and a platted 10 foot utility easement along the southern border. This +/- 96.86' x 158' parcel is zoned R-2 (Residential Wetlands District). The parcel contains wetlands that may impact development and/or access plans. Contact the City of Chisholm for permitted uses and zoning questions. Check with the City of Chisholm for any certified, pending or future assessments that may be reinstated. Recording fee \$46.00 (Abstract).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, NOR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS OF WAY.



Location: southwest corner of the 8th Street NW and 3rd Avenue NW intersection, Chisholm
Legal: LOTS 15 AND 16, BLOCK 23, NORTHERN ADDITION TO CHISHOLM



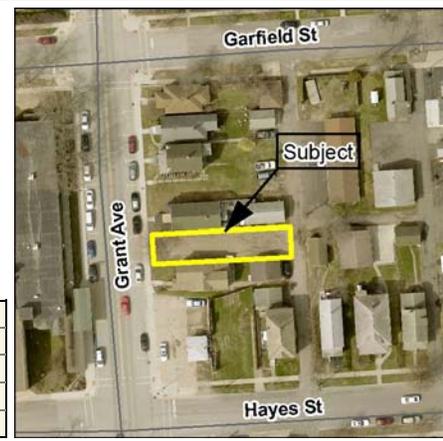
Land	\$4,100.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$4,100.00

This parcel is a vacant +/- 50' x 125' corner lot. Zoning is R-1 (Residence District). Contact the City of Chisholm for permitted uses and zoning questions. Check with the City of Chisholm for any certified, pending or future assessments that may be reinstated. Recording fee \$46.00 (T#241147).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, NOR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS OF WAY.



Location: just north of address 608 Grant Avenue, Eveleth
Legal: LOT 19, BLOCK 35, EVELETH 2ND ADDITION



Land	\$2,600.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$2,600.00

Vacant, approximately 3,000 sq. ft. lot in the city of Eveleth. The structures that previously occupied this parcel were removed in 2015. This +/- 25' x 120' parcel is zoned C-1 (Commercial). Contact the City of Eveleth Zoning Administrator for permitted uses and zoning questions. Check with the City of Eveleth for possible outstanding assessments held against this parcel, and for any additional certified, pending or future assessments that may be reinstated. Recording fee \$46.00 (Abstract).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, NOR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS OF WAY.



Location: between undeveloped 2nd and 3rd Streets, Eveleth
Legal: LOT 3, BLOCK 2, STATE ADDITION TO EVELETH



Land	\$2,600.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$2,600.00

This rectangularly shaped parcel is a fairly level, grassy lot with a few trees along the borders. The platted roads along the north and south boundaries of this parcel are currently undeveloped. This +/- 100' x 424' parcel is zoned R-1 (1-2 Family Residential). Contact the City of Eveleth Zoning Administrator for permitted uses, zoning questions and access issues. Check with the City of Eveleth for any certified, pending or future assessments that may be reinstated. Recording fee \$46.00 (Abstract).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, NOR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS OF WAY.



Location: between undeveloped 2nd and 3rd Streets, Eveleth
Legal: LOT 5, BLOCK 2, STATE ADDITION TO EVELETH



Land	\$2,600.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$2,600.00

This rectangularly shaped parcel is a fairly level, grassy lot with a few trees along the borders. The platted roads along the north and south boundaries of this parcel are currently undeveloped. This +/- 100' x 423' parcel is zoned R-1 (1-2 Family Residential). Contact the City of Eveleth Zoning Administrator for permitted uses, zoning questions and access issues. Check with the City of Eveleth for any certified, pending or future assessments that may be reinstated. Recording fee \$46.00 (Abstract).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, NOR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS OF WAY.



Location: 108 Iowa Avenue, Gilbert
Legal: LOT 24, BLOCK 9, GILBERT



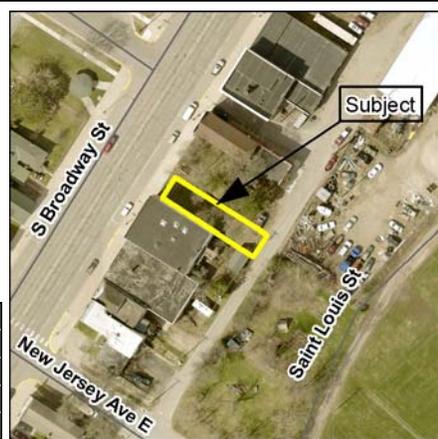
Land	\$2,900.00
Timber	\$0.00
Improvements	\$19,900.00
Certified Assessments	\$0.00
Total	\$22,800.00

A 2 story single family home in the city of Gilbert. The first floor features a kitchen, living room and dining room. The second story contains 3 bedrooms and a full bathroom. There is a detached garage of about 480 sq. ft. Condition of utilities is unknown. Any personal property remaining is part of the sale. This +/- 30' x 120' parcel is zoned R-1 (Residential). This parcel is grandfathered conforming. Contact the City of Gilbert for permitted uses and zoning questions. Check with the City of Gilbert for any certified, pending, or future assessments that may be reinstated. Recording fee \$46.00 (Abstract). Proof of insurance for these structures is required within 30 days if purchased under contract.

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, NOR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS OF WAY.



Location: southeast side of S Broadway Street, between New Jersey and Ohio Avenues, Gilbert
Legal: LOT 8, BLOCK 8, GILBERT 1ST ADD TO THE TOWNSITE



Land	\$3,800.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$3,800.00

This +/- 25' x 110' parcel is zoned C (Commercial District). Parcel is a lot of record. Contact the City of Gilbert for permitted uses and zoning questions. Check with the City of Gilbert for any certified, pending, or future assessments that may be reinstated. Recording fee \$46.00 (Abstract).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, NOR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS OF WAY.

Tract 37	City Of Gilbert	060-0030-03340	\$5,100.00	± 0.23 acres	C22170077
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Location: Carolina Avenue West, Gilbert
Legal: LOTS 4 THRU 9 INC, BLOCK 45, GILBERT 2ND ADDITION

Land	\$5,100.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$5,100.00



This +/- 175' x 113' x 208' triangularly shaped parcel is zoned C (Commercial District). Parcel is a lot of record. Any personal property remaining is part of the sale. Contact the City of Gilbert for permitted uses and zoning questions. Check with the City of Gilbert for details regarding a pending assessment in the amount of \$372.23, and for any other certified, pending, or future assessments that may be reinstated. Recording fee \$46.00 (Abstract).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, NOR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS OF WAY.

Tract 38	City Of Tower	080-0010-02272	\$7,800.00	± 0.25 acres	C22170080
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Location: between 511 and 515 Main Street, Tower
Legal: ELY 20 FT OF NLY 60 FT OF LOT 9, W 20 FT OF LOT 10 EX SLY 80 FT OF WLY 10 FT, E 30 FT OF LOT 10, AND W 1/2 OF LOT 11, BLOCK 20, TOWER

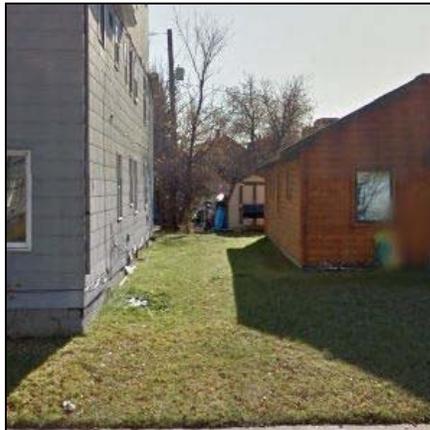
Land	\$7,800.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$7,800.00



This approximately 10,900 sq. ft. parcel is zoned C-2 (Commercial Central Highway Business District). The structures that previously occupied this lot were removed in 2016. Parcel is a lot of record. Contact the City of Tower for permitted uses and zoning questions. Check with the City of Tower for any certified, pending or future assessments that may be reinstated. Recording fee \$46.00 (Abstract).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, NOR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS OF WAY.

Tract 39	City Of Virginia	090-0010-01052	\$400.00	± 0.01 acres	C22160080
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Location: between 216 and 218 3rd Street North, Virginia
Legal: E 5 FT OF LOT 9, BLOCK 8, VIRGINIA

Land	\$400.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$400.00



Non-conforming, vacant +/- 5' x 120' strip of land in the city of Virginia. Zoning is R-1 (Residential). Contact the City of Virginia for permitted uses and zoning questions. Check with the City of Virginia for any certified, pending or future assessments that may be reinstated. Recording fee \$46.00 (Abstract).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, NOR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS OF WAY.

Tract 40	City Of Virginia	090-0140-01410	\$5,000.00	± 0.14 acres	C22170048
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Location: between 1106 and 1110 17th Street South, Virginia
Legal: LOT 9, BLOCK 15, RIDGEWOOD CITY OF VIRGINIA



Land	\$5,000.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$5,000.00

Sparsely wooded, grassy lot in the city of Virginia. The structures that previously occupied this lot were removed in 2015. This +/- 50' x 120' parcel is zoned R-2 (One, Two, Three and Four Family Residential District). Contact the City of Virginia for permitted uses and zoning questions. Check with the City of Virginia for any certified, pending or future assessments that may be reinstated. Recording fee \$46.00 (Abstract).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, NOR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS OF WAY.

Tract 41	City Of Floodwood	125-0030-00010,00015	\$26,800.00	± 0.68 acres	C22170038
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Location: east of Hickory Street, on the Floodwood River, Floodwood
Legal: ELY 220 FT OF LOT A, also LOT A EX ELY 220 FT AND EX WLY 50 FT BLK 37, BLOCK 37, SAVANNA ADDITION TO FLOODWOOD

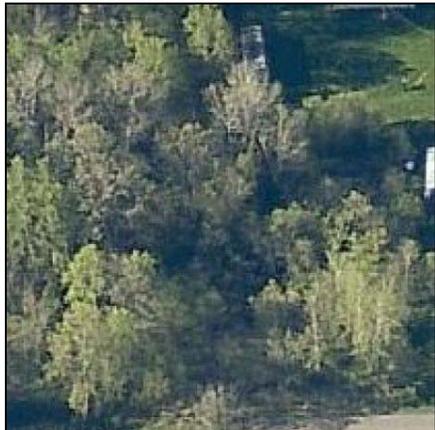


Land	\$26,300.00
Timber	\$500.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$26,800.00

Vacant, wooded tract with approximately 300 feet of frontage on the Floodwood River. This irregularly shaped property is Zoned R-2 (Low Density Residential). Parcel is in a flood zone where specific building requirements must be met. Contact the City of Floodwood for permitted uses, zoning questions and river setbacks. Check with the City of Floodwood Clerk for any certified, pending or future assessments that may be reinstated. Recording fee \$46.00 (Abstract).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, NOR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS OF WAY.

Tract 42	City Of Floodwood	125-0030-00250	\$3,800.00	± 0.14 acres	C22170039
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Location: south side of 9th Avenue, east of 902 Poplar Street, Floodwood
Legal: LOT 3, BLOCK 39, SAVANNA ADDITION TO FLOODWOOD



Land	\$3,800.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$3,800.00

Vacant wooded lot near end of 9th Ave. in the city of Floodwood. This +/- 50' x 125' parcel is zoned R-2 (residential). It is partially in a flood zone that may impact development. Contact the City of Floodwood for permitted uses and zoning questions. Check with the City of Floodwood Clerk for any certified, pending or future assessments that may be reinstated. Recording fee \$46.00 (T#241149).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, NOR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS OF WAY.

Tract 43

City Of Hibbing

140-0050-00010

\$11,400.00

± 0.16 acres

C22170022

**Location:** northeast corner of 11th Street E and 16th Avenue East, Hibbing**Legal:** LOTS 1 AND 2, BLOCK 1, BROOKLYN CITY OF HIBBING

Land	\$11,400.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$11,400.00



Grassy corner lot with a few trees in the city of Hibbing. The structures that previously occupied this lot were removed in 2015. This +/- 58' x 125' parcel is zoned R-3 (Multiple Family Residence District). Contact the City of Hibbing for permitted uses and zoning questions. Check with the City of Hibbing for details regarding a pending utilities assessment in the amount of \$959.82 that may be reinstated, and for any other certified, pending or future assessments that may be reinstated. Recording fee \$46.00 (Abstract).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, NOR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS OF WAY.

Tract 44

City Of Hibbing

140-0050-02280,02290

\$6,800.00

± 0.08 acres

C22170076

**Location:** west side of 17th Avenue East, between 11th and 12th Streets, Hibbing**Legal:** LOT 23, also LOT 24, BLOCK 12, BROOKLYN CITY OF HIBBING

Land	\$6,800.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$6,800.00



This +/- 50' x 70.5', grassy lot is zoned R-3 (Multiple Family Residence District). Parcel is a legal non-conforming lot of record. Contact the City of Hibbing for permitted uses and zoning questions. Any personal property remaining on this site is part of the sale. Check with the City of Hibbing for any certified, pending, or future assessments that may be reinstated. Recording fee \$46.00 (T#241145).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, NOR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS OF WAY.

Tract 45

City Of Hibbing

140-0050-02300

\$6,300.00

± 0.07 acres

C22170075

**Location:** west side of 17th Avenue East, between 11th and 12th Streets, Hibbing**Legal:** LOTS 25 AND 26, BLOCK 12, BROOKLYN CITY OF HIBBING

Land	\$6,300.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$6,300.00



This +/- 50' x 65', grassy lot is zoned R-3 (Multiple Family Residence District). Parcel is a legal non-conforming lot of record. Contact the City of Hibbing for permitted uses and zoning questions. Any personal property remaining is part of the sale. Check with the City of Hibbing for any certified, pending, or future assessments that may be reinstated. Recording fee \$46.00 (Abstract).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, NOR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS OF WAY.

Tract 46	City Of Hibbing	140-0090-02770	\$11,200.00	± 0.07 acres	C22170023
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Location: between 2315 and 2319 4th Avenue East, Hibbing
Legal: LOT 25, BLOCK 10, FAIRVIEW CITY OF HIBBING

Land	\$11,200.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$11,200.00



Vacant, grassy lot in the city of Hibbing. The structures that previously occupied this lot were removed in 2015. This +/- 25' x 125' parcel is zoned R-2 (One to Four Family Residence District). This parcel is a legal non-conforming lot of record. Contact the City of Hibbing for permitted uses and zoning questions. Check with the City of Hibbing for details regarding a pending utilities assessment in the amount of \$2,723.92 that may be reinstated, and for any other certified, pending or future assessments that may be reinstated. Recording fee \$46.00 (Abstract).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, NOR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS OF WAY.

Tract 47	City Of Hibbing	140-0090-03260,03270	\$12,000.00	± 0.14 acres	C22170024
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Location: between 2310 and 2316 1st Avenue, Hibbing
Legal: LOT 10, also LOT 11, BLOCK 12, FAIRVIEW CITY OF HIBBING

Land	\$12,000.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$12,000.00



This +/- 50' x 125', grassy lot is zoned C-2 (General Commercial District). The structures that previously occupied this lot were removed in 2012 and 2015. Contact the City of Hibbing for permitted uses and zoning questions. Check with the City of Hibbing for details regarding a pending demolition assessment in the amount of \$8,040.24 that may be reinstated, a pending utilities assessment in the amount of \$18,181.76 that may be reinstated, and for any other certified, pending, or future assessments that may be reinstated. Recording fee \$46.00 (Abstract).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, NOR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS OF WAY.

Tract 48	City Of Hibbing	140-0105-02820	\$16,300.00	± 0.27 acres	C22170025
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Location: northwest corner of the 1st Avenue and 28th Street West intersection, Hibbing
Legal: LOTS 13 THRU 16, BLOCK 9, HIBBING HEIGHTS

Land	\$16,300.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$16,300.00



Grassy corner lot with a few trees in the city of Hibbing. The structure that previously occupied this lot was removed in 2015. This +/- 93' x 125' parcel is zoned R-2 (One to Four Family Residence District). Contact the City of Hibbing for permitted uses and zoning questions. Check with the City of Hibbing for details regarding a pending utilities assessment in the amount of \$1,167.40 that may be reinstated, and for any other certified, pending or future assessments that may be reinstated. Recording fee \$46.00 (Abstract).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, NOR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS OF WAY.

Tract 49	City Of Hibbing	140-0120-00150	\$9,900.00	± 0.16 acres	C22170082
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Location: southeast corner of Mitchell Avenue and 4th Street, Hibbing (Kitzville)
Legal: LOTS 9 AND 10, BLOCK 2, KITZVILLE HIBBING

Land	\$9,900.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$9,900.00



This +/- 58' x 125' grassy lot is zoned R-3 (Multiple Family Residence District). Parcel is a lot of record. Contact the City of Hibbing for permitted uses and zoning questions. Check with the City of Hibbing for any certified, pending, or future assessments that may be reinstated. Recording fee \$46.00 (Abstract).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, NOR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS OF WAY.

Tract 50	City Of Hibbing	140-0130-00080	\$14,200.00	± 0.14 acres	C22170026
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Location: between 2512 and 2520 1st Avenue, Hibbing
Legal: LOTS 7 AND 8, BLOCK 1, KOSKIVILLE HIBBING

Land	\$13,724.02
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$475.98
Total	\$14,200.00



Grassy lot with a large shrub in the city of Hibbing. This +/- 50' x 125' parcel is zoned C-2 (General Commercial District). The structures that previously occupied this lot were removed in 2009. Contact the City of Hibbing for permitted uses and zoning questions. Check with the City of Hibbing for details regarding a pending mowing assessment in the amount of \$475.98 that may be reinstated, and for any other certified, pending, or future assessments that may be reinstated. Recording fee \$46.00 (Abstract).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, NOR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS OF WAY.

Tract 51	City Of Hibbing	140-0130-02570	\$2,200.00	± 0.07 acres	C22170010
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Location: southeast corner of the 4th Avenue E and 26th Street E intersection, Hibbing
Legal: LOT 1, BLOCK 11, KOSKIVILLE HIBBING

Land	\$2,200.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$2,200.00



Grassy corner parcel in the city of Hibbing. This +/- 25' x 125' parcel is zoned R-2 (One to Four Family Residence District). This parcel is a legal non-conforming lot of record. Contact the City of Hibbing for permitted uses and zoning questions. Any personal property remaining is part of the sale. Check with the City of Hibbing for any certified, pending or future assessments that may be reinstated. Recording fee \$46.00 (T#241150).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, NOR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS OF WAY.

Tract 52	City Of Hibbing	140-0270-01032,01037	\$21,600.00	± 0.44 acres	C22170081
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Location: north side of 40th Street East between 8th and 12th Avenues East, Hibbing

Legal: WLY 125 FT OF THAT PART OF SE 1/4 OF SW 1/4 BEG AT THE INTERSECTION OF A LINE 33 2/10 FT W OF E LINE AND 632 6/10 FT N OF S LINE THENCE N 317 FT THENCE W 420 2/10 FT THENCE S 315 45/100 FT THENCE E 420 FT TO PLACE OF BEG EX NLY 190 FT AND EX HWY RT OF WAY, also WLY 125 FT OF THAT PART OF SE 1/4 OF SW 1/4 BEGINNING 33 2/10 FT W AND 759 6/10 FT N OF SE CORNER THENCE N 100 FT THENCE W 420 2/10 FT THENCE S 100 FT THENCE E 420 FT TO POINT OF BEGINNING, Sec 19 Twp 57N Rge 20W, CITY OF HIBBING

Land	\$21,600.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$21,600.00



This +/- 125' x 140' tract is zoned R-2 (One to Four Family Residence District). The structures that previously occupied this property were removed in 2017. Parcel is a lot of record. Contact the City of Hibbing for permitted uses and zoning questions. Check with the City of Hibbing for details regarding pending utility assessments in the amount \$22,282.16 that may be reinstated, a future utilities assessment in the amount of \$10,129.29 that may be reinstated, and for any other certified, pending, or future assessments that may be reinstated. Recording fee \$46.00 (Abstract).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, NOR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS OF WAY.

Tract 53	City Of Hibbing	140-0140-02130	\$7,200.00	± 0.07 acres	C22170011
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Location: between 105 and 111 17th Street E, Hibbing

Legal: LOT 39, BLOCK 5, PARK ADDITION TO HIBBING

Land	\$6,700.00
Timber	\$0.00
Improvements	\$500.00
Certified Assessments	\$0.00
Total	\$7,200.00



Grassy parcel with a +/- 16' x 20' garage. The house structure that previously occupied this lot was removed in 2000. Any personal property remaining is part of the sale. This +/- 25' x 125' parcel is zoned R-3 (Multiple Family Residence District). This parcel is a legal non-conforming lot of record. Contact the City of Hibbing for permitted uses and zoning questions. Check with the City of Hibbing for any certified, pending, or future assessments that may be reinstated. Recording fee \$46.00 (Abstract).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, NOR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS OF WAY.

Tract 54	City Of Hibbing	140-0250-01130,01140	\$21,500.00	± 0.11 acres	C22170012
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Location: 2920 6th Avenue E, Hibbing

Legal: S 1/2 LOT 3, also LOT 4, BLOCK 6, SHAPIROS ADDITION TO SUNNYSIDE HIBBING

Land	\$12,300.00
Timber	\$0.00
Improvements	\$9,200.00
Certified Assessments	\$0.00
Total	\$21,500.00



A 1 story single family home located in the city of Hibbing. This house features a kitchen, 3 bedrooms, 1 bathroom and a full basement. Condition of utilities is unknown. A storage shed is also located on the property. Any personal property remaining is part of the sale. This +/- 37.5' x 125' tract is zoned R-2 (One to Four Family Residence District) and is a legal non-conforming lot of record. Contact the City of Hibbing for permitted uses and zoning questions. Check with the City of Hibbing for details regarding a pending mowing assessment in the amount of \$947.62 that may be reinstated, and for any other certified, pending, or future assessments that may be reinstated. Recording fee \$46.00 (Abstract). Proof of insurance for these structures is required within 30 days if purchased under contract.

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, NOR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS OF WAY.

Tract 55	City Of Hibbing	141-0010-01660,01676	\$17,700.00	± 2.00 acres	C22170035
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Location: between 3255 and 3263 County Road 444, Hibbing
Legal: W 1 AC OF THAT PART OF NE 1/4 OF NW 1/4 LYING S OF LITTLE SWAN ROAD, also E 100 FT OF THAT PART OF NW 1/4 OF NW 1/4 LYING S OF LITTLE SWAN ROAD, Sec 9 Twp 56N Rge 20W, CITY OF HIBBING



Land	\$17,700.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$17,700.00

Approximately 2.03 acres, this irregularly shaped property is grassy with scattered trees. The structures that previously occupied this tract were removed in 2015. The septic system has been abandoned, and the well has been sealed. This +/- 206' x 423' tract is zoned A-1 (Agricultural District) and is a legal non-conforming lot of record. Contact the City of Hibbing for permitted uses and zoning questions. Check with the City of Hibbing for details regarding a pending garbage assessment in the amount of \$1,906.72 that may be reinstated, and for any other certified, pending or future assessments that may be reinstated. Recording fee \$46.00 (Abstract).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, NOR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS OF WAY.

Tract 56	City Of Kinney	150-0010-00280	\$1,000.00	± 0.07 acres	C22160017
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Location: on the north side of Main Street, between Maple and Pine Avenues, Kinney
Legal: LOT 6, BLOCK 2, KINNEY



Land	\$1,000.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$1,000.00

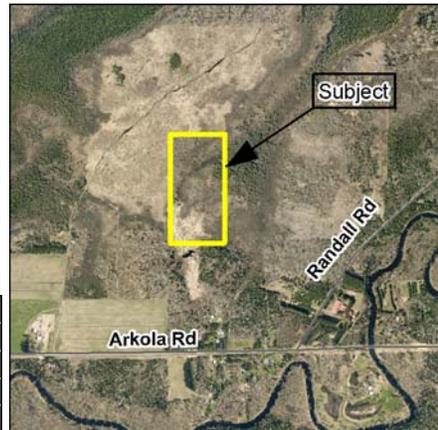
Vacant +/- 25' x 125' lot on Main St. in the city of Kinney. The structure that previously occupied this parcel was removed in 2016. Contact the City of Kinney for permitted uses and zoning questions. Check with the City of Kinney for any certified, pending or future assessments that may be reinstated. Recording fee \$46.00 (Abstract).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, NOR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS OF WAY.

Tract 57	Cotton Township	305-0020-01305	\$11,000.00	± 20.00 acres	C22170019
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Location: north of Arkola Road, west of Randall Road, Cotton
Legal: W1/2 OF NE1/4 OF SE1/4, Sec 8 Twp 54N Rge 17W, TOWN OF COTTON



Land	\$10,500.00
Timber	\$500.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$11,000.00

This approximately 20 acre tract is mostly low with a creek drainage through it. There is no known legal access. This area is zoned MU-5 (Multiple Use). Contact the St. Louis County Planning & Community Development Department for permitted uses and zoning questions. The parcel contains wetlands that may impact development and/or access plans. Check with the Town of Cotton for any certified, pending or future assessments that may be reinstated. Recording fee \$46.00 (Abstract). Please respect private property and seek permission to view this parcel.

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, NOR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS OF WAY.

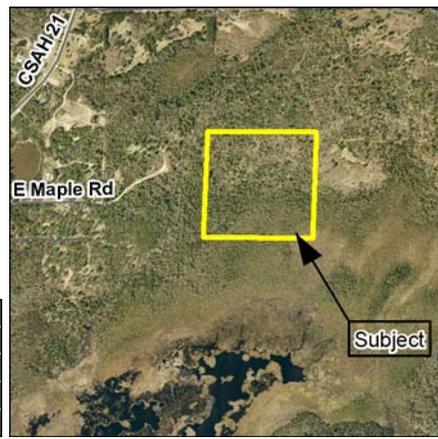
Tract 58	Morse Township	465-0010-00370	\$53,300.00	± 40.00 acres	C22170060
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Location: east of undeveloped platted Maple Street, Ely

Legal: SW 1/4 OF NW 1/4, Sec 3 Twp 62N Rge 12W, TOWN OF MORSE

Land	\$38,909.36
Timber	\$14,390.64
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$53,300.00



This approximately 40 acre parcel is rolling in the north half with aspen and some scattered conifers. The south half is fairly level with black spruce. There is an undeveloped platted road (Maple St.) to the west. Parcel is zoned FAM-3 (Forest Agricultural Management). The parcel contains wetlands that may impact development and/or access plans. Contact the St. Louis County Planning and Community Development Department for permitted uses and zoning questions. Check with Morse Township for access issues, and for any certified, pending or future assessments that may be reinstated. Recording fee \$46.00 (Abstract).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, NOR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS OF WAY.

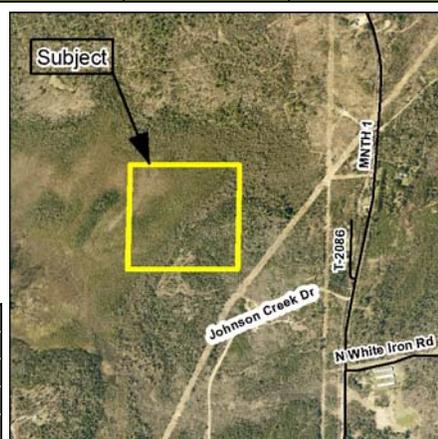
Tract 59	Morse Township	465-0010-00440	\$32,700.00	± 40.00 acres	C22170059
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Location: north and west of Johnson Creek Drive, Ely

Legal: NW 1/4 OF SE 1/4, Sec 3 Twp 62N Rge 12W, TOWN OF MORSE

Land	\$27,734.64
Timber	\$4,965.36
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$32,700.00



This approximately 40 acre parcel is rolling in the southeast with aspen and some scattered conifers. The remainder of the parcel is fairly level with tamarack and black spruce. Parcel has no known legal access. Zoning is FAM-3 (Forest Agricultural Management). The parcel contains wetlands that may impact development and/or access plans. Contact the St. Louis County Planning and Community Development Department for permitted uses and zoning questions. Check with Morse Township for any certified, pending or future assessments that may be reinstated. Recording fee \$46.00 (Abstract). Please respect private property and seek permission to view this parcel.

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, NOR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS OF WAY.

Tract 60	Morse Township	465-0010-02380,02392	\$27,200.00	± 10.42 acres	C22170063
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Location: across from 1728 Highway 21 N, Ely

Legal: N1/2 OF SE1/4 OF SW1/4 EX THAT PART LYING E OF CO HWY #21, also N 66 FT OF S1/2 OF SE1/4 OF SW1/4 EX THAT PART LYING E OF CO RD #21, Sec 17 Twp 62N Rge 12W, TOWN OF MORSE

Land	\$23,477.60
Timber	\$3,722.40
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$27,200.00



This approximately 10.42 acre tract is rolling with pine and scattered aspen. There are few pockets of low land including an area of lowland brush in the northeast. Zoning is MU-4 (Multiple Use). The property contains wetlands that may impact development and/or access plans. Contact the St. Louis County Planning and Community Development Department for permitted uses and zoning questions. Check with Morse Township for any certified, pending or future assessments that may be reinstated. Recording fee \$46.00 (Abstract).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, NOR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS OF WAY.

Tract 61	Morse Township	465-0020-04990	\$41,200.00	± 20.00 acres	C22170057
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Location: east of the undeveloped platted road off of South 3rd Avenue East, Ely
Legal: E1/2 OF SW1/4 OF SW1/4, Sec 34 Twp 63N Rge 12W, TOWN OF MORSE

Land	\$34,427.92
Timber	\$6,772.08
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$41,200.00



This approximately 20 acre parcel is rolling with aspen and pine. Zoning is RES-5 (Residential). The parcel contains wetlands that may impact development and/or access plans. Contact the St. Louis County Planning and Community Development Department for permitted uses and zoning questions. Contact the City of Ely and Morse Township for access issues. Check with Morse Township for any certified, pending or future assessments that may be reinstated. Recording fee \$46.00 (Abstract).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, NOR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS OF WAY.

Tract 62	Morse Township	465-0020-05000	\$33,800.00	± 40.00 acres	C22170058
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Location: No known legal access. Off of South 3rd Avenue East
Legal: SE1/4 OF SW1/4, Sec 34 Twp 63N Rge 12W, TOWN OF MORSE

Land	\$29,216.28
Timber	\$4,583.72
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$33,800.00



This approximately 40 acre parcel is timbered with tamarack, scattered spruce and a couple of areas with aspen. Parcel has no known legal access. Zoning is FAM-3 (Forest Agricultural Management). The parcel contains wetlands that may impact development and/or access plans. Contact the St. Louis County Planning and Community Development Department for permitted uses and zoning questions. Contact Morse Township for any certified, pending or future assessments that may be reinstated. Recording fee \$46.00 (Abstract). Please respect private property and seek permission to view this parcel.

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, NOR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS OF WAY.

Tract 63	North Star Township	488-0350-00020,00030	\$14,000.00	± 18.00 acres	C22170018
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Location: just north of the Briar Lake Road, on the west side of MN Highway #44, Duluth
Legal: TRACT B, also TRACT C, RLS NO. 67

Land	\$11,400.00
Timber	\$2,600.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$14,000.00



This irregularly shaped property is approximately 18 acres with frontage on MN Hwy. #44 (Pequaywan Lake Rd.). It is wooded with aspen, birch, and balsam fir in the south and cedar, spruce, and tamarack in the north. It is zoned FAM-3 (Forest Agricultural Management). These parcels contain wetlands that may impact development and/or access plans. Contact the St. Louis County Planning and Community Development Department for permitted uses and zoning questions. Check with North Star Township for any pending or future assessments that may be reinstated. Recording fee \$66.00 (T#303279, T#303280).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, NOR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS OF WAY.

Tract 64	Owens Township	495-0010-02520	\$24,500.00	± 40.00 acres	C22170027
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Location: southwest corner of the Derusha Road and Johnson Road intersection
Legal: NE 1/4 OF SE 1/4, Sec 20 Twp 62N Rge 18W, TOWN OF OWENS

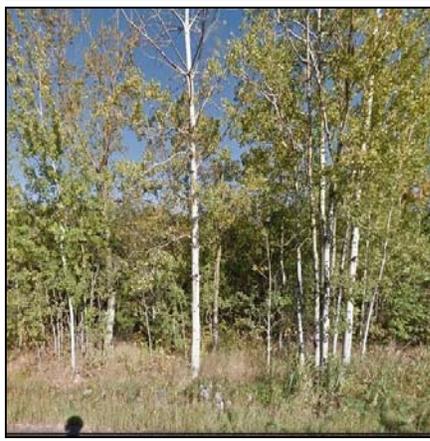


Land	\$24,344.93
Timber	\$155.07
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$24,500.00

This approximately 40 acre parcel is timbered with spruce and tamarack in the east and grassy brush in the center and northwest. Zoning is FAM-3 (Forest Agricultural Management). The parcel contains wetlands that may impact development and/or access plans. Contact the St. Louis County Planning and Community Development Department for permitted uses and zoning questions. Check with the Town of Owens for any certified, pending or future assessments that may be reinstated. Recording fee \$46.00 (Abstract).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, NOR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS OF WAY.

Tract 65	City of Rice Lake	520-0019-00150	\$32,100.00	± 5.00 acres	C22170073
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Location: 4792 Rice Lake Road, Duluth (City of Rice Lake)
Legal: S 1/2 OF N 1/2 OF N 1/2 OF NW 1/4 OF SW 1/4, Sec 32 Twp 51N Rge 14W, CITY OF RICE LAKE



Land	\$30,300.00
Timber	\$0.00
Improvements	\$1,800.00
Certified Assessments	\$0.00
Total	\$32,100.00

This rectangular shaped parcel has approximately 165 feet of frontage on Rice Lake Rd. in the city of Rice Lake. An overhead power line crosses the parcel near the eastern boundary. It is mostly wooded with a low area in the middle. There is a garage and shed of little value. Condition of utilities is unknown. Any personal property remaining is part of the sale. Zoning is RR1 (Residential). This parcel is a legal non-conforming lot of record. The parcel contains wetlands that may impact development and/or access plans. Contact the City of Rice Lake Zoning Administrator for permitted uses and zoning questions. Check with the City of Rice Lake Clerk for details regarding a future utilities assessment in the amount of \$30,957.17 that may be reinstated, and for any other certified, pending or future assessments that may be reinstated. Recording fee \$46.00 (Abstract).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, NOR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS OF WAY.

Tract 66	City of Rice Lake	520-0140-00260,00270	\$10,100.00	± 1.50 acres	C22170017
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Location: northwest of the Luzerne Road and Howard Gnesen Road intersection, Duluth
Legal: LOT 26, also LOT 27, BLOCK 1, INGLESIDE PARK TOWN OF RICE LAKE



Land	\$10,050.00
Timber	\$50.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$10,100.00

Approximately 1.5 acres in the city of Rice Lake. Zoning is RR2 (Rural Residential 2). These parcels contain wetlands that may impact development and/or access plans. Contact the City of Rice Lake Zoning Administrator for permitted uses and zoning questions. Check with the City of Rice Lake Clerk for any certified, pending or future assessments. Recording fee \$46.00 (T#179888).

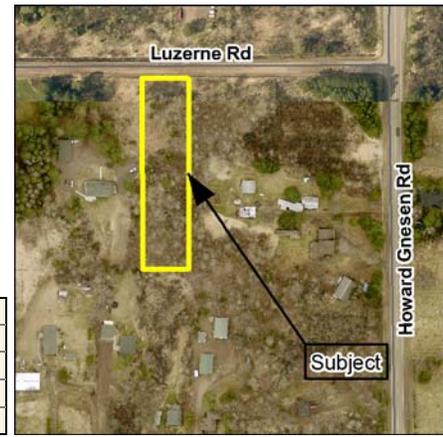
ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, NOR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS OF WAY.



Location: just east of 4124 Luzerne Road, Duluth (City of Rice Lake)

Legal: LOT 22, BLOCK 2, INGLESIDE PARK TOWN OF RICE LAKE

Land	\$9,100.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$9,100.00



This rectangularly shaped parcel has approximately 100 feet of frontage on Luzerne Rd. in the city of Rice Lake. It is mostly wooded with a low area in front. It is zoned RR2 (Residential). Parcel is a legal non-conforming lot of record. The parcel contains wetlands that may impact development and/or access plans. Contact the City of Rice Lake Zoning Administrator for permitted uses and zoning questions. Check with the City of Rice Lake Clerk for any certified, pending or future assessments that may be reinstated. Recording fee \$46.00 (T#135223).

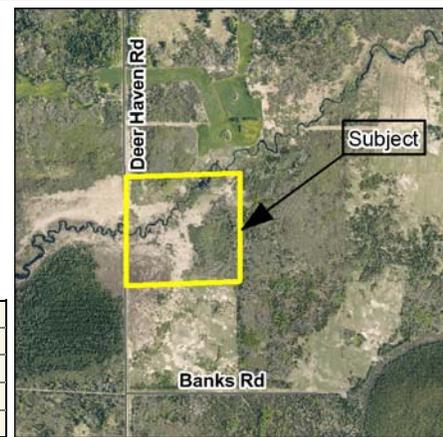
ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, NOR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS OF WAY.



Location: east side of Deer Haven Road, north of Banks Road, Makinen

Legal: LOT 6, Sec 6 Twp 56N Rge 14W, UNORGANIZED 56 14

Land	\$15,324.22
Timber	\$1,575.78
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$16,900.00



This rectangularly shaped parcel is approximately 42.62 acres with the south branch of the Water Hen Creek crossing through the center. Parcel has scattered brush with areas of ash, aspen and spruce. Zoning is MU-4 (Multiple Use). The parcel contains wetlands that may impact development and/or access plans. Contact the St. Louis County Planning and Community Development Department for permitted uses and zoning questions. Check with St. Louis County for any certified, pending or future assessments that may be reinstated. Recording fee \$46.00 (Abstract).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, NOR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS OF WAY.

Lakeshore Lot Sale Information

- Minnesota Session Laws 2012, Chapter 236, Section 28 authorizes St. Louis County to sell tax forfeited lakeshore lots that are currently leased.
- The public sale of tax forfeited lakeshore lots is governed under the provisions of Minnesota Statutes, Section 282.01, Subdivision 3.
- All properties shall be offered at public auction and sold to the highest responsible bidder. Bidding will begin at the minimum bid specified on the list. Properties not receiving a bid at auction will be available over-the-counter on a first come, first serve basis upon payment of required deposit.
- The Lakeshore lots only, separate from improvements will be offered for sale. The minimum bid is the appraised **land** value.
- At the time of sale the purchaser must pay non-refundable earnest money in the amount of \$1,000.00 by certified check, cashier's check or money order, payable to the St. Louis County Auditor.
- The County Auditor shall charge and collect in full at the time of sale for the State of Minnesota, an assurance fee of three percent of the total sale price of the land. Additional fees such as recording fees, deed fees, and deed taxes will be explained at the time of payment.
- The full balance of the purchase price, with fees, must be made within 15 days of the auction sale, **prior to payment to the leaseholder for improvements**, by certified check, cashier's check or money order. If an agreement with the lease holder is reached which allows greater than 15 days from the date of sale for payment of improvements (*see below), full balance of the purchase price for the land, with fees, must be made to the County within 30 days of the date of sale.
- The purchaser shall reimburse the county for appraisal and survey costs allocated to the lot purchased.
- ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, NOR GUARANTEES WITH RESPECT TO ACCESS TO STATE TAX FORFEITED LANDS SOLD.
- For septic information, please contact the St. Louis County Environmental Services Department at 218-749-0625 or 218-725-5200.

Payment for Lakeshore Lot Improvements

- The purchaser must make payment in full to the leaseholder in the manner provided in Minnesota Statutes, Section 92.06, Subdivision 4, **for the value of any improvements**.
- Payment for improvements must be made within 15 days of the auction sale, either in cash or upon terms and conditions agreeable to the owner of improvements. If payment for improvements is not made in cash, and there is no agreement between parties within 15 days of the auction sale, St. Louis County will void the land sale and reoffer the property at a future public auction.

Questions?

Please contact the St. Louis County Land & Minerals Department at **218-726-2606**

Tract 69 **C22170052** **Ault Township** **Acres +/- 1.77** **CVT: 230** **Plat: 50**
Twp: 55 Rng: 12 Sec: 23 **Zoning: SMU-7** **Parcel(s): 40**



Land	\$49,000.00
Additional Costs Not Subject to Bid Up	
Appraisal	\$1,475.00
Survey	\$568.92

County Assessor Virginia.....218-749-7147
 County Environmental Services (N).....218-749-0625
 County Planning & Development (N).....218-749-7103

Legal Description:
 LOT 4, BLOCK 1, STUMP LAKE NORTH

Comments:

A shoreland parcel located in the Brimson area on Little Stone Lake. This approximately 1.77 acre lot contains nearly 215 feet of lake frontage, and is zoned SMU-7 (Shoreland Mixed Use), which requires 1 acre and 150 feet of lot width to meet standards. Contact St. Louis County Planning and Community Development for zoning questions. Recording fee \$46.00 (Abstract).

Additional Costs Paid to Lessee	
Improvements	\$5,600.00

Improvements include a +/- 323 sq. ft. cabin, shed, and privy. 230-0000-09480

Driving Directions: 1420 North Little Stone Lake Road, Brimson
 From Duluth, take Pequawaywan Lake Rd. north, turn right on Hopper Rd., turn left on Stone Lake Bridge Rd., turn left on Drummond Grade, then turn right on North Little Stone Lake Rd. and travel to property (fire number 1420). Cabin can also be identified by lease tag L03850186 on structure.



ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, NOR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS OF WAY.

Tract 70 **C22170053** **Beatty Township** **Acres +/- 2.1** **CVT: 250** **Plat: 115**
Twp: 64 Rng: 18 Sec: 20 **Zoning: RES-7** **Parcel(s): 150**



Land	\$64,000.00
Additional Costs Not Subject to Bid Up	
Appraisal	\$1,475.00
Survey	\$2,036.53

County Assessor Virginia.....218-749-7147
 County Environmental Services (N).....218-749-0625
 County Planning & Development (N).....218-749-7103

Legal Description:
 LOT 15, BLOCK 1, OLECRANON

Comments:

A shoreland parcel located north of the city of Cook on Elbow Lake. This approximately 2.1 acre lot contains nearly 280 feet of frontage and is zoned RES-7 (Residential), which requires 1 acre and 150 feet of lot width to meet standards. Permissible entry to this parcel is via the lake, from a public landing or private resort. Contact St. Louis County Planning and Community Development for zoning questions. Recording fee \$46.00 (Abstract).

Additional Costs Paid to Lessee	
Improvements	\$21,000.00

Improvements include a +/- 576 sq. ft. cabin and outhouse. 250-0000-09202

Driving Directions: 9283 Elbow Lake North, Cook
 From U.S. Highway #53 in Cook, turn north on County Rd. 24, then turn left on Susan Lake Rd. to the Burris Landing on Elbow Lake, a public boat landing. Proceed northerly and easterly by boat to the north shore of the central portion of the lake. Cabin can be identified by lease tag L03850029 on structure.



ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, NOR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS OF WAY.

Tract 71	C22170054	Beatty Township	Acres +/- 2.2	CVT: 250 Plat: 117
		Twp: 64 Rng: 18 Sec: 22	Zoning: RES-7	Parcel(s): 80



Land	\$54,500.00
Additional Costs Not Subject to Bid Up	
Appraisal	\$1,475.00
Survey	\$2,036.53

County Assessor Virginia.....218-749-7147
 County Environmental Services (N).....218-749-0625
 County Planning & Development (N).....218-749-7103

Legal Description:

LOT 8, BLOCK 1, OLECRANON SECOND ADDITION

Comments:

A shoreland parcel located north of the city of Cook on Elbow Lake. This approximately 2.2 acre lot contains nearly 277 feet of lake frontage, and is zoned RES-7 (Residential), which requires 1 acre and 150 feet of lot width to meet standards. Permissible entry to this parcel is via the lake, from a public landing or private resort. Contact St. Louis County Planning and Community Development for zoning questions. Recording fee \$46.00 (Abstract).

Additional Costs Paid to Lessee	
Improvements	\$52,000.00

Improvements include a +/- 720 sq. ft. cabin with front and upper level decks. 250-0000-09408

Driving Directions: 4078 North Arm West, Cook

From U.S. Highway #53 in Cook, turn north on County Rd. 24, then turn left on Susan Lake Rd. to the Burris Landing on Elbow Lake, a public boat landing. Proceed northerly and easterly by boat to the north shore of the central portion of the lake. Cabin can be identified by lease tag L03880004 on structure.



ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, NOR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS OF WAY.

Tract 72	C22170055	Cotton Township	Acres +/- 2.77	CVT: 305 Plat: 10
		Twp: 54 Rng: 16 Sec: 14	Zoning: FAM-1	Parcel(s): 2231



Land	\$16,000.00
Additional Costs Not Subject to Bid Up	
Appraisal	\$642.86
Survey	\$1,555.00

County Assessor Duluth.....218-726-2304
 County Environmental Services (S).....218-725-5200
 County Planning & Development (S).....218-725-5000

Legal Description:

PART OF E1/2 OF NE1/4 DESC AS FOLLOWS: COMMENCING AT A SPIKE IN AN IRON PIPE AT THE E1/4 CORNER OF SAID SEC 14; THENCE N01DEG16'05"E ASSIGNED BEARING ALONG THE E LINE OF SAID SEC 14 FOR A DISTANCE OF 2034.40 FT TO THE POINT OF BEGINNING; THENCE S69DEG27'06"W FOR A DISTANCE OF 270.34 FT; THENCE S01DEG14'28"W FOR A DISTANCE OF 620 FT; THENCE S88DEG43'55"E FOR A DISTANCE OF 11 FT, MORE OR LESS, TO THE SHORELINE OF LITTLE LONG LAKE; THENCE NELY ALONG THE SHORELINE OF LITTLE LONG LAKE FOR A DISTANCE OF 510 FT, MORE OR LESS, TO SAID E LINE OF SEC 14; THENCE N01DEG16'05"E ALONG SAID E LINE OF SEC 14 FOR A DISTANCE OF 340 FT, MORE OR LESS, TO THE POINT OF BEGINNING. Sec 14 Twp 54 Rge 16

Comments:

A shoreland parcel located east of Cotton on Little Long Lake. This approximately 2.77 acre lot contains nearly 320 feet of frontage and is zoned FAM-1 (Forest Agricultural Management). Contact St. Louis County Planning and Community Development for zoning questions. Recording fee \$46.00 (Abstract).

Additional Costs Paid to Lessee	
Improvements	\$19,000.00

Improvements include a +/- 560 sq. ft. cabin, sauna and outhouse. 305-0000-09170

Driving Directions: 6119 Elde Road, Cotton

Follow County Highway #52 east from Cotton for 6.3 miles. Turn south onto a gravel road (County Rd. 15) for 1.5 miles. Turn east onto another gravel road (County Rd. 973) for 0.8 miles. The leased site will be accessed by a woods road and can be identified by lease tag L03880009 on the structure.



ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, NOR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS OF WAY.

Tract 73 C22160142	Unorganized Township	Acres +/- 2.5	CVT: 625	Plat: 60
	Twp: 61 Rng: 13 Sec: 12	Zoning: SMU-7	Parcel(s): 10	



Land	\$59,500.00
Additional Costs Not Subject to Bid Up	
Appraisal	\$1,475.00
Survey	\$2,066.62

County Assessor Virginia.....218-749-7147
 County Environmental Services (N).....218-749-0625
 County Planning & Development (N).....218-749-7103

Legal Description:
 TRACT A, RLS NO. 125

Comments:

A shoreland parcel located on Bear Island River. This approximately 2.5 acre lot contains nearly 210 feet of lake frontage, and is zoned SMU-7 (Shoreland Mixed-Use), which requires 1 acre and 150 feet of lot width to meet standards. Permissible entry to this parcel is via the river, from a public landing or private resort. Contact St. Louis County Planning and Community Development for zoning questions. Recording fee \$46.00 (T#337079).

Additional Costs Paid to Lessee	
Improvements	\$26,000.00

Improvements include a +/- 320 sq. ft. seasonal cabin, storage shed, and a privy. 625-0000-09762

Driving Directions: Bear Island River, Babbitt

From Highway #21, turn onto Bear Island River Road, turn left to Verbick Road and follow to public access. Follow the river by boat one mile east, parcel will be located on the north shore. Cabin can also be identified by lease tag L03890006 on the structure.

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, NOR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS OF WAY.

Tract 74 C22160143	Unorganized Township	Acres +/- 2.6	CVT: 625	Plat: 60
	Twp: 61 Rng: 13 Sec: 12	Zoning: SMU-7	Parcel(s): 20	



Land	\$60,000.00
Additional Costs Not Subject to Bid Up	
Appraisal	\$1,475.00
Survey	\$2,066.62

County Assessor Virginia.....218-749-7147
 County Environmental Services (N).....218-749-0625
 County Planning & Development (N).....218-749-7103

Legal Description:
 TRACT B, RLS NO. 125

Comments:

A shoreland parcel located on Bear Island River. This approximately 2.6 acre lot contains nearly 229 feet of lake frontage, and is zoned SMU-7 (Shoreland Mixed-Use), which requires 1 acre and 150 feet of lot width to meet standards. Permissible entry to this parcel is via the river, from a public landing or private resort. Contact St. Louis County Planning and Community Development for zoning questions. Recording fee \$46.00 (T337080).

Additional Costs Paid to Lessee	
Improvements	\$46,500.00

Improvements include a +/- 594 sq. ft. seasonal cabin, shed, and privy. **There is an underground storage tank on site.** 625-0000-09760

Driving Directions: Bear Island River, Babbitt

From Highway #21, turn onto Bear Island River Road, turn left to Verbick Road and follow to public access. Follow the river by boat one mile east, parcel will be located on the north shore. Cabin can also be identified by lease tag L03860006 on the structure.

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, NOR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS OF WAY.



Land	\$61,500.00
Additional Costs Not Subject to Bid Up	
Appraisal	\$1,475.00
Survey	\$810.81

County Assessor Virginia.....218-749-7147
 County Environmental Services (N).....218-749-0625
 County Planning & Development (N).....218-749-7103

Legal Description:
 LOT 5, BLOCK 2, LEISURE LAKE

Comments:

A shoreland parcel located near the city of Makinen on Section Fourteen Lake. This approximately .92 of an acre lot contains nearly 154 feet of lake frontage and is zoned SMU-7 (Shoreland Mixed-Use), which requires 1 acre and 150 feet of lot width to meet standards. Contact St. Louis County Planning and Community Development for zoning questions. Recording fee \$46.00 (Abstract).

Additional Costs Paid to Lessee	
Improvements	\$39,000.00

Improvements include a +/- 460 sq. ft. cabin and shed. 676-0000-09115



Driving Directions: 6151 Leisure Lake Road, Makinen
 From U.S. Highway #53, travel east on County Road 16 to the Makinen Corner, turn right on County Road 108, then turn left on Leisure Lake Road and proceed to the property (fire number 6151). Cabin can also be identified by lease tag L03850070 on structure.



DO'S AND DON'TS

Land and Minerals Department St. Louis County, Minnesota

THE DO'S AND DON'TS OF MN STATE TAX FORFEITED LANDS USE

An overview of activities you **CAN** and **CANNOT** partake in on Minnesota State Tax Forfeited lands managed by the St. Louis County Land and Minerals Department.

DO'S This you **CAN** do...

- You **CAN** hunt on MN State Tax Forfeited land. (All federal, state and local laws and regulations apply.)
- You **CAN** gather on MN State Tax Forfeited land. (All federal, state and local laws and regulations apply.)
- You **CAN** enjoy authorized trails and recreate on MN State Tax Forfeited land. (All federal, state and local laws and regulations apply.)

DON'TS

- You **CANNOT** dispose of garbage, refuse or electronics on MN State Tax Forfeited land.
- You **CANNOT** build a structure or fixture (this includes but is not limited to sheds, lean to, garage, fencing, barricades, gates) on MN State Tax Forfeited land.
- You **CANNOT** park your vehicle frequently on MN State Tax Forfeited land (for example, you have a tax forfeited lot near your house or work, you are not allowed to park without a permit or lease).
- You **CANNOT** construct permanent deer stands on MN State Tax Forfeited land.
- You **CANNOT** cut trees or any other vegetation without a permit or lease on MN State Tax Forfeited land. This includes harvesting of dead and down trees.
- You **CANNOT** access MN State Tax Forfeited land through private property without permission.
- You **CANNOT** place fill on MN State Tax Forfeited land without a permit.
- You **CANNOT** place any type of sign, including No Trespassing or Private Property, on MN State Tax Forfeited land.
- You **CANNOT** construct or create parking areas or access routes of any material including sand, gravel, asphalt or concrete on MN State Tax Forfeited land.
- You **CANNOT** construct or create garden areas, including raised beds and fences, on MN State Tax Forfeited land without the proper lease issued by the Land and Minerals Department.





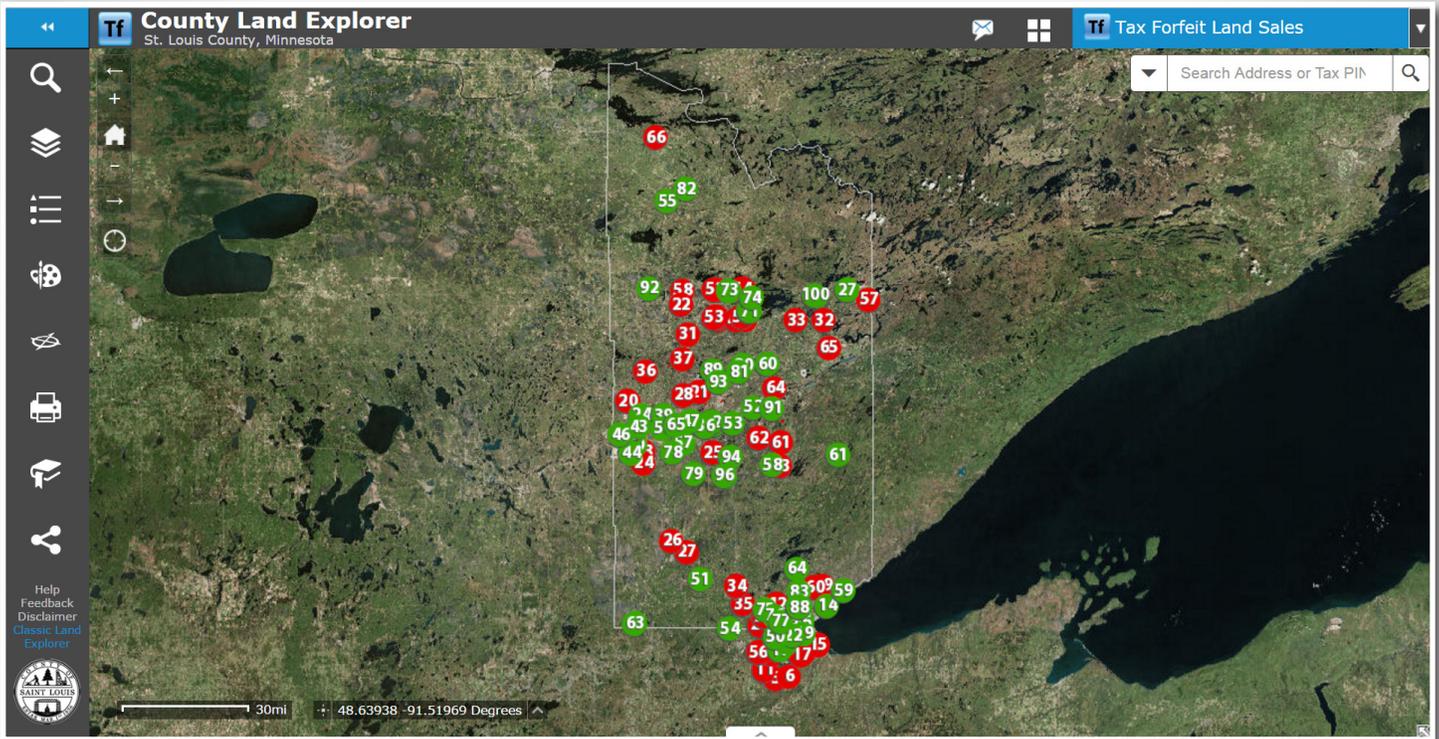
MAPPING- AUCTION AND AVAILABLE LIST

Land and Minerals Department St. Louis County, Minnesota



County Land Explorer

Mapping of St. Louis County Tax Forfeit Auction and Available Property



About: The St Louis County Land Explorer is an interactive web mapping application providing the ability to query and map St. Louis County land record data. This map application allows users to view tax forfeited property available at the upcoming public auction and tax forfeited properties available to purchase over-the-counter.

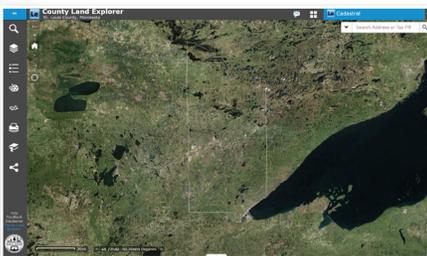
Web Link: <http://www.stlouiscountymn.gov/explorer>

About App: stlouiscountymn.gov/LANDPROPERTY/Maps/MappingApplications/CountyLandExplorer.aspx

To View

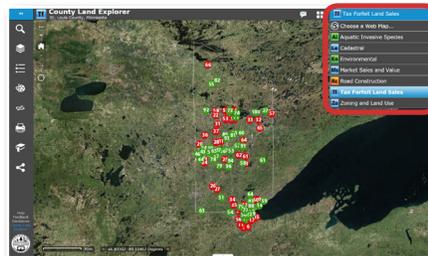
Step 1:

Open County Land Explorer



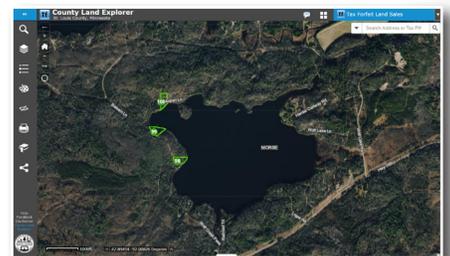
Step 2:

Select "Tax Forfeit Land Sales"



Step 3:

Zoom to area of interest



JUNE 8, 2017



St. Louis County, Minnesota

TAX FORFEITED PROPERTY AUCTION

Land and Minerals Department

• Recreational Land • Homes • Investment Property • Lakeshore



**FOR
S
A
L
E**

LAND SALE AUCTION

Thursday, June 8, 2017

10:00 a.m.

AAD Shriners' Center

5152 Miller Trunk Highway

Hermantown, MN 55811



Barrier Free: All St. Louis County auctions are accessible to the handicapped. Attempts will be made to accommodate any other individual needs for special services. Please contact the St. Louis County Land and Minerals Department at 218-726-2606 prior to the auction so necessary arrangements can be made.

Notice: Tracts shown in this booklet will be auctioned at the full total price that is listed on each tract. Purchase offers for less than the total price will not be accepted. Please contact any of our Land and Minerals Department offices for further questions.

stlouiscountymn.gov

218-726-2606