



St. Louis County, Minnesota

TAX FORFEITED PROPERTY AUCTION

Land and Minerals Department

- Recreational Land
- Homes
- Investment Property
- Lakeshore

LAND SALE AUCTION

Thursday, October 11, 2018
10:00 a.m.

Miners Memorial Building
821 S 9th Ave.
Virginia, MN 55792



County Financing Available

RESIDENTIAL

HERMANTOWN



Single Family Home

ACREAGE

HIBBING



34 acres

LAKESHORE

ELY



Shagawa Lake



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 Forfeited Land Sales" link) 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 on the subscribe button.

QUESTIONS and PURCHASE

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

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 of 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 website.



DISCLAIMERS

Land and Minerals Department St. Louis County, Minnesota



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. Payment must be made by certified funds if purchaser has ever made payment that has been returned non-sufficient funds (NSF).

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, OR 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. Payment must be made by certified funds if purchaser has ever made payment that has been returned non-sufficient funds (NSF).

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 pm 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

3002A

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?

OWNERSHIP (For DEED purposes only- Check One)

Single Ownership Co-ownership: Joint Tenancy Co-ownership: Tenancy in Common Co-ownership: Other

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?

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.

Look for announcements for the 2019 Auctions
February **June** **October**

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 Forfeited Land Sales" link, then select "Land Sale Auction List". Listings for the next land sale will be available approximately one month before the sale date.

2. WHEN AND WHERE ARE YOUR 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 Forfeited Land Sales" link, then select "Available Property List".

5. 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. The form can be downloaded at: www.stlouiscountymn.gov >Land & Minerals >Tax Forfeited Trust Lands >Access, Encumbrances and Trails. 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.

6. 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 resource management (i.e. 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).

7. 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
Zoning Administrator	721-5001
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
Fredenbergl	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	343-6594
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 in the blue areas on 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.

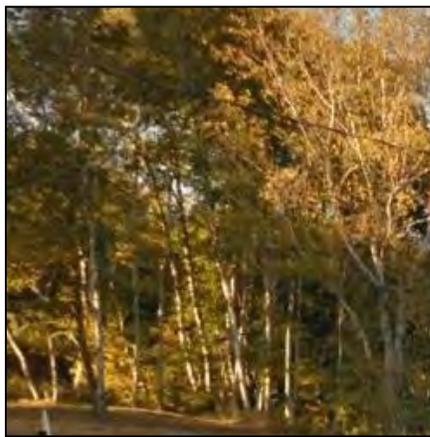
LOCAL ZONING AREAS

If you plan to purchase and develop tax forfeited property in the white areas on 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	010-0260-01450,01460	\$1,260.00	± 0.14 acres	C22150051
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Location: northwest of the Columbia Street and N 53rd Avenue W intersection, Duluth
Legal: LOT 7 INC PART OF VAC ALLEY ADJ and LOT 8 THAT PART LYING S OF D M&N RY RT OF WAY AND INC PART VAC ALLEY AD, BLOCK 9, BELMONT PARK ADDITION TO DULUTH

Land	\$1,260.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$1,260.00



Vacant and mostly wooded tract located in the city of Duluth. This non-conforming, irregularly shaped property 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 \$112.00 (T#219514, T#25980 and Abstract).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, OR 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	010-0500-02030	\$5,000.00	± 0.08 acres	C22170041
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Location: northeast corner 11th Avenue E and 10th Street E, Duluth
Legal: THAT PART OF LOTS 1 AND 2, BLK 9, CHESTER PARK DIV, AND LOT 1, BLK 163, PORTLAND DIV, LYING WITHIN 35 FT OF SLY LINE OF 10TH STREET, BLOCK 9, CHESTER PARK DIVISION OF DULUTH

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



Vacant, non-conforming lot on the corner of N 11th Ave. E and 10th St. E in the East Hillside neighborhood of Duluth. Any personal property remaining is part of the sale. This +/- 35' x 100' 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 any certified, pending or future assessments that may be reinstated. Recording fee \$46.00 (T#220032).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, OR 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	010-0840-01670,01680,01690,01700	\$11,850.00	± 0.23 acres	C22180062
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Location: northwest of the dead end of N 42nd Avenue W above W 8th Street, Duluth
Legal: LOT 26 and N 10 FT of LOT 27 and S 15 FT of LOT 27 and LOT 28, BLOCK 4, DICKERMANS DIVISION OF DULUTH

Land	\$11,850.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$11,850.00



Vacant, partially wooded property at the end of N 42nd Ave. W in the Cody neighborhood of Duluth. This +/- 82' x 125' 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 \$46.00 (T#157610).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, OR 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

010-1130-00300,00310,00320

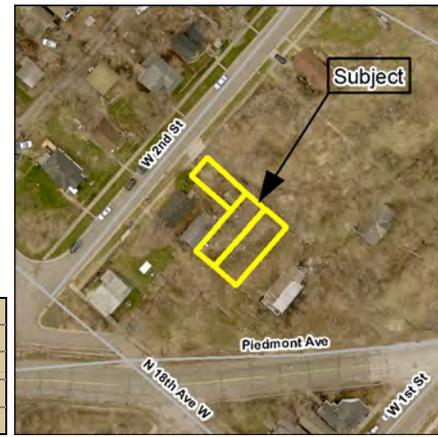
\$2,250.00

± 0.13 acres

C22180063

**Location:** W 2nd Street and undeveloped Fir Avenue, Duluth**Legal:** NLY 25 X 80 FT of LOT 16 and S 30 X 80 FT of LOT 16 and E 25 FT of LOT 17, BLOCK 70, MYERS REARR BLK 70 DULUTH PROPER 2ND DIVISION

Land	\$2,000.00
Timber	\$0.00
Improvements	\$250.00
Certified Assessments	\$0.00
Total	\$2,250.00



Vacant, partially wooded lots on undeveloped Fir Ave. and W 2nd St. in the Lincoln Park neighborhood of Duluth. This irregularly shaped property has +/- 5,775 sq. ft. of land and includes a small shed. Any personal property remaining is part of the sale. This area is zoned R-2 (Urban 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).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, OR 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

010-1220-03950

\$16,200.00

± 0.17 acres

C22180076

**Location:** northeast of 2013 W 6th Street, Duluth**Legal:** LOT 321, BLOCK 157, DULUTH PROPER SECOND DIVISION

Land	\$16,200.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$16,200.00



Vacant lot on W 6th St. in the Lincoln Park neighborhood of Duluth. This +/- 50' x 150' 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 any certified, pending or future assessments that may be reinstated. Recording fee \$46.00 (Abstract).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, OR 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

010-1220-06110

\$4,650.00

± 0.08 acres

C22180208

**Location:** between 2413 and 2417 W 7th Street, Duluth**Legal:** W 1/2 of LOT 391, BLOCK 170, DULUTH PROPER SECOND DIVISION

Land	\$4,650.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$4,650.00



Vacant lot on W 7th St. in the Lincoln Park neighborhood of Duluth. This +/- 25' 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 future assessment in the amount of \$2,945.43 that may be reinstated, and for any other certified, pending or future assessments that may be reinstated. Any personal property remaining on the site is part of sale. Recording fee \$46.00 (T#228083).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, OR 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	010-1250-00130	\$5,100.00	± 0.05 acres	C22180216
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Location: northwest of 602 W 3rd Street, Duluth
Legal: N 50 FT of LOT 98, BLOCK 26, DULUTH PROPER THIRD DIVISION



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

Vacant lot on W 3rd St. in the Central Hillside neighborhood of Duluth. This +/- 50' x 50' parcel is zoned R-2 (Urban 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).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, OR 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	010-1350-08090,08100	\$15,225.00	± 0.08 acres	C22180217
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Location: between 411 and 423 E 9th Street, Duluth
Legal: E 1/2 of LOT 71 and W 1/2 of LOT 73, BLOCK 125, DULUTH PROPER THIRD DIVISION



Land	\$15,225.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$15,225.00

Vacant, sloping lots located in the Central Hillside neighborhood of Duluth. This +/- 50' x 140' property is zoned R-1 (Residential). The structures that previously occupied this site were demolished in 2015. 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. Any personal property remaining is part of the sale. The City of Duluth has waived the previously listed assessment. There is an unsatisfied mortgage or promissory note held against this property - consult a real estate attorney for details. Recording fee \$46.00 (Abstract).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, OR 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	010-1350-13770	\$8,300.00	± 0.07 acres	C22180209
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Location: between 613 and 619 E 10th Street, Duluth
Legal: E 1/2 of LOT 103, BLOCK 161, DULUTH PROPER THIRD DIVISION



Land	\$8,300.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$8,300.00

Vacant lot on E 10th St. in the East Hillside neighborhood of Duluth. This +/- 25' 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 any certified, pending or future assessments that may be reinstated. The City of Duluth has waived the previously listed assessments. Recording fee \$46.00 (Abstract).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, OR 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	010-1480-06990	\$6,975.00	± 0.08 acres	C22180218
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Location: between 1520 and 1524 E 4th Street, Duluth
Legal: WEST 1/2 of LOT 6, BLOCK 91, ENDION DIVISION OF DULUTH



Land	\$6,975.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$6,975.00

Vacant lot on E 4th St. in the Endion neighborhood of Duluth. This +/- 25' x 140' parcel is zoned MU-N (Mixed Use Neighborhood). Contact City of Duluth Construction Services for permitted uses and zoning questions. Check with City of Duluth Treasurer's Office for any certified, pending or future assessments that may be reinstated. Any personal property remaining is part of the sale. Recording fee \$46.00 (Abstract).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, OR 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	010-2140-00570	\$4,350.00	± 0.07 acres	C22180256
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Location: between 3711 and 3717 W 6th Street, Duluth
Legal: LOT 10, BLOCK 5, HAZELWOOD PARK DIVISION OF WEST DULUTH



Land	\$4,350.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$4,350.00

Vacant lot on W 6th St. in the Denfeld neighborhood of Duluth. This +/- 25' x 132' 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 any certified, pending or future assessments that may be reinstated. Recording fee \$46.00 (T#154334).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, OR 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	010-3540-03330	\$9,000.00	± 0.14 acres	C22180093
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Location: Between 1533 96th Ave W and 226 Crestline Street, Duluth
Legal: LOTS 15 AND 16, BLOCK 12, NORTONS STEEL PLANT DIVISION OF DULUTH



Land	\$9,000.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$9,000.00

Vacant, grassy lot on 96th Ave. W in Gary New Duluth neighborhood. This +/- 60' x 100' 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 any certified, pending or future assessments that may be reinstated. Recording fee \$46.00 (Abstract).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, OR 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	010-3850-03770	\$10,275.00	± 0.08 acres	C22180211
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Location: between 822 and 828 E 7th Street, Duluth

Legal: LOT 12, BLOCK 141, PORTLAND DIVISION OF TOWN OF DULUTH

Land	\$10,275.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$10,275.00



Vacant, grassy lot on E 7th St. in the East Hillside neighborhood of Duluth. The structure that previously occupied this parcel was removed in 2013. This +/- 25' 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 details regarding a future assessment in the amount of \$5,308.58 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, OR 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	010-4030-00110	\$420.00	± 0.04 acres	C22150062
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Location: south side of Columbia St., west of N. 53rd Ave. W.

Legal: LOT 7 EX WLY 10 FT, BLOCK 1, SHARPS ADDITION TO DULUTH

Land	\$420.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$420.00



Vacant and mostly wooded parcel located in the city of Duluth. This +/- 15' x 120' property is zoned R-1 (Residential). Contact City of Duluth Construction Services for permitted uses and zoning questions. This parcel is non-conforming. Contact the City of Duluth for any certified, pending or future assessments that may be reinstated. Recording fee \$46.00 (Abstract).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, OR 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	010-4050-02020	\$3,375.00	± 0.05 acres	C22180257
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Location: east corner of N 25th Avenue W and W 8th Street, Duluth

Legal: THAT PART OF LOTS 5 AND 6 BLK 8 WHICH LIES WITHIN 50FT OF SLY LINE OF 8TH STREET, BLOCK 8, SPALDINGS ADDITION DULUTH

Land	\$3,375.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$3,375.00



Vacant, grassy lot on the corner of N 25th Ave. W and 8th St. in the Lincoln Park neighborhood of Duluth. This +/- 50' x 50' parcel is zoned R-1 (Traditional 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. Any personal property remaining is part of the sale. Recording fee \$46.00 (Abstract).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, OR 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

010-4470-00590

\$8,025.00

± 0.11 acres

C22180254

**Location:** between 412 and 418 N 54th Avenue W, Duluth**Legal:** SLY 12 1/2 FT OF LOT 9 AND ALL OF LOT 10, BLOCK 4, WEST DULUTH 1ST DIVISION

Land	\$7,613.82
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$411.18
Total	\$8,025.00



Vacant lot on N 54th Ave. W in the Lincoln Park neighborhood of Duluth. The structures that previously occupied this parcel were removed in 2018. This +/- 38' x 125' parcel is zoned R-P (Residential Planned). 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 assessment in the amount of \$411.18 that must be paid at the time of sale, a future assessment in the amount of \$288.00 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, OR 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

010-4500-00750

\$7,950.00

± 0.14 acres

C22180082

**Location:** north of 330 S 61st Avenue W, Duluth**Legal:** LOTS 11 AND 12, BLOCK 78, WEST DULUTH 4TH DIVISION

Land	\$7,950.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$7,950.00



Vacant, wooded property on S 61st Ave. W in the Irving neighborhood of Duluth. This +/- 50' x 118' 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 any certified, pending or future assessments that may be reinstated. Recording fee \$46.00 (Abstract).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, OR 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

010-4510-06880

\$2,025.00

± 0.07 acres

C22180221

**Location:** between 620 and 626 N 57th Avenue W, Duluth**Legal:** LOT 6, BLOCK 163, WEST DULUTH 5TH DIVISION

Land	\$2,025.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$2,025.00



Vacant, grassy lot on N 57th Ave. W in the Cody neighborhood of Duluth. This +/- 25' x 125' 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 any certified, pending or future assessments that may be reinstated. Any personal property remaining is part of the sale. Recording fee \$46.00 (Abstract).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, OR 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	010-4520-17150	\$2,325.00	± 0.07 acres	C22180223
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Location: between 4702 and 4710 W 8th Street, Duluth
Legal: LOT 2, BLOCK 120, WEST DULUTH 6TH DIVISION

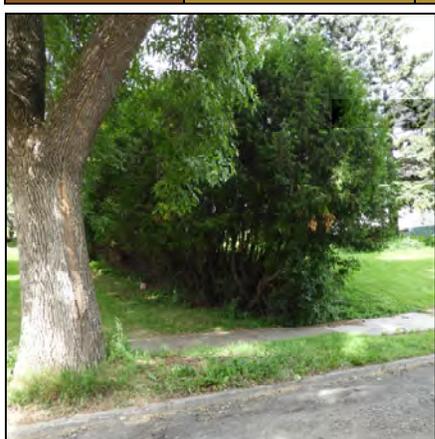
Land	\$2,325.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$2,325.00



Vacant lot on W 8th St. in the Denfeld neighborhood of Duluth. This +/- 25' x 132' 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 any certified, pending or future assessments that may be reinstated. Recording fee \$46.00 (Abstract).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, OR 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	010-4570-02060	\$3,675.00	± 0.06 acres	C22180083
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Location: between 351 Michigan Avenue and 3061 Restormel Street, Duluth
Legal: LOT 8, BLOCK 18, WEST PARK DIVISION OF DULUTH

Land	\$3,675.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$3,675.00



Vacant, partially wooded lot in the Lincoln Park neighborhood of Duluth. This +/- 25' x 110' parcel 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 Treasure's Office for any certified, pending or future assessments that may be reinstated. Recording fee \$46.00 (T#16795).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, OR 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	010-4570-02460	\$7,200.00	± 0.06 acres	C22180212
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Location: west of 3059 Vernon Street, Duluth
Legal: LOT 7, BLOCK 21, WEST PARK DIVISION OF DULUTH

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



Vacant lot on Vernon St. in the Lincoln Park neighborhood of Duluth. The structure that previously occupied this parcel was removed in 2018. This +/- 25' x 100' 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 any certified, pending or future assessments that may be reinstated. An unsatisfied mortgage is held against this property - consult a real estate attorney for details. Recording fee \$46.00 (Abstract).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, OR 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 Chisholm	020-0030-01045	\$500.00	± 0.04 acres	C22180145
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Location: between 510 and 514 Central Avenue S, Chisholm
Legal: S 1/2 OF LOT G, BLOCK 35, CENTRAL AVE REARRANGEMENT OF CHISHOLM

Land	\$500.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$500.00



This non-conforming +/-13' 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).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, OR 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	020-0040-02980	\$23,950.00	± 0.08 acres	C22180267
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Location: 414 5th Street SW, Chisholm
Legal: ELY 4 FT OF LOT 10 AND ALL OF LOT 11, BLOCK 12, CHISHOLM 2ND ADDITION

Land	\$2,300.00
Timber	\$0.00
Improvements	\$21,650.00
Certified Assessments	\$0.00
Total	\$23,950.00



This +/- 29' x 125' parcel has a 2 story house with kitchen, dining room, living room, 3 bedrooms, 1 bathroom and an unfinished basement. Condition of utilities is unknown. 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. Proof of insurance for this structure is required within 30 days if purchased under contract. Recording fee \$46.00 (Abstract).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, OR 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	020-0080-00110,00120,00121	\$4,725.00	± 1.46 acres	C22180251
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Location: north of 5325 Mcniven Road, west of 2nd Avenue NW, Chisholm
Legal: LOT 11 and UND 1/2 of LOT 12 and UND 1/2 of LOT 12, BLOCK 1, CARLIN GARDENS CHISHOLM

Land	\$4,725.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$4,725.00



This +/- 188' x 338' parcel is crossed by a ditch and is zoned R-2 (Residence District). Contact the City of Chisholm for permitted uses and zoning questions. The parcel is predominately wetland and may not be suitable for development. 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, OR 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

020-0080-00400

\$1,275.00

± 0.77 acres

C22180238

**Location:** east side of Highway 73, north of McNiven Road, Chisholm**Legal:** LOT 11, BLOCK 2, CARLIN GARDENS CHISHOLM

Land	\$1,275.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$1,275.00



This +/- 155' x 215' parcel is zoned R-2 (Residential District). The structures that previously occupied this parcel were removed in 2010. 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. Any personal property remaining is part of the sale. Recording fee \$46.00 (Abstract).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, OR 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

020-0150-05500

\$250.00

± 0.02 acres

C22180149

**Location:** east side of 2nd Avenue NW between 7th and 8th Streets NW, south of the alley, Chisholm**Legal:** LOT 1 EX N 46.83 FT, BLOCK 21, NORTHERN ADDITION TO CHISHOLM

Land	\$250.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$250.00



This non-conforming +/-25' x 33' 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).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, OR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS-OF-WAY.

Tract 27

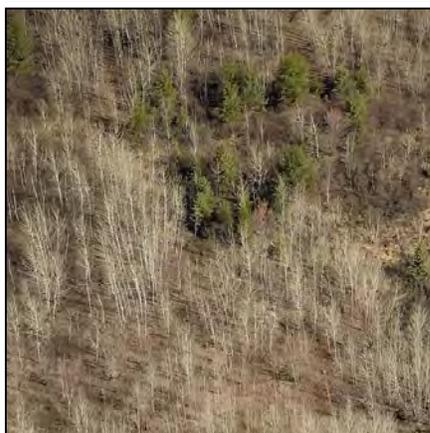
City Of Chisholm

020-0195-00760

\$375.00

± 0.22 acres

C22170357

**Location:** Off of undeveloped platted 5th Street NW, Chisholm**Legal:** LOT 9, BLOCK 6, WENTON ADDITION CITY OF CHISHOLM

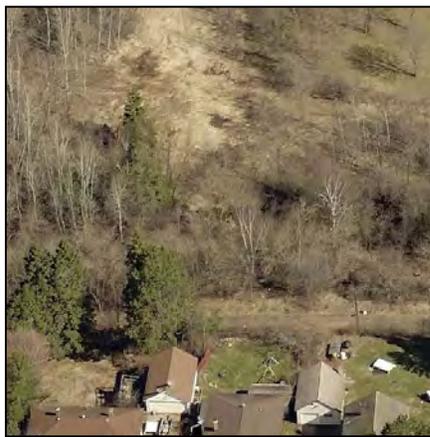
Land	\$375.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$375.00



This +/- 89' x 120' parcel is zoned R-2 (Residence 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, OR 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	020-0200-01010	\$3,075.00	± 0.39 acres	C22170356
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Location: west of 7th Ave. NW, on the north side of the undeveloped extension of 4th St. NW, Chisholm

Legal: LOTS 1 THRU 5, BLOCK 5, WESTERN ADDITION TO CHISHOLM

Land	\$3,075.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$3,075.00



This +/- 135' x 125' parcel is located on platted, undeveloped Elm St. (4th St. NW extended west). Zoning is R-1 (Residence District). Contact the City of Chisholm for permitted uses and zoning questions. Any potential owner must obtain appropriate approvals, if improving undeveloped, platted roads to the site. 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, OR 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	020-0200-06260	\$3,525.00	± 0.55 acres	C22170353
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Location: east side of 7th Ave NW, between 8th and 9th Streets, Chisholm

Legal: LOTS 1 THRU 10, BLOCK 27, WESTERN ADDITION TO CHISHOLM

Land	\$3,525.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$3,525.00



This +/- 95' x 250' parcel is R-1 (Residence District). Contact the City of Chisholm for permitted uses and zoning questions. The parcel contains 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. Any personal property remaining is part of the sale. Recording fee \$46.00 (Abstract).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, OR 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 Ely	030-0030-01480	\$8,400.00	± 0.96 acres	C22180097
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Location: east of 725 Lockhart Street W, Ely

Legal: LOTS 1 THRU 25 INC, BLOCK 7, AUDITORS PLAT OF CHANDLER ADDITION TO ELY

Land	\$8,400.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$8,400.00



This +/- 625' x 116' parcel is located on undeveloped platted roads and is zoned R-1 (Residential). Contact the City of Ely for permitted uses and zoning questions. Any potential owner must obtain appropriate approvals, if improving undeveloped, platted roads. The parcel contains wetlands that may impact development and/or access plans. Check with the City of Ely for any certified, pending or future assessments that may be reinstated. Recording fee \$46.00 (Abstract).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, OR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS-OF-WAY.

Tract 31	City Of Ely	030-0030-02850	\$20.00	± 0.01 acres	C22180152
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Location: between 90 and 98 Chandler Street W, Ely

Legal: WEST 3 FT of LOT 25, BLOCK 10, AUDITORS PLAT OF CHANDLER ADDITION TO ELY



Land	\$20.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$20.00

This non-conforming +/- 3' x 125' parcel is zoned R-1 (Residential). Contact the City of Ely for permitted uses and zoning questions. Check with the City of Ely for any certified, pending or future assessments that may be reinstated. Recording fee \$46.00 (Abstract).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, OR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS-OF-WAY.

Tract 32	City Of Ely	030-0120-00620,00640,00670	\$14,925.00	± 1.01 acres	C22170315
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Location: southwest corner of the intersection of E White Street and MN Highway 1, Ely

Legal: ALL OF LOTS 5 AND 6 AND THE W1/2 OF LOT 7 and E1/2 OF LOT 7 AND ALL OF LOTS 8 AND 9 and LOTS 10 AND 11, BLOCK 5, KAPSCH GARDEN TRACTS ELY



Land	\$14,925.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$14,925.00

This +/- 343' x 130' parcel is zoned R-1 (Residential). Contact the City of Ely for permitted uses and zoning questions. This property contains wetlands that may impact development and/or access plans. Check with City of Ely for any certified, pending or future assessments that may be reinstated. Recording fee \$46.00 (Abstract).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, OR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS-OF-WAY.

Tract 33	City Of Ely	030-0160-00030	\$90,500.00	± 1.29 acres	C22180235
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Location: formerly 51 Klondike Drive N, Ely

Legal: LOT 3, BLOCK 0, NORTH CHANDLER ADDITION TO ELY



Land	\$90,500.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$90,500.00

Irregularly shaped parcel with +/- 224 FF (front feet) on Shagawa Lake. This +/- 224' x 277' parcel is zoned R-1 (Residential District). The structures that previously occupied this parcel were removed in 2017. Any personal property remaining is part of the sale. Contact the City of Ely for permitted uses and zoning questions. Check with the City of Ely for any certified, pending or future assessments that may be reinstated. Recording fee \$46.00 (Abstract).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, OR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS-OF-WAY.

Tract 34

City Of Eveleth

040-0080-00130

\$27,100.00

± 0.14 acres

C22180234

**Location:** 202 Garfield Street, Eveleth**Legal:** LOT 12, BLOCK 75, DORR ADDITION TO EVELETH

Land	\$5,400.00
Timber	\$0.00
Improvements	\$21,700.00
Certified Assessments	\$0.00
Total	\$27,100.00



This 1+ story house has a kitchen, living/dining room, 4 bedrooms, 1.5 bathrooms, an unfinished basement and a detached 2 stall garage. Condition of utilities is unknown. This +/- 54' x 120' parcel is zoned R-1 (Residential District). Contact the City of Eveleth for permitted uses and zoning questions. Check with the City of Eveleth for any certified, pending or future assessments that may be reinstated. Any personal property remaining is part of the sale. An unsatisfied mortgage is held against this property - consult a real estate attorney for details. Proof of insurance for the structures is required within 30 days if purchased under contract. Recording fee \$46.00 (Abstract).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, OR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS-OF-WAY.

Tract 35

City Of Tower

080-0010-04200

\$1,650.00

± 0.16 acres

C22170350

**Location:** south of 208 Cedar Street, Tower**Legal:** LOT 2, BLOCK 33, TOWER

Land	\$1,650.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$1,650.00



This +/- 50' x 140' parcel is zoned R-3 (One-Two Multiple Dwelling Residential District). 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, OR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS-OF-WAY.

Tract 36

City Of Tower

080-0010-04210

\$1,650.00

± 0.16 acres

C22170349

**Location:** south of 208 Cedar Street, Tower**Legal:** LOT 03, BLOCK 33, TOWER

Land	\$1,650.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$1,650.00



This +/- 50' x 140' parcel is zoned R-3 (One-Two Multiple Dwelling Residential District). 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, OR 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 Tower

080-0010-04220

\$1,650.00

± 0.16 acres

C22170348

**Location:** south of 208 Cedar Street, Tower**Legal:** LOT 4, BLOCK 33, TOWER

Land	\$1,650.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$1,650.00



This +/- 50' x 140' parcel is zoned R-3 (One-Two Multiple Dwelling Residential District). 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, OR 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 Virginia

090-0110-01110

\$29,900.00

± 0.09 acres

C22180230

**Location:** between 719 and 723 11th Street N, Virginia**Legal:** LOT 27 AND E 6 FT 3 IN LOT 28, BLOCK 5, NORTH SIDE ADDITION TO VIRGINIA

Land	\$3,400.00
Timber	\$0.00
Improvements	\$26,500.00
Certified Assessments	\$0.00
Total	\$29,900.00



2 1/2 story "up-down" duplex in the city of Virginia. The first floor apartment features 1 bedroom, living and dining rooms, a full bathroom, kitchen, pantry, and a three season porch. The second floor contains 2 bedrooms, an eat-in kitchen, a common room, a full bathroom, and a pantry. The 1/2 story houses an eat in kitchen, 2 common rooms, and a full bathroom (this story may not be a legal story, due to the precarious and somewhat limited stairway access). Condition of utilities is unknown. This +/- 31' 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. Any personal property remaining is part of the sale. Insurance for this structure is required within 30 days if purchased under contract. Recording fee \$46.00 (Abstract).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, OR 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

090-0190-00110

\$15,225.00

± 4.05 acres

C22180105

**Location:** E of CSAH 7, between Southern Drive and Tamarac Drive W, Virginia**Legal:** SW1/4 OF SE1/4 EX PART PLATTED AS CONDOMINIUM BRIARWOOD ESTATES, Sec 13 Twp 58N Rge 18W

Land	\$13,946.96
Timber	\$1,278.04
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$15,225.00



This irregularly shaped +/- 1,137' x 235' parcel is zoned MH (Mobile Home Park and Manufactured Housing PUD District). Contact the City of Virginia for permitted uses and zoning questions. There may be an acreage discrepancy. The parcel contains wetlands that may impact development and/or access plans. Check with the City of Virginia for any certified, pending or future assessments that may be reinstated. Recording fee \$46.00 (T#225295).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, OR 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 Aurora

100-0042-00530

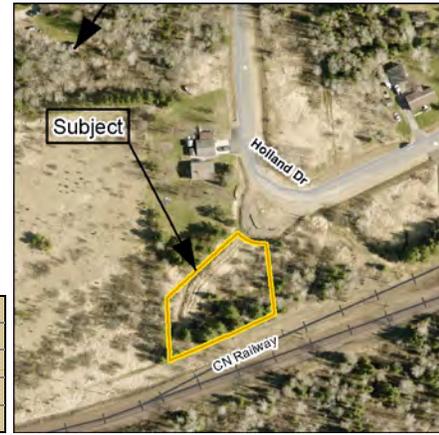
\$8,600.00

± 0.59 acres

C22180206

**Location:** Holland Drive, Aurora**Legal:** LOT 16, BLOCK 3, HOLLAND ADDITION CITY OF AURORA

Land	\$8,046.96
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$553.04
Total	\$8,600.00



Irregularly shaped parcel adjoining an active railroad to the south, with about 65 feet of frontage on Holland Dr. This +/- 200' x 120' is zoned R-1 (One and Two Family Residential District). Contact the City of Aurora for permitted uses and zoning questions. Check with the City of Aurora for details regarding a certified street paving/infrastructure assessment in the amount of \$553.04 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, OR 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 Aurora

100-0042-00540

\$3,900.00

± 0.27 acres

C22180191

**Location:** Holland Drive, Aurora**Legal:** LOT 17, BLOCK 3, HOLLAND ADDITION CITY OF AURORA

Land	\$2,861.84
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$1,038.16
Total	\$3,900.00



Irregularly shaped parcel adjoining an active railroad grade to the south, with about 88 feet of frontage on Holland Drive. This +/- 100' x 124' parcel is zoned R-1 (One and Two Family Residential District). Contact the City of Aurora for permitted uses and zoning questions. Check with the City of Aurora for details regarding a certified street paving/infrastructure assessment in the amount of \$1,038.16 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, OR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS-OF-WAY.

Tract 42

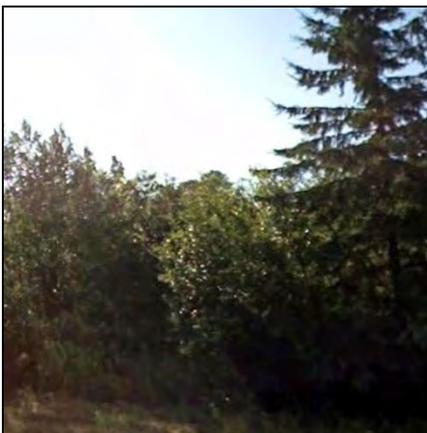
City Of Aurora

100-0042-00550

\$2,500.00

± 0.22 acres

C22180192

**Location:** Holland Drive, Aurora**Legal:** LOT 18, BLOCK 3, HOLLAND ADDITION CITY OF AURORA

Land	\$1,547.86
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$952.14
Total	\$2,500.00



This +/- 80' x 123' parcel adjoins an active railroad to the south and is zoned R-1 (One and Two Family Residential District). Contact the City of Aurora for permitted uses and zoning questions. Check with the City of Aurora for details regarding a certified street paving/infrastructure assessment in the amount of \$952.14 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, OR 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 Aurora

100-0042-00560

\$2,200.00

± 0.22 acres

C22180193

**Location:** Holland Drive, Aurora**Legal:** LOT 19, BLOCK 3, HOLLAND ADDITION CITY OF AURORA

Land	\$1,256.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$944.00
Total	\$2,200.00



This +/- 80' x 120' parcel adjoins an active railroad to the south and is zoned R-1 (One and Two Family Residential District). Contact the City of Aurora for permitted uses and zoning questions. Check with the City of Aurora for details regarding a certified street paving/infrastructure assessment in the amount of \$944.00 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, OR 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 Aurora

100-0042-00570

\$2,200.00

± 0.22 acres

C22180194

**Location:** Holland Drive, Aurora**Legal:** LOT 20, BLOCK 3, HOLLAND ADDITION CITY OF AURORA

Land	\$1,256.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$944.00
Total	\$2,200.00



This +/- 80' x 120' parcel adjoins an active railroad to the south and is zoned R-1 (One and Two Family Residential District). Contact the City of Aurora for permitted uses and zoning questions. Check with the City of Aurora for details regarding a certified street paving/infrastructure assessment in the amount of \$944.00 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, OR 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 Aurora

100-0042-00580

\$2,200.00

± 0.22 acres

C22180195

**Location:** Holland Drive, Aurora**Legal:** LOT 21, BLOCK 3, HOLLAND ADDITION CITY OF AURORA

Land	\$1,256.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$944.00
Total	\$2,200.00



This +/- 80' x 120' parcel adjoins an active railroad to the south and is zoned R-1 (One and Two Family Residential District). Contact the City of Aurora for permitted uses and zoning questions. Check with the City of Aurora for details regarding a certified street paving/infrastructure assessment in the amount of \$944.00 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, OR 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 Aurora	100-0050-00400	\$6,600.00	± 0.48 acres	C22170376
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Location: Off of S 4th Street W, Aurora
Legal: LOT 12, BLOCK 4, PARK ADDITION TO AURORA

Land	\$6,600.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$6,600.00



This +/- 144' x 295' x 325' triangularly shaped parcel is located on undeveloped, platted roads and is zoned R-1 (One and Two Family Residential). Contact the City of Aurora for permitted uses and zoning questions. There is an active railroad grade south of this parcel. Any potential owner must obtain appropriate approvals, if improving undeveloped, platted roads to the site. Check with the City of Aurora for any certified, pending or future assessments that may be reinstated. Any personal property remaining is part of the sale. Recording fee \$46.00 (Abstract).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, OR 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 Babbitt	105-0010-01650	\$21,700.00	± 0.29 acres	C22180233
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Location: 55 South Drive, Babbitt
Legal: LOT 33, BLOCK 7, BABBITT 1ST DIVISION CITY OF BABBITT

Land	\$5,700.00
Timber	\$0.00
Improvements	\$16,000.00
Certified Assessments	\$0.00
Total	\$21,700.00



A rambler, located in the city of Babbitt, with a kitchen, living room, dining room, 3 bedrooms, 1 bathroom, an unfinished basement and a single stall detached garage. Condition of utilities is unknown. This +/- 80' x 160' parcel is zoned R-2 (Single Family Residential District). Contact the City of Babbitt for permitted uses and zoning questions. Check with the City of Babbitt for any certified, pending or future assessments that may be reinstated. The City of Babbitt has waived the previously listed assessments. Any personal property remaining is part of the sale. Proof of insurance for the structures is required within 30 days if purchased under contract. Recording fee \$46.00 (Abstract).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, OR 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	139-0050-04920	\$5,250.00	± 1.75 acres	C22180069
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Location: Newberg Road and 47th Street W, Hibbing
Legal: BEGINNING AT NW CORNER OF NW 1/4 OF SE 1/4 RUNNING THENCE E 244 FT THENCE SELY AT AN ANGLE OF 120 DEG 25 MIN 224 FT THENCE SWLY AT AN ANGLE OF 118 DEG 17 MIN 145 FT THENCE WLY AT AN ANGLE OF 120 DEG 12 MIN 191 FT THENCE NWLY 104 FT THENCE N 281 FT TO POINT OF BEGINNING, Sec 25 Twp 57N Rge 21W

Land	\$5,250.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$5,250.00



This irregularly shaped, +/- 1.75 acre parcel has about 85 FF (front feet) on a shallow lake and is zoned R-1 (Single Family Residence District). Contact the City of Hibbing for permitted uses and zoning questions. The parcel may contain wetlands that may impact development and/or access plans. 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, OR 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	139-0080-00550,01340	\$3,750.00	± 4.00 acres	C22180259
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Location: off undeveloped, platted C Street, Hibbing

Legal: LOTS 5 AND 6 EX HWY R/W AND ALL OF LOTS 7 THRU 14 INC PT OF VAC AVE ALLEY & ST ADJ, BLOCK 3, and LOTS 1 THROUGH 29, BLOCK 6, INCLUDING THE E1/2 OF VACATED 2ND AVE. ADJACENT; AND INCLUDING THE S1/2 OF VACATED B ST. ADJACENT; AND INCLUDING THAT PART OF THE VACATED ALLEY IN BLOCK 6 ADJACENT TO LOTS 1 THROUGH 6 AND LOTS 27 THROUGH 29., BURTON CITY OF HIBBING

Land	\$3,750.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$3,750.00



This irregularly shaped parcel is located on undeveloped, platted roads and is divided by an alley in the southern 250 feet. The Chisholm, Side Lake and Hibbing Spur Trail adjoins this parcel to the north. There may or may not be wells on the property. This +/- 283' x 565' parcel is zoned C-3 (Highway Service Commercial District). Contact the City of Hibbing for permitted uses and zoning questions. The parcel contains wetlands that may impact development and/or access plans. Any potential owner must obtain appropriate approvals, if improving undeveloped, platted roads to the site. Check with the City of Hibbing for any certified, pending or future assessments that may be reinstated. Any personal property remaining is part of the sale. Recording fee \$46.00 (Abstract).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, OR 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	139-0080-00830,01020	\$3,450.00	± 4.92 acres	C22180260
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Location: off undeveloped platted C Street, Hibbing

Legal: LOTS 5 THROUGH 18, BLOCK 4, EXCEPT HIGHWAY RIGHT OF WAY; INCLUDING THE W1/2 OF VACATED 2ND AVE. ADJACENT; AND INCLUDING THE N1/2 OF VACATED B ST.; AND INCLUDING THAT PART OF THE VACATED ALLEY ADJACENT. and LOTS 1 THROUGH 32, BLOCK 5, INCLUDING THE W1/2 OF VACATED 2ND AVE. ADJACENT; AND INCLUDING THE S1/2 OF VACATED B ST. ADJACENT; AND INCLUDING THE VACATED ALLEY ADJACENT TO SAID LOTS. BLOCK 5, BURTON CITY OF HIBBING

Land	\$3,450.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$3,450.00



Irregularly shaped parcel located on undeveloped, platted roads. The Chisholm, Side Lake and Hibbing Spur Trail adjoins this parcel to the north. There may or may not be wells on the property. This +/- 299' x 641' parcel is zoned C-3 (Highway Service Commercial District). Contact the City of Hibbing for permitted uses and zoning questions. The parcel contains wetlands that may impact development and/or access plans. Any potential owner must obtain appropriate approvals, if improving undeveloped, platted roads to the site. Check with the City of Hibbing for any certified, pending or future assessments that may be reinstated. Any personal property remaining is part of the sale. Recording fee \$46.00 (Abstract).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, OR 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	139-0080-01690	\$12,675.00	± 0.93 acres	C22180261
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Location: off undeveloped platted C Street, Hibbing

Legal: LOTS 4 THRU 16, BLOCK 7, BURTON CITY OF HIBBING

Land	\$12,675.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$12,675.00



This +/- 125' x 325' parcel is located on undeveloped, platted roads. There may or may not be wells on the property. Zoning is C-3 (Highway Service Commercial District). Contact the City of Hibbing for permitted uses and zoning questions. Any potential owner must obtain appropriate approvals, if improving undeveloped, platted roads to the site. Check with the City of Hibbing for any certified, pending or future assessments that may be reinstated. Any personal property remaining is part of the sale. Well Disclosure Fee \$50.00. Recording fee \$46.00 (Abstract).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, OR 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	139-0180-00850,00870	\$4,425.00	± 0.29 acres	C22170311
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Location: east side of undeveloped 8th Avenue north of 38th Street, Hibbing
Legal: LOTS 21 AND 22 and LOTS 23 AND 24, BLOCK 3, MISSABE ADDITION TO HIBBING

Land	\$4,425.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$4,425.00



This +/- 100' x 125' property is zoned R-2 (One to Four Family Residence District). Contact the City of Hibbing for permitted uses and zoning questions. This property contains wetlands that may impact development and/or access plans. This parcel is located on an undeveloped, platted road (8th Ave.). Any potential owner must obtain appropriate approvals, if improving undeveloped, platted roads to the site. 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, OR 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	139-0180-00890	\$5,025.00	± 0.29 acres	C22170320
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Location: east side of undeveloped 8th Avenue, south of 37th Street, Hibbing
Legal: LOTS 25 THRU 29, BLOCK 3, MISSABE ADDITION TO HIBBING

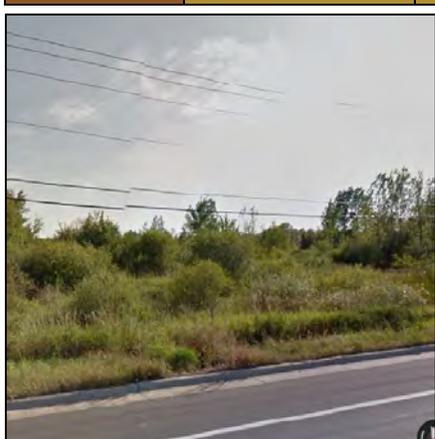
Land	\$5,025.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$5,025.00



This +/- 125' x 125' parcel is zoned R-2 (One to Four Family Residence District). Contact the City of Hibbing for permitted uses and zoning questions. This parcel contains wetlands that may impact development and/or access plans. This parcel is located on an undeveloped, platted road (8th Ave.). Any potential owner must obtain appropriate approvals, if improving undeveloped, platted roads to the site. Check with the City of Hibbing for any certified, pending or future assessments that may be reinstated. Recording fee \$92.00 (T#336158 and Abstract).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, OR 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	139-0180-00940	\$3,750.00	± 0.21 acres	C22170321
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Location: southeast corner of the intersection of 37th Street and undeveloped 8th Avenue, Hibbing
Legal: LOTS 30 31 AND 32, BLOCK 3, MISSABE ADDITION TO HIBBING

Land	\$3,750.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$3,750.00



This +/- 73.86' x 125' parcel is zoned R-2 (One to Four Family Residence District). Contact the City of Hibbing for permitted uses and zoning questions. This parcel contains wetlands that may impact development and/or access plans. 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, OR 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	139-0180-01210	\$5,025.00	± 0.56 acres	C22170322
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Location: southeast corner of 9th Avenue West and 37th Street West, Hibbing
Legal: LOTS 25 THRU 32, BLOCK 4, MISSABE ADDITION TO HIBBING

Land	\$5,025.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$5,025.00



This +/- 199' x 125' parcel is zoned R-2 (One to Four Family Residence District). Contact the City of Hibbing for permitted uses and zoning questions. This parcel contains wetlands that may impact development and/or access plans. 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, OR 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 Hibbing	140-0035-00220	\$28,800.00	± 0.94 acres	C22170327
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Location: between 721 and 739 38th Street E, Hibbing
Legal: LOT 22, BLOCK 0, AUDITORS PLAT NO 15 HIBBING

Land	\$28,800.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$28,800.00



This +/- 150' x 275' parcel is zoned R-1 (Single Family Residence District). 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. Any personal property remaining is part of the sale. Recording fee \$46.00 (Abstract).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, OR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS-OF-WAY.

Tract 57	City Of Hibbing	140-0050-01530	\$7,800.00	± 0.14 acres	C22170326
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Location: corner of 14th Avenue E and 12th Street, Hibbing
Legal: LOTS 15 AND 16, BLOCK 10, BROOKLYN C OF HIBBING

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



This +/- 50' 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 any certified, pending or future assessments that may be reinstated. Recording fee \$46.00 (Abstract).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, OR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS-OF-WAY.

Tract 58

City Of Hibbing

140-0092-00170

\$6,825.00

± 0.70 acres

C22180109

**Location:** west of 3206 7th Avenue W, Hibbing**Legal:** LOTS 1 THRU 5, BLOCK 2, FILLMAN SUBDIVISION HIBBING

Land	\$6,825.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$6,825.00



This +/- 123' x 250' parcel is zoned R-1 (Single Family Residence District) and is located on undeveloped platted roads. Contact the City of Hibbing for permitted uses and zoning questions. Any potential owner must obtain appropriate approvals, if improving undeveloped, platted roads. The parcel may contain wetlands that may impact development and/or access plans. 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, OR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS-OF-WAY.

Tract 59

City Of Hibbing

140-0092-00240

\$3,975.00

± 0.14 acres

C22180110

**Location:** south of 3221 7th Avenue W, Hibbing**Legal:** LOT 8 INCLUDING THAT PART OF VACATED 33RD STREET WEST LYING ADJACENT, BLOCK 2, FILLMAN SUBDIVISION HIBBING

Land	\$3,975.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$3,975.00



This +/- 83' x 123' parcel is zoned R-1 (Single Family Residence District) and is located on undeveloped, platted roads. Contact the City of Hibbing for permitted uses and zoning questions. Any potential owner must obtain appropriate approvals, if improving undeveloped, platted roads. The parcel may contain wetlands that may impact development and/or access plans. 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, OR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS-OF-WAY.

Tract 60

City Of Hibbing

140-0110-00680

\$1,175.00

± 0.05 acres

C22180157

**Location:** northeast corner of E 39th Street and 4th Avenue E, Hibbing**Legal:** SOUTH 1/2 EX SLY 40 FT OF LOT 6, BLOCK 7, HOME ACRES ADDITION TO VILLAGE OF HIBBING

Land	\$1,175.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$1,175.00



This non-conforming +/- 16' x 200' parcel is zoned R-1 (Single Family Residence District). 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, OR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS-OF-WAY.

Tract 61

City Of Hibbing

140-0120-01100

\$13,425.00

± 0.44 acres

C22180113

**Location:** west of 126 3rd Street, Kitzville, Hibbing**Legal:** LOTS 11 THRU 17, BLOCK 5, KITZVILLE HIBBING

Land	\$13,425.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$13,425.00



This irregularly shaped parcel is +/- 55' x 130' parcel and is zoned R-3 (Multiple Family Residence District). Contact the City of Hibbing for permitted uses and zoning questions. The parcel contains areas that may be located within the floodplain management area that may impact development. Check with the City of Hibbing for any certified, pending or future assessments that may be reinstated. An unsatisfied mortgage is held against this property - consult a real estate attorney for details. Recording fee \$46.00 (Abstract).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, OR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS-OF-WAY.

Tract 62

City Of Hibbing

140-0120-03450

\$3,225.00

± 0.05 acres

C22180229

**Location:** east of 428 1st Street, Kitzville, Hibbing**Legal:** LOT 17, BLOCK 16, KITZVILLE HIBBING

Land	\$3,225.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$3,225.00



This +/- 25' x 90' parcel is zoned C-2 (General Commercial District). 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, OR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS-OF-WAY.

Tract 63

City Of Hibbing

140-0235-00090

\$325.00

± 0.02 acres

C22180158

**Location:** northwest corner of Hematite Street and 8th Avenue E, Hibbing**Legal:** LOT 9 EX HWY RT OF WAY, BLOCK 1, STENSLAND ADDN TO VILLAGE OF HIBBING

Land	\$325.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$325.00



This non-conforming +/- 15' x 112' 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 any certified, pending or future assessments that may be reinstated. Recording fee \$46.00 (Abstract).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, OR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS-OF-WAY.

Tract 64

City Of Hibbing

141-0020-00323

\$8,250.00

± 0.76 acres

C22180268

**Location:** 10935 Wilpen Townsite, Hibbing

Legal: PART OF E1/2 OF SE1/4 BEG ON E LINE 1120.80 FT N OF SE COR THENCE N 53 DEG 40' 0" W 396.84 FT TO PT OF BEG THENCE N 5 DEG 43' 21" W 146.91 FT THENCE S 84 DEG 56' 59" W 100 FT THENCE S 39 DEG 45' 7" E 178.68 FT TO PT OF BEG AND PART OF E1/2 OF SE1/4 BEG 1120.8 FT N OF SE COR THENCE NWLY AT AN ANGLE OF 53 DEG 40' 396.84 FT TO PT OF BEG THENCE SELY AT AN ANGLE OF 50 DEG 40' 151.22 FT THENCE NLY 247.83 FT TO SLY RT OF W LINE OF DM & IR RY THENCE WLY ALONG RT OF W 137 FT THENCE SLY TO PT OF BEG, Sec 2 Twp 57N Rge 20W

Land	\$4,800.00
Timber	\$0.00
Improvements	\$3,450.00
Certified Assessments	\$0.00
Total	\$8,250.00



Irregularly shaped parcel with a garage, 2 sheds, and the foundation of a house. The septic has been abandoned. There is a drilled well, condition unknown. This +/- 235' x 335' x 271' parcel is zoned A-R (Agricultural-Rural Residential District). 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. Any personal property remaining is part of the sale. Well Disclosure Fee \$50.00. Recording fee \$46.00 (Abstract).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, OR 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 Hibbing

141-0020-04930

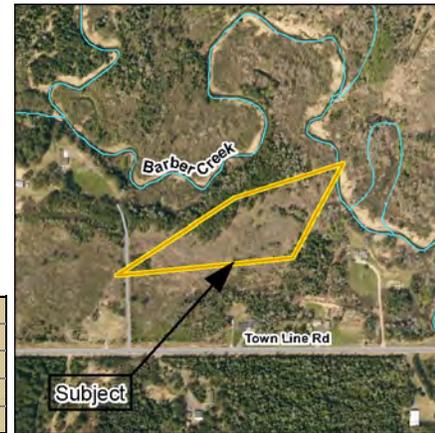
\$4,575.00

± 6.40 acres

C22180253

**Location:** north of 11161 Town Line Road, Hibbing**Legal:** NE 1/4 OF SW 1/4, Sec 34 Twp 57N Rge 20W

Land	\$4,575.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$4,575.00



This irregularly shaped parcel is approximately 6.4 acres and is zoned A-R (Agricultural-Rural Residential District). Contact the City of Hibbing for permitted uses and zoning questions. The parcel contains wetlands that may impact development and/or access plans. The parcel contains areas that may be located within the floodplain management area that may impact development. 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, OR 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 Hibbing

141-0020-04950

\$4,275.00

± 8.60 acres

C22180252

**Location:** east of 11305 Town Line Road, Hibbing**Legal:** SW 1/4 OF SW 1/4, Sec 34 Twp 57N Rge 20W

Land	\$4,275.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$4,275.00



This irregularly shaped parcel is approximately 8.6 acres and is zoned A-R (Agricultural-Rural Residential District). Contact the City of Hibbing for permitted uses and zoning questions. The parcel contains wetlands that may impact development and/or access plans. 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, OR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS-OF-WAY.

Tract 67

City Of Hibbing

141-0020-04960

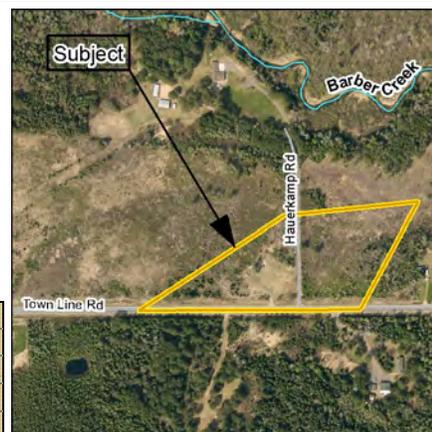
\$12,675.00

± 7.68 acres

C22180248

**Location:** west of 11161 Town Line Road, Hibbing**Legal:** SE 1/4 OF SW 1/4 EX SLY 495 FT OF ELY 300 FT LYING N OF TOWN LINE ROAD, Sec 34 Twp 57N Rge 20W

Land	\$12,675.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$12,675.00



Irregularly shaped approximately 7.68 acre parcel divided by Haverkamp Road. There is a dilapidated shed on the parcel. Other structures that previously occupied this parcel were removed prior to forfeiture. There may or may not be a well and/or septic. This +/- 770' x 640' parcel is zoned A-R (Agricultural-Rural Residential District). The parcel contains wetlands that may impact development and/or access plans. 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. Any personal property remaining is part of the sale. Recording fee \$46.00 (Abstract).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, OR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS-OF-WAY.

Tract 68

City Of Hibbing

141-0040-00695

\$6,975.00

± 4.90 acres

C22180228

**Location:** west of 12279 A Matson Road, Hibbing**Legal:** PART OF SE1/4 OF SE1/4 BEGINNING AT SE COR THENCE N 89 DEG 28 MIN 53 SEC W 333.76 FT N 3 DEG 39 MIN 39 SEC W 644.93FT S 89 DEG 24 MIN 00 SEC E 328.68 FT S 4 DEG 06 MIN 49 SEC E 644.81 FT TO PT OF BEG, Sec 3 Twp 56N Rge 21W

Land	\$5,756.51
Timber	\$1,218.49
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$6,975.00



This +/- 333' x 644' parcel is zoned A-R (Agricultural-Rural Residential District). 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, OR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS-OF-WAY.

Tract 69

City Of Hibbing

141-0040-04041

\$2,850.00

± 0.75 acres

C22180247

**Location:** east of 12320 Thompson Road, Hibbing**Legal:** PART OF SE 1/4 OF SE 1/4 BEGINNING 450 FT N OF SE CORNER THENCE WLY 100 FT THENCE NLY TO S LINE OF ROAD THENCE NELY TO E LINE OF FORTY THENCE SLY TO POINT OF BEGINNING, Sec 22 Twp 56N Rge 21W

Land	\$2,850.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$2,850.00



This +/- 100' x 450' parcel is in the vicinity of Harriet Lake and is zoned W-2 (Recreational Development District). Contact the City of Hibbing for permitted uses and zoning questions. The parcel contains wetlands that may impact development and/or access plans. 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, OR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS-OF-WAY.

Tract 70	City Of Hibbing	141-0050-07007	\$9,975.00	± 2.52 acres	C22180242
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Location: north of 12213 Town Line Road, Hibbing
Legal: N 335 FT OF S 663.19 FT OF W 330 FT OF E 1320 FT OF SW1/4 OF SE1/4, Sec 35 Twp 57N Rge 21W

Land	\$9,975.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$9,975.00



This +/- 335' x 330' parcel is zoned R-R (Rural-Residential District). The structures that previously occupied this parcel were removed in 2018. The septic has been abandoned. There is a drilled well, condition unknown. 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. Any personal property remaining is part of the sale. Well Disclosure Fee \$50.00. Recording fee \$46.00 (Abstract).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, OR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS-OF-WAY.

Tract 71	City Of Hibbing	141-0050-07356,07357	\$14,025.00	± 0.54 acres	C22180245
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Location: north of 5225 1st Avenue, Hibbing
Legal: N 75 FT OF S 1060 FT OF E 158 FT OF SE 1/4 OF SE 1/4 and N 75 FT OF S 1135 FT OF E 158 FT OF SE 1/4 OF SE 1/4, Sec 36 Twp 57N Rge 21W

Land	\$14,025.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$14,025.00



This +/- 150' x 158' parcel is zoned S-R (Suburban Residential District). Contact the City of Hibbing for permitted uses and zoning questions. The parcel contains wetlands that may impact development and/or access plans. 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, OR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS-OF-WAY.

Tract 72	City Of Hibbing	141-0175-00150,00160	\$2,250.00	± 0.14 acres	C22170330
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Location: west side of 2nd Street, north of Harold Avenue, Leetonia, Hibbing
Legal: LOT 15 and LOT 16, BLOCK 1, TOWNSITE OF LEETONIA CITY OF HIBBING

Land	\$2,250.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$2,250.00



This +/- 50' x 125' property is zoned R-1 (Single 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 assessment in the amount of \$140.40 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, OR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS-OF-WAY.

Tract 73	City Of Hibbing	141-0175-01450	\$3,300.00	± 0.21 acres	C22180122
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Location: north of 4268 4th Street, Leetonia, Hibbing
Legal: LOTS 22 23 AND 24, BLOCK 5, TOWNSITE OF LEETONIA CITY OF HIBBING



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

This parcel is +/- 75' x 125' and is zoned R-1 (Single Family Residence District). Contact the City of Hibbing for permitted uses and zoning questions. The structures that previously occupied this parcel were removed in 2010. Check with the City of Hibbing for any certified, pending or future assessments that may be reinstated. Any personal property remaining is part of the sale. Recording fee \$46.00 (Abstract).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, OR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS-OF-WAY.

Tract 74	City Of Hibbing	141-0175-01790	\$9,525.00	± 0.36 acres	C22180244
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Location: south of Harold Avenue, between 3rd and 4th Streets, Leetonia, Hibbing
Legal: LOTS 24 THRU 28, BLOCK 6, TOWNSITE OF LEETONIA CITY OF HIBBING



Land	\$9,525.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$9,525.00

This +/- 125' x 125' parcel is zoned R-1 (Single Family Residence District). Contact the City of Hibbing for permitted uses and zoning questions. The structures that previously occupied this parcel were removed in 2018. Check with the City of Hibbing for any certified, pending, or future assessments that may be reinstated. Any personal property remaining is part of the sale. Recording fee \$46.00 (Abstract).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, OR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS-OF-WAY.

Tract 75	City Of Hibbing	141-0175-01840	\$9,525.00	± 0.29 acres	C22180243
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Location: SE corner of Harold Avenue and 3rd Street, Leetonia, Hibbing
Legal: LOTS 29 THRU 32, BLOCK 6, TOWNSITE OF LEETONIA CITY OF HIBBING



Land	\$9,525.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$9,525.00

This +/- 100' x 125' parcel is zoned R-1 (Single Family Residence District). The structures that previously occupied this parcel were removed in 2018. Any personal property remaining is part of the sale. 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, OR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS-OF-WAY.

Tract 76

City Of Hoyt Lakes

142-0024-03130,03140

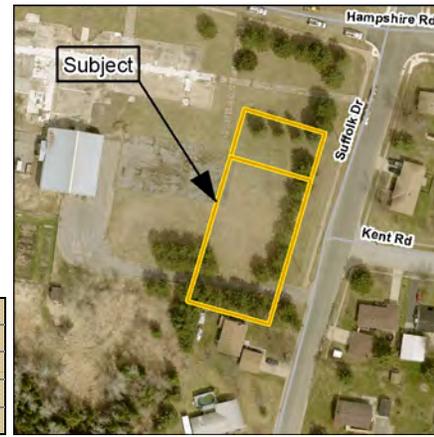
\$7,800.00

± 0.65 acres

C22180227

**Location:** west side of Suffolk Drive and Kent Road, Hoyt Lakes**Legal:** LOT 1 and LOTS 2 3 AND 4, BLOCK 31, HOYT LAKES SUBDIVISION NO 4

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



This +/-260' x 110' parcel is zoned B-3 (Residential Light Commercial District). Contact the City of Hoyt Lakes for permitted uses and zoning questions. There is an easement through the southern portion of the property for access to the community garden to the west. Check with the City of Hoyt Lakes for any certified, pending or future assessments that may be reinstated. Recording fee \$46.00 (T#338574).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, OR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS-OF-WAY.

Tract 77

City Of Mt. Iron

175-0012-00990,01000

\$3,800.00

± 0.41 acres

C22180127

**Location:** west of 8374 Tamarack Drive, Mt. Iron**Legal:** LOT 9 and LOT 10, BLOCK 4, ANNS ACRES CITY OF MT IRON

Land	\$2,330.64
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$1,469.36
Total	\$3,800.00



This irregularly shaped, +/- 111' x 145' parcel is zoned UR/S (Urban Residential District). Contact the City of Mt. Iron for permitted uses and zoning questions. Check with the City of Mt. Iron for details regarding certified assessments in the amount of \$1,065.69 and \$403.67 that must be paid at the time of sale, and for any certified, pending, or future assessments that may be reinstated. Recording fee \$46.00 (Abstract).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, OR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS-OF-WAY.

Tract 78

City Of Orr

180-0020-00440

\$225.00

± 0.33 acres

C22180262

**Location:** north of Hillcrest Drive on undeveloped, platted Center Court, Orr**Legal:** N 100 FT OF OUTLOT G, LAKE END CITY OF ORR

Land	\$225.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$225.00



This +/- 100' x 145' parcel is located on undeveloped, platted roads and is zoned R-1 (One and Two Family Residence District). Contact the City of Orr for permitted uses and zoning questions. Any potential owner must obtain appropriate approvals, if improving undeveloped, platted roads to the site. Check with the City of Orr for any certified, pending, or future assessments that may be reinstated. Recording fee \$46.00 (Abstract).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, OR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS-OF-WAY.



Location: between 404 and 432 Main Street, Winton

Legal: LOT 35, BLOCK 0, ST CROIX PLAT WINTON



Land	\$7,125.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$7,125.00

This +/- 48' x 209' lot is zoned Residential. The structures that previously occupied this lot were removed in 2017. Contact the City of Winton for permitted uses and zoning questions. Check with the City of Winton for any certified, pending or future assessments that may be reinstated. Any personal property remaining is part of the sale. Recording fee \$46.00 (Abstract).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, OR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS-OF-WAY.



Location: south of 8635 S Strand Lake Road, Cotton

Legal: S1/2 OF N1/2 OF SW1/4 OF NE1/4 AND N1/2 OF N1/2 OF S1/2 OF SW1/4 OF NE1/4 EX PART LYING NWLY OF A LINE LOCATED 50 FT NWLY OF THE CENTERLINE OF STRAND LAKE RD AS LOCATED ON SEPT 25 1997, Sec 30 Twp 54N Rge 16W



Land	\$2,050.00
Timber	\$3,500.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$5,550.00

Approximately 11.7 acres in Cotton Township. There may be an acreage discrepancy. Parcel is wooded with aspen, birch, maple and balsam along the west and north boundaries, the remainder is low land consisting of black spruce and tamarack. Zoning is SMU-7 non-riparian (Shoreland Mixed Use). Contact the St. Louis County Planning and Community Development Department for permitted uses and zoning questions. This 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).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, OR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS-OF-WAY.



Location: Reinke Road, Cotton

Legal: LOT 4, BLOCK 1, REINKES SHORE LOTS TOWN OF COTTON



Land	\$3,350.00
Timber	\$250.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$3,600.00

Rural, vacant land near the northeast corner of Strand Lake in Cotton Township. Approximately 6.7 acres, this tract is mostly low with a seasonal stream flowing through the property. There is an access covenant to provide walk-in access to the lake as shown on map, and a road maintenance covenant for shared maintenance of Reinke Rd. for all property owners in the plat. This parcel is predominately wetland and may not be suitable for development. The parcel is zoned SMU-7 (Shoreland Mixed Use). Contact St. Louis County Planning and Community Development for permitted uses and zoning questions. Check with the Town of Cotton for any pending or future assessments that may be reinstated. Recording fee \$46.00 (T#288188).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, OR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS-OF-WAY.

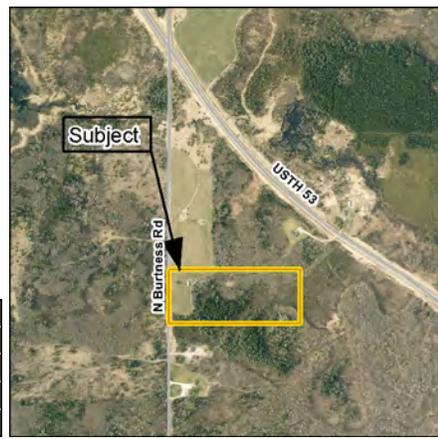
Tract 82	Field Township	350-0010-01541	\$20,175.00	± 16.69 acres	C22180241
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Location: north of 2020 Burtness Road, Cook

Legal: SW1/4 OF NW1/4 EX S 768 FT, Sec 10 Twp 62N Rge 19W

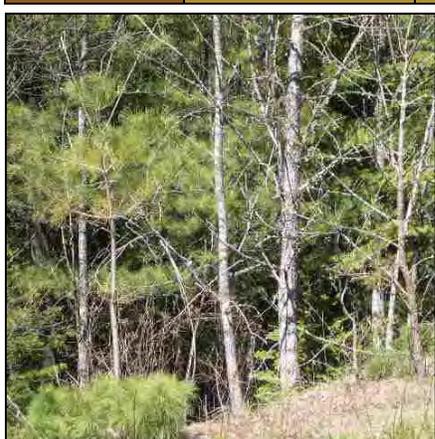
Land	\$17,817.67
Timber	\$2,357.33
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$20,175.00



Over 16 acres on N Burtness Rd. in Field Township. The structures that previously occupied this parcel were removed in 2018. The septic has been abandoned. There is a drilled well, condition unknown. This +/- 550' x 1,326' parcel is zoned FAM-3 (Forest Agricultural Management). Contact the St. Louis County Planning and Community Development Department for permitted uses and zoning questions. The parcel contains wetlands that may impact development and/or access plans. Check with Field Township for any certified, pending or future assessments that may be reinstated. Any personal property remaining is part of the sale. There is an unsatisfied mortgage and a lien held against this property - consult a real estate attorney for details. Well Disclosure Fee \$50.00. Recording fee \$46.00 (Abstract).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, OR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS-OF-WAY.

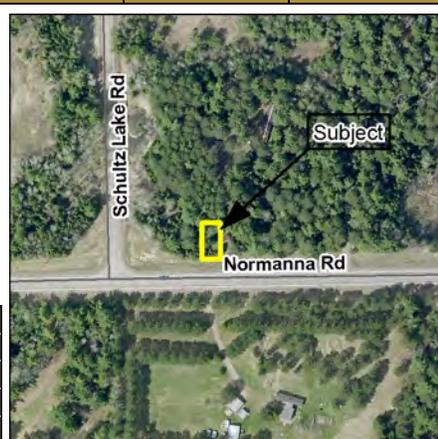
Tract 83	Gnesen Township	375-0140-03600	\$50.00	± 0.08 acres	C22150178
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Location: just west of address 4191 Normanna Road, Duluth (Gnesen)

Legal: LOTS 1272 AND 1273 EX FOR ROAD EASEMENT, WOODLAND BEACH 1ST ADDN TO

Land	\$50.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$50.00



This vacant, wooded property is +/- 40' x 75' with frontage along the Normanna Rd. in Gnesen Township. Zoning requires a minimum lot area of 4.5 acres, making this property non-conforming. Check with Gnesen Township for permitted uses, zoning questions, and for any certified, pending or future assessments that may be reinstated. Recording fee \$46.00 (Abstract).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, OR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS-OF-WAY.

Tract 84	Great Scott Township	385-0080-00050	\$13,860.00	± 3.16 acres	C22150180
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Location: north of Williams Rd., east of CSAH #25, on Clear Lake

Legal: LOT 5, BLOCK 1, WILLIAMS LAKEVIEW TOWN OF GREAT SCOTT

Land	\$13,665.00
Timber	\$195.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$13,860.00



This approximately 3.16 acre parcel has about 205 feet of frontage on Clear Lake, with an arm off the Dark River crossing through the northern half. Clear Lake, a natural environment lake, requires a 150 foot setback; the river requires a 100 foot setback. Parcel is level in the southwest, then has a steep decline towards the northeast. It levels off after the decline to the river and lake. It is timbered with aspen, fir, white pine, and mature jack pine and birch. The land is grassy with brush near the river. There is a small metal bridge at the beginning of the river, near the lake. This approximately 145' x 1,020' parcel is zoned RES-5 (Residential) and MU-5 (Multiple Use). This parcel is a lot of record. Wetlands may impact development potential under St. Louis County land use ordinances. Contact the St. Louis County Planning and Community Development Department for permitted uses and zoning questions. Check with Great Scott Township for any certified, pending or future assessments that may be reinstated. Recording fee \$46.00 (Abstract).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, OR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS-OF-WAY.

Tract 85	Greenwood Township	387-0430-02690	\$50.00	± 0.06 acres	C22090113
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Location: north of CSAH #115
Legal: LOT 19, BLOCK 6, VERMILLION GROVE

Land	\$50.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$50.00



Non-conforming parcel on undeveloped, platted roads that consists of regenerated aspen. This +/- 25' x 100' parcel is zoned MU-4 (Multiple Use). Contact the St. Louis County Planning and Community Development Department for permitted uses and zoning questions. Any potential owner must obtain appropriate approvals, if improving undeveloped, platted roads to the site. Check with Greenwood Township for any certified, pending or future assessments that may be reinstated. Recording fee \$46.00 (Abstract).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, OR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS-OF-WAY.

Tract 86	Greenwood Township	387-0430-05430	\$10.00	± 0.11 acres	C22090112
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Location: north of CSAH #115
Legal: LOTS 5 AND 6, BLOCK 32, VERMILLION GROVE

Land	\$10.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$10.00



Non-conforming parcel on undeveloped, platted roads is low land with brush. This +/- 50' x 100' is zoned MU-4 (Multiple Use). Contact the St. Louis County Planning and Community Development Department for permitted uses and zoning questions. Any potential owner must obtain appropriate approvals, if improving undeveloped, platted roads to the site. Check with Greenwood Township for any certified, pending or future assessments that may be reinstated. Recording fee \$46.00 (Abstract).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, OR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS-OF-WAY.

Tract 87	Greenwood Township	387-0430-07560	\$50.00	± 0.06 acres	C22090133
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Location: north of CSAH #115
Legal: LOT 26, BLOCK 46, VERMILLION GROVE

Land	\$50.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$50.00

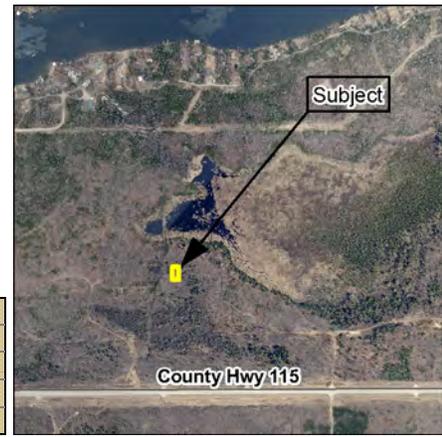


Non-conforming parcel on undeveloped, platted roads consists of regenerated aspen. This +/- 15' x 100' parcel is zoned MU-4 (Multiple Use). Contact the St. Louis County Planning and Community Development Department for permitted uses and zoning questions. Any potential owner must obtain appropriate approvals, if improving undeveloped, platted roads to the site. Check with Greenwood Township for any certified, pending or future assessments that may be reinstated. Recording fee \$46.00 (Abstract).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, OR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS-OF-WAY.



Location: north of CSAH #115
Legal: LOTS 3 AND 4, BLOCK 47, VERMILLION GROVE



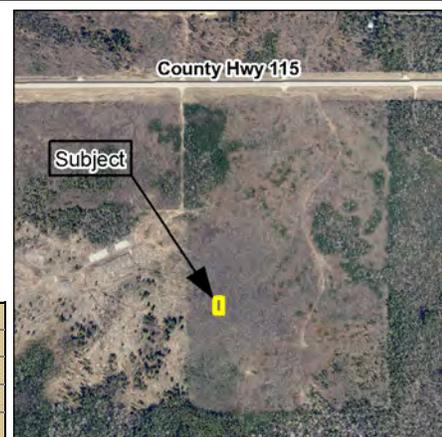
Land	\$50.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$50.00

Non-conforming parcel on undeveloped, platted roads consists of regenerated aspen and balsam fir. This +/- 50' x 100' parcel is zoned MU-4 (Multiple Use). Contact the St. Louis County Planning and Community Development Department for permitted uses and zoning questions. Any potential owner must obtain appropriate approvals, if improving undeveloped, platted roads to the site. Check with Greenwood Township for any certified, pending or future assessments that may be reinstated. Recording fee \$46.00 (Abstract).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, OR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS-OF-WAY.



Location: south of CSAH #115
Legal: LOTS 7 AND 8, BLOCK 18, VERMILLION GROVE



Land	\$50.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$50.00

Non-conforming parcel on undeveloped, platted roads that consists of regenerated aspen. This +/- 50' x 100' parcel is zoned FAM-1 (Forest Agricultural Management). Contact the St. Louis County Planning and Community Development Department for permitted uses and zoning questions. Any potential owner must obtain appropriate approvals, if improving undeveloped, platted roads to the site. Check with Greenwood Township for any certified, pending or future assessments that may be reinstated. Recording fee \$46.00 (Abstract).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, OR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS-OF-WAY.



Location: north of CSAH #115
Legal: LOTS 7 AND 8, BLOCK 45, VERMILLION GROVE



Land	\$50.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$50.00

Non-conforming parcel on undeveloped, platted roads that contains low land with spruce. This +/- 50' x 100' parcel is zoned MU-4 (Multiple Use). Contact the St. Louis County Planning and Community Development Department for permitted uses and zoning questions. Any potential owner must obtain appropriate approvals, if improving undeveloped, platted roads to the site. Check with Greenwood Township for any certified, pending or future assessments that may be reinstated. Recording fee \$46.00 (Abstract).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, OR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS-OF-WAY.

Tract 91	Greenwood Township	387-0430-26890	\$75.00	± 0.11 acres	C22090137
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Location: north of CSAH #115
Legal: LOTS 1 AND 2, BLOCK 57, VERMILLION GROVE

Land	\$75.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$75.00



Non-conforming parcel on undeveloped, platted roads that contains regenerated aspen and birch. This +/- 50' x 100' parcel is zoned MU-4 (Multiple Use). Contact the St. Louis County Planning and Community Development Department for permitted uses and zoning questions. Any potential owner must obtain appropriate approvals, if improving undeveloped, platted roads to the site. Check with Greenwood Township for any certified, pending or future assessments that may be reinstated. Recording fee \$46.00 (Abstract).

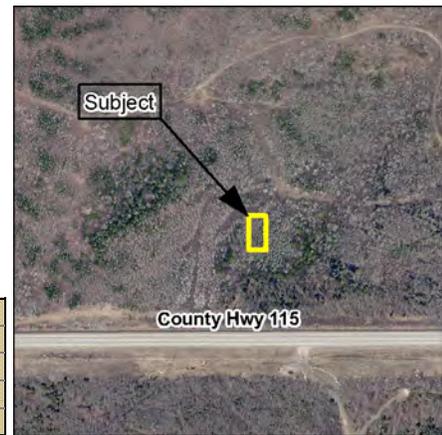
ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, OR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS-OF-WAY.

Tract 92	Greenwood Township	387-0430-33050	\$50.00	± 0.11 acres	C22090157
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Location: north of CSAH #115
Legal: LOTS 41 AND 42, BLOCK 69, VERMILLION GROVE

Land	\$50.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$50.00



Non-conforming parcel on undeveloped, platted roads that contains regenerated aspen. This +/- 50' x 100' parcel is zoned MU-4 (Multiple Use). Contact the St. Louis County Planning and Community Development Department for permitted uses and zoning questions. Any potential owner must obtain appropriate approvals, if improving undeveloped, platted roads to the site. Check with Greenwood Township for any certified, pending or future assessments that may be reinstated. Recording fee \$46.00 (Abstract).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, OR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS-OF-WAY.

Tract 93	Greenwood Township	387-0430-44430,44440	\$100.00	± 0.11 acres	C22090116
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Location: north of CSAH #115
Legal: LOT 24 and LOT 25, BLOCK 94, VERMILLION GROVE

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



Non-conforming property on undeveloped, platted roads that is steeply sloped to the south, with a mixture of brush and balsam fir. This +/- 50' x 100' tract is zoned MU-4 (Multiple Use). Contact the St. Louis County Planning and Community Development Department for permitted uses and zoning questions. Any potential owner must obtain appropriate approvals, if improving undeveloped, platted roads to the site. Check with Greenwood Township for any certified, pending or future assessments that may be reinstated. Recording fee \$46.00 (Abstract).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, OR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS-OF-WAY.

Tract 94	City of Hermantown	395-0010-01570	\$115,000.00	± 1.67 acres	C22180213
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Location: 5709 Highway 194, Hermantown
Legal: E 1/2 OF S1/2 OF S1/2 OF SE 1/4 OF NE 1/4 EX HIGHWAY, Sec 6 Twp 50N Rge 15W



Land	\$58,300.00
Timber	\$0.00
Improvements	\$49,947.42
Certified Assessments	\$6,752.58
Total	\$115,000.00

A 1 1/2 story single family home located in Hermantown. The first floor contains an eat in kitchen, living room, full bathroom and two bedrooms. The half story is a walk-up finished attic space, and includes another full bathroom. Condition of utilities is unknown. The home sits on a block foundation. A garage was removed prior to the forfeiture. The septic is noncompliant and will need to be replaced prior to occupancy. Contact St. Louis County Environmental Services for more information. Contact City of Hermantown for permitted uses and zoning questions. Subject to easement for future roundabout. Check with the City of Hermantown for details regarding a certified assessment in the amount of \$6,752.58 that must be paid at the time of sale, a future assessment in the amount of \$11,390.19 that may be reinstated, and for any other certified, pending or future assessments that may be reinstated. Any personal property remaining is part of the sale. Recording fee \$46.00 (T#289638).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, OR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS-OF-WAY.

Tract 95	City of Hermantown	395-0097-00170	\$4,900.00	± 0.82 acres	C22160024
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Location: between addresses 4918 and 4920 Whitetail Drive
Legal: OUTLOT A, MEADOW OAKS CITY OF HERMANTOWN



Land	\$4,900.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$4,900.00

Low, vacant, wooded outlot in the City of Hermantown. Parcel is subject to a drainage right of way easement. This +/- 65' x 550' parcel is zoned R-3 (Residential). Contact the City of Hermantown for permitted uses and zoning questions. This parcel is non-conforming. Contact the City of Hermantown for any certified, pending or future assessments that may be reinstated. Recording fee \$46.00 (T#333457).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, OR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS-OF-WAY.

Tract 96	Northstar Township	488-0010-02230	\$33,900.00	± 23.08 acres	C22180089
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Location: west of 7893 E Briar Lake Drive, Duluth
Legal: GOVT LOT 2 EX PART PLATTED AS BRIAR LAKE SHORES 3RD ADDITION, Sec 15 Twp 53N Rge 13W



Land	\$31,700.00
Timber	\$2,200.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$33,900.00

This irregularly shaped property is located on the northwest corner of Briar Lake (a Recreational Development Lake), about 20 miles north of Duluth. This approximately 23 acre parcel is zoned Res-7 (Residential). Contact St. Louis County Planning and Community Development for permitted uses and zoning questions. This parcel contains wetlands that may impact development and/or access plans. Check with North Star Township for any certified, pending or future assessments that may be reinstated. Recording fee \$46.00 (T#233337).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, OR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS-OF-WAY.

Tract 97

Portage Township

510-0013-00640

\$1,125.00

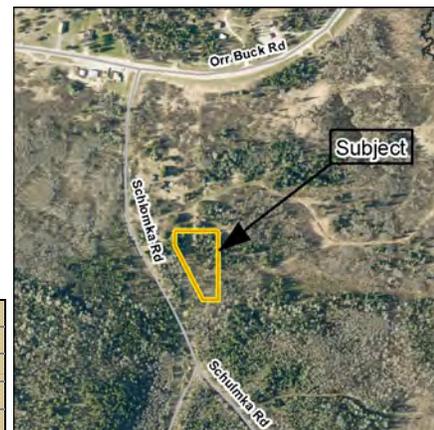
± 1.81 acres

C22180173

**Location:** east of 5304 Schlomka Road, Orr

Legal: ELY 260 FT OF WLY 489 FT OF SLY 420 FT OF SW1/4 OF SE1/4 EX ALL THAT PART LYING WITHIN THE FOLLOWING DESCRIBED PARCEL BEG 188 FT E OF SW COR OF SW1/4 OF SE1/4 THENCE NW 416 FT TO W LINE THENCE E 208 FT THENCE SE 416 FT THENCE W 208 FT TO PT OF BEG, Sec 17 Twp 65N Rge 17W

Land	\$1,125.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$1,125.00



This irregularly shaped, non-conforming +/- 260' x 420' parcel is zoned MU-5. Contact the St. Louis County Planning and Community Development Department for permitted uses and zoning questions. Parcel has no known legal access. Check with Portage 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, OR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS-OF-WAY.

Tract 98

City of Rice Lake

520-0010-00050,00080

\$58,900.00

± 40.13 acres

C22180266

**Location:** just east of 3640 Lismore Road, Duluth (Rice Lake)

Legal: W1/2 OF NE1/4 OF NW1/4 and W1/2 OF SE1/4 OF NW1/4, Sec 1 Twp 51N Rge 14W

Land	\$47,433.00
Timber	\$11,467.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$58,900.00



Approximately 40 acres with about 660 feet of frontage on Lismore Rd. There is a DNR easement and a Superior Hiking Trail easement that encumber these parcels. This +/- 660' x 2,650' property is zoned R-1. Contact the City of Rice Lake for permitted uses and zoning questions. This property contains wetlands that may impact development and/or access plans. Check with the City of Rice Lake for any certified, pending or future assessments that may be reinstated. Recording fee \$46.00 (Abstract).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, OR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS-OF-WAY.

Tract 99

City of Rice Lake

520-0050-00060,00460

\$7,575.00

± 0.93 acres

C22180190

**Location:** between 3825 and 3845 Birchwood Road, Duluth (Rice Lake)

Legal: LOT 11 and LOT 12, BLOCK 0, BIRCHWOOD GARDEN TRACTS NO 2 RICE LAKE

Land	\$7,575.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$7,575.00



Vacant, wooded parcels in rural area of the City of Rice Lake. Property has about 66 feet of frontage on Birchwood Rd. with total lot area just under 1 acre. Parcels are lots of record in an RR-1 (Rural Residential) zoned district. Contact the City of Rice Lake Zoning Office for permitted uses and zoning questions. Check with Rice Lake City Clerk for any certified, pending or future assessments that may be reinstated. Recording fee \$46.00 (T#56812).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, OR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS-OF-WAY.

Tract 100	City of Rice Lake	520-0090-00020	\$8,100.00	± 0.96 acres	C22180214
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Location: just west of 4191 Willard Road, Duluth (Rice Lake)
Legal: LOT 2, BLOCK 1, COLMANS 4TH ACRE TRACT ADDN TO DULUTH

Land	\$8,100.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$8,100.00



Vacant, grassy lot on Willard Rd. in the City of Rice Lake. This +/- 100' x 418' parcel is zoned Rural Residential 2 (Residential). Contact the City of Rice Lake for permitted uses and zoning questions. Check with the City of Rice Lake for any certified, pending or future assessments that may be reinstated. Recording fee \$46.00 (Abstract).

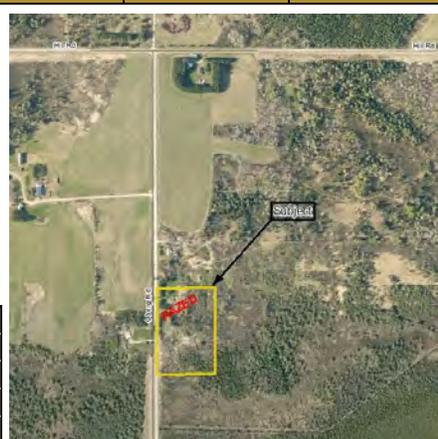
ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, OR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS-OF-WAY.

Tract 101	Sandy Township	525-0010-03084	\$12,600.00	± 6.00 acres	C22180314
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Location: east side of Oberg Road, between Hill and Pike Embarrass Roads, Virginia (Sandy)
Legal: SOUTHERLY 624 FEET OF NORTHERLY 936 FEET OF WESTERLY 416 FEET OF SW1/4 OF SW1/4., Sec 24 Twp 60N Rge 17W

Land	\$12,600.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$12,600.00



This +/- 624' x 416' parcel is zoned FAM-2 (Forest Agricultural Management). Contact the St. Louis County Planning and Community Development Department for permitted uses and zoning questions. The structures that previously occupied this property were removed in 2017. The septic has been abandoned. The property contains wetlands that may impact development and/or access plans. The parcels are not legal lots of record and shall not be considered as standalone parcels for the purpose of development. Check with Sandy Township for any certified, pending or future assessments that may be reinstated. Any personal property remaining is part of the sale. Recording fee \$46.00 (Abstract).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, OR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS-OF-WAY.

Tract 102	Sturgeon Township	545-0010-03945	\$11,325.00	± 10.00 acres	C22180240
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Location: south of 8849 Carpenter Road, Angora
Legal: NE1/4 OF NE1/4 OF SE1/4, Sec 24 Twp 61N Rge 20W

Land	\$11,325.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$11,325.00



Approximately 10 acres on Carpenter Rd. in Angora. The structures that previously occupied this parcel were removed in 2018. The septic has been abandoned. There is a drilled well, condition unknown. This +/- 660' x 660' parcel is zoned FAM-3 (Forest Agricultural Management). Contact the St. Louis County Planning and Community Development Department for permitted uses and zoning questions. The parcel contains wetlands that may impact development and/or access plans. Check with Sturgeon Township for any certified, pending or future assessments that may be reinstated. Any personal property remaining is part of the sale. Well Disclosure Fee \$50.00. Recording fee \$46.00 (Abstract).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, OR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS-OF-WAY.



Location: 13088 Town Line Road S, Hibbing
Legal: LOT 4, Sec 6 Twp 55N Rge 21W

Land	\$38,775.00
Timber	\$0.00
Improvements	\$0.00
Certified Assessments	\$0.00
Total	\$38,775.00



Approximately 34 acres on Town Line Rd. in Hibbing. The structures that previously occupied this parcel were removed in 2018. The septic has been abandoned. There is a drilled well, condition unknown. This +/- 1,114' x 1,353' parcel is zoned FAM-1 (Forest Agricultural Management). Contact the St. Louis County Planning and Community Development Department for permitted uses and zoning questions. The parcel contains wetlands that may impact development and/or access plans. Check with St. Louis County for any certified, pending or future assessments that may be reinstated. Any personal property remaining is part of the sale. Well Disclosure Fee \$50.00. Recording fee \$46.00 (Abstract).

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, OR 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 served 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 (3) 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 leaseholder 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 104	C22150121	Unorganized Township Twp: 61 Rng: 13 Sec: 3	Acres +/- 4.6 Zoning: SMU-7	CVT: 625 Plat: 18 Parcel(s): 10
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Land	\$68,000.00
Additional Costs Not Subject to Bid Up	
Appraisal	\$1,475.00
Survey	\$3,022.60

County Assessor Virginia.....218-749-7147
 County Environmental Services (N).....218-749-9703
 County Planning & Development (N).....218-749-7103

Legal Description:
 LOT 1, BLOCK 1, EARLY BIRD

Comments:

A shoreland parcel located on Bear Island Lake. This approximately 4.6 acre lot contains about 355 feet of 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 the 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	\$50,000.00

Improvements include a +/- 524 sq. ft. seasonal cabin and outhouse. 625-0000-09301

Driving Directions: Bear Island Lake

From Virginia, take U.S. Highway #53 north, turn north on U.S. Highway #169, east on County Road #21. Proceed on County Road #21 north of Babbitt, west on County Road #904, north on County Road #490 to public landing. Proceed by water along westerly side of Bear Island to northerly shoreline of lake. No fire numbers present, cabin can be

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, OR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS OF WAY.

Tract 105	C22150120	Unorganized Township Twp: 61 Rng: 13 Sec: 3	Acres +/- 4.4 Zoning: SMU-7	CVT: 625 Plat: 18 Parcel(s): 40
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Land	\$72,000.00
Additional Costs Not Subject to Bid Up	
Appraisal	\$1,475.00
Survey	\$3,022.60

County Assessor Virginia.....218-749-7147
 County Environmental Services (N).....218-749-9703
 County Planning & Development (N).....218-749-7103

Legal Description:
 LOT 4, BLOCK 1, EARLY BIRD

Comments:

A shoreland parcel located on Bear Island Lake. This approximately 4.4 acre lot contains about 413 feet of 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 the 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	\$7,500.00

Improvements include a +/- 320 sq. ft. seasonal cabin and outhouse. 625-0000-09306

Driving Directions: Bear Island Lake

From Virginia, take U.S. Highway #53 north, turn north on U.S. Highway #169, east on County Road #21. Proceed on County Road #21 north of Babbitt, west on County Road #904, north on County Road #490 to public landing. Proceed by water along westerly side of Bear Island to northerly shoreline of lake. No fire numbers present, cabin can be located by lease tag L03900006 on structure.

ST. LOUIS COUNTY MAKES NO REPRESENTATIONS, WARRANTIES, OR GUARANTEES WITH RESPECT TO ACCESS TO TAX FORFEITED LANDS SOLD. SUBJECT TO ALL EXISTING EASEMENTS OF RECORD AND RIGHTS OF WAY.



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

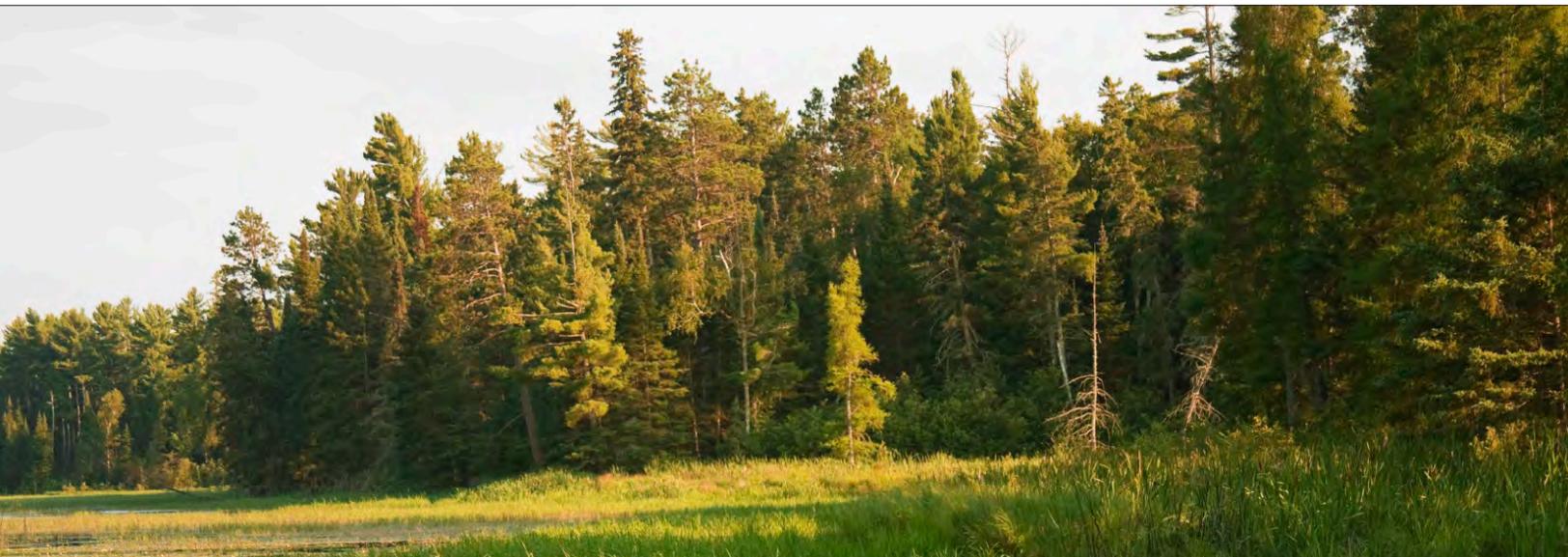
An overview of activities you CAN and CANNOT partake in on Minnesota State Tax Forfeited lands managed by the St. Louis County Land and Minerals Department.

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

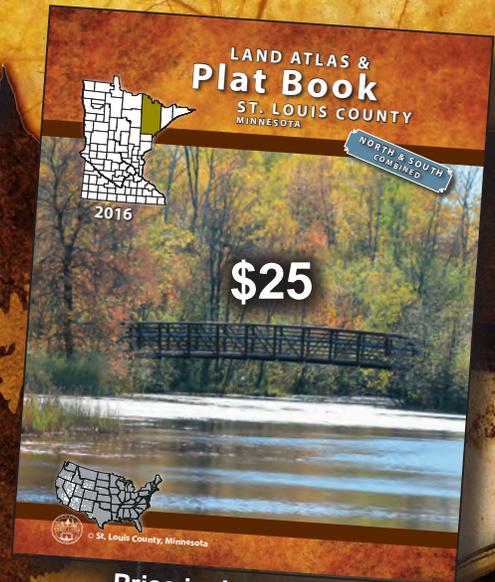
- You **CANNOT** dispose of garbage, refuse or electronics on MN State Tax Forfeited land.
- You **CANNOT** build a structure or fixture (this includes but is not limited to sheds, lean to, docks, garage, fencing, barricades, gates) on MN State Tax Forfeited land.
- You **CANNOT** park your vehicle frequently 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.





LAND ATLAS AND PLAT BOOKS

Land and Minerals Department St. Louis County, Minnesota



About

The St. Louis County Land Atlas and Plat Books are available for purchase. It includes the entire county in one book. The county develops these books, and has made them available for the public to purchase since the 1970's.

Purchasing Locations and Times

The County has numerous locations to purchase the Land Atlas and Plat Book. See the County website for further details at: www.stlouiscountymn.gov/platbooks. Please check to ensure the book is available to purchase at these times and locations.

- **St. Louis County Auditor's Office**
Courthouse 2nd Floor
100 North 5th Avenue West
Duluth, MN 55802
Phone: (218) 726-2380
Hours: 8 a.m. - 4:30 p.m.
Monday through Friday
- **St. Louis County Auditor's Service Center**
Miller Hill Mall, 1600 Miller Trunk Highway
Duluth, MN 55811
Phone: (218) 279-2520
Hours: 9 a.m. - 5:30 p.m.
Monday through Friday and
Saturday 10 a.m. - 2 p.m.
- **St. Louis County Commissioner's Office**
Ely Services Center
320 Miners Drive East
Ely, MN 55731
Phone: (218) 365-8200
Hours: 8 a.m. - 11:40 a.m. and 1- 4:20 p.m.
Monday through Friday
- **St. Louis County Recorder's Office**
1810 12th Avenue East, Room 100
Hibbing, MN 55746
Phone: (218) 262-0109
Hours: 8 a.m. - 12 noon and 1- 4:30 p.m.
Monday through Friday
- **St. Louis County Auditor's Office**
Northland Office Center, Suite 120
307 1st Street South
Virginia, MN 55792
Phone: (218) 749-7104
Hours: 8 a.m. - 4:30 p.m.
Monday through Friday

Purchasing by Mail and Bulk Orders

To purchase the Land Atlas and Plat Book by mail or bulk send to:

- **St. Louis County Auditor's Office**
Northland Office Center, Suite 120
307 1st Street South
Virginia, MN 55792
(218) 749-0669

In order to determine the correct check amount for the book, postage, and handling, please visit the County's website at: www.stlouiscountymn.gov/platbooks

or click the QR Code with your mobile device to bring you to the Plat Book web page.



Scan the QR Code to bring you to the Land Atlas and Plat Book website.

Bulk Orders: Go to the Plat Book web page for information on step-by-step instructions to process bulk orders.

All of St. Louis County in a single atlas!

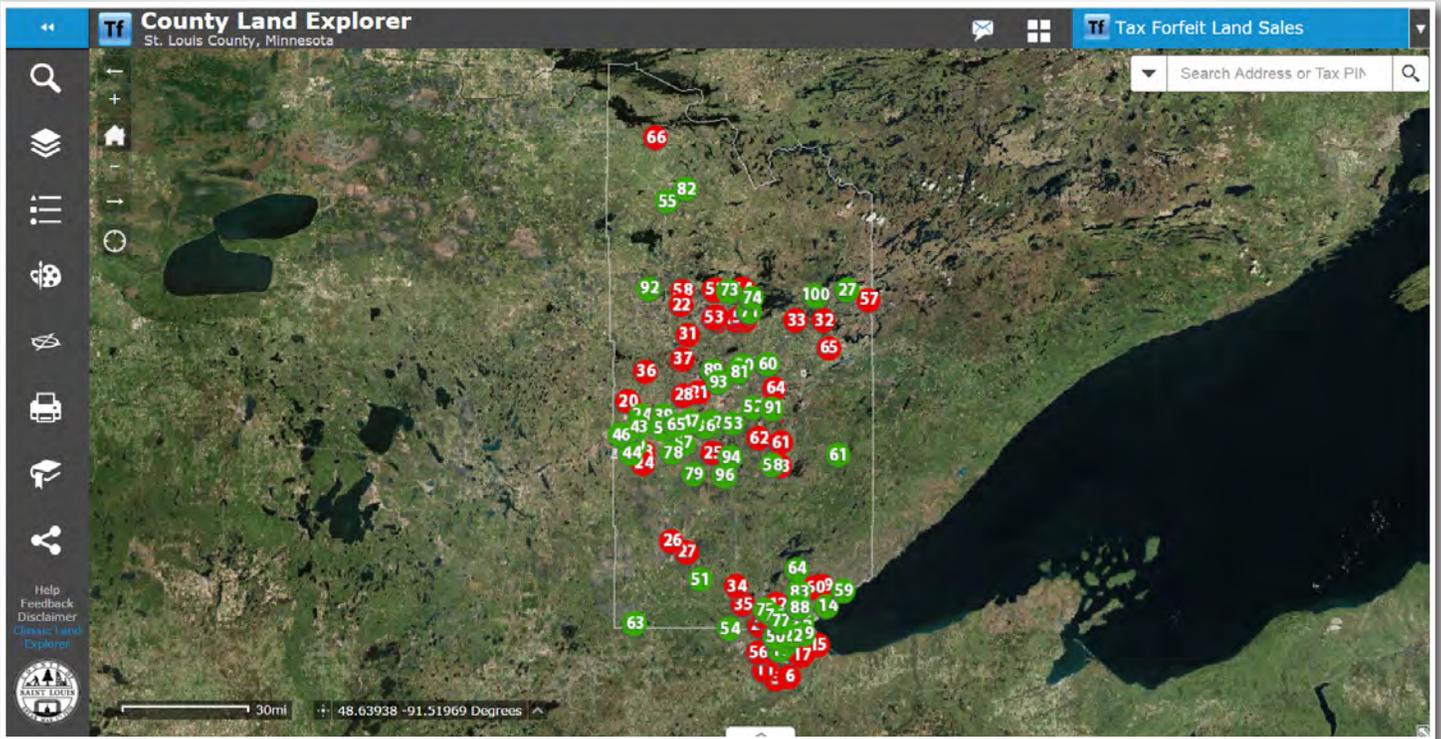


MAPPING- AUCTION AND AVAILABLE LIST

Land and Minerals Department St. Louis County, Minnesota

County Land Explorer

Mapping of St. Louis County Tax Forfeited 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.

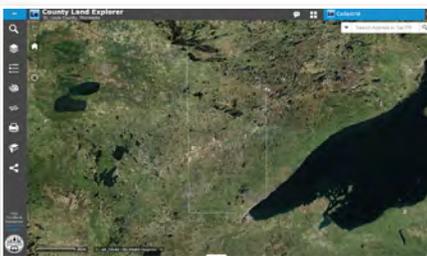
Web Link: www.stlouiscountymn.gov/explorer

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

To View

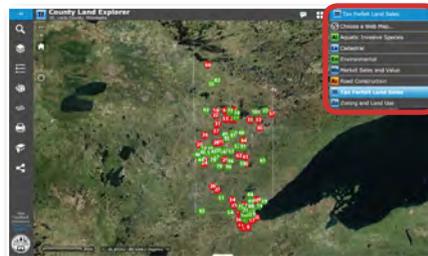
Step 1:

Open County Land Explorer



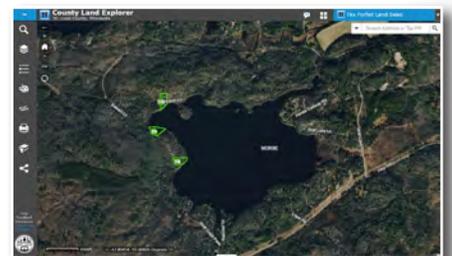
Step 2:

Select "Tax Forfeited Land Sales"



Step 3:

Zoom to area of interest





TAX FORFEITED LAND SALES

Available Properties *St. Louis County, Minnesota*

Opportunity to Purchase Over-the-Counter

Available list properties 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.



Duluth



Duluth



Duluth



Morse Township



Fairbanks Township



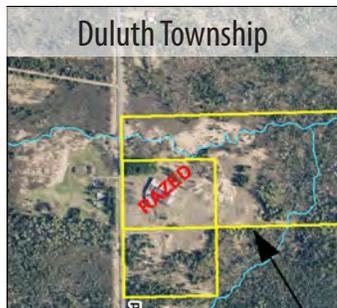
Hermantown



Gilbert



Rice Lake



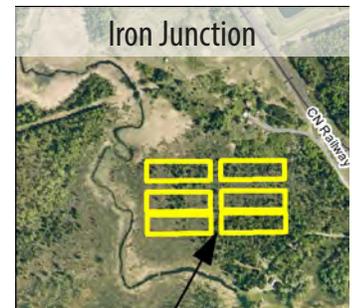
Duluth Township



Hibbing



Fine Lakes Township



Iron Junction

Many More Properties Available

stlouiscountymn.gov/landsales

Online Available List

Available Land Sales

City: All
 Acres: 10
 Price: \$0

Detail	Property Report	Map	Tract Number	Contract Number	City/Township	Remarks	Acres	Price
			1	02220030	City Of Duluth	Irregularly shaped parcel, approximately 4.22 acres of rolling terrain, located near the Western Middle School in the Lincoln Park neighborhood of Duluth. A public side-sill easement passes through the northeast corner of the property, and provides a paved entry to the school and surrounding neighborhood. This vacant 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 any certified, pending or future assessments that may be reinstated. Recording fee \$92.00 (Abstract and Tax 0223645). \$100 = 010-2700-00050, 010-0350-00010	4.22	\$129,000.00
			2	02217061	City Of Duluth	Partially wooded parcel in the plat of Cedar Ridge neighborhood of Duluth. This irregularly shaped parcel is approximately 0.61 of a (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, pending or future assessments that may be reinstated, and for any other certified, pending or future assessments that may be reinstated. Recording fee \$46.00 (T=211195).	0.61	\$28,250.00
			3	02217062	City Of Duluth	Mostly cleared parcel on the out lot of Middle Ln. of Cedar Ridge Estates in the Kanabod neighborhood of Duluth. There is a 100' easement on the eastern half of the parcel and an aviation easement for the air space above this parcel. 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, pending or future assessments that may be reinstated, and for any other certified, pending or future assessments that may be reinstated. Recording fee \$27,365.83 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=211195).	3.07	\$44,900.00
			4	02217051	City Of Duluth	The subject is a nicely wooded tract of land in the Duluth Heights neighborhood. This +/- 2.7 acre property is zoned RR-1 (Rural Residential). Contact City of Duluth Construction Services for permitted uses and zoning questions. The City of Duluth has waived the previously listed assessment. Check with the City of Duluth Treasurer's Office for any other certified, pending or future assessments that may be reinstated. Recording fee \$66.00 (T=11768, 20827).	2.76	\$55,500.00
			5	02216079	City Of Duluth	Vacant, wooded lot on the south side of W Palm St. in the Duluth Heights neighborhood of Duluth. This +/- 175 x 100'	0.10	\$18,000.00

Example Available List

Browse the list to find properties that could fit your needs. Find the property report, remarks, and information about price and acreage.

The available list is posted on the county's website or available by calling our office: **(218) 726-2606.**

Available List and Booklet located: www.stlouiscountymn.gov/landsales

Disclaimer: Prices and availability dated 8/16/18 and are subject to change.

OCTOBER 11, 2018



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, October 11, 2018

10:00 a.m.

Miners Memorial Building

821 S 9th Ave.

Virginia, MN 55792



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. Offers to purchase for less than what is listed cannot be accepted pursuant to state statute. Please contact any of our Land and Minerals Department offices for further questions.

stlouiscountymn.gov

218-726-2606