Lake Geneva City Treasurer 626 Geneva St Lake Geneva, WI 53147

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## 257602/ZA199500001 KOKO HOLDINGS LLC 1251 WELLS ST LAKE GENEVA WI 53147

## WALWORTH COUNTY - STATE OF WISCONSIN PROPERTY TAX BILL FOR 2016 REAL ESTATE

KOKO HOLDINGS LLC

Parcel Number: ZA199500001 Bill Number: 257602

**Important:** Be sure this description covers your property. Note that this description is for tax bill only and may not be a full legal description. See reverse side for important information.

## Location of Property/Legal Description 1251 WELLS ST

LOT 1 CERTIFIED SURVEY NO 1995 AS RECORDED IN VOL 9 OF C.S. ON PAGE 268 WCR. LOCATED IN SW 1/4 SEC 6 T1N R18E 1.06 A. CITY OF LAKE GENEVA ANNEXED TO CITY UNDER #798119 OMITS MA1995-1 0.925 ACRES

ASSESSED VALUE	ASSESSED VALUE	TOTAL ASSESSED	AVERAGE	ASSMT. N	ET ASSESSED	<b>NET PROPERTY TAX</b> 15503.35
LAND 100,000	IMPROVEMENTS 632,300	VALUE 732,300	RATI	0	VALUE RATE	15503.35
,	,	,	1.001471		2128055	
					NOT reflect credits)	
ESTIMATED FAIR MARKET VALUE LAND	ESTIMATED FAIR MARKET VALUE IMPROVEMENTS	TOTAL ESTIMATED FAIR MARKET VALUE			l taxes also reduced hool levy tax credit	
99,900	631,400	731,300		aid prior 1 taxes.	,568.51	
	2015	2016	2015	2016	o/ <b>T h X</b>	
TAXING JURISDICTION	EST. STATE AIDS ALLOCATED TAX DIST.	EST. STATE AIDS ALLOCATED TAX DIST.	NET TAX	NET TAX	% TAX CHANGE	
STATE OF WISCONSIN	0	0	128.23	124.30	-3.1%	
WALWORTH COUNTY	208,100	216,058	3,467.80	3,288.18	-5.2%	
City of Lake Geneva	874,696	772,856	4,423.03	4,364.76	-1.3%	
Sch Lake Geneva J 1	4,090,652	4,195,047	4,576.36	4,368.08	-4.6%	
UHS LG-Genoa City	490,264	825,442	3,189.91	2,850.38	-10.6%	TOTAL DUE: \$15,503.35
Gateway Technical TOTAL	1,178,829	1,379,130 7 399 533	600.63 <b>16,385.96</b>	588.03	-2.1% <b>-4.9%</b>	FOR FULL PAYMENT
IUIAL	6,842,541	7,388,533	10,385.90	15,583.73	-4.9%	PAY BY: JANUARY 31, 2017
FIRST DOLLAR CREDIT LOTTERY AND GAMING			-81.21 0.00	-80.38 0.00	-1.0% 0.0%	Warning: If not paid by due dates, installment option is lost and total tax is delinquent subject to interest and, if applicable, penalty.
NET PROPERTY TAX			16.304.75	15.503.35		Failure to pay on time. See reverse.
NET PROPERTY TAX	FOR INFO	RMATION PURPOSES ONLY	16,304.75 • Voter Approved	15,503.35 Temporary Tax	-4.9%	
NET PROPERTY TAX	Total Additional Total Add	RMATION PURPOSES ONLY litional Taxes Year Increase to Property Ends		Temporary Tax	-4.9%	
	Total Additional Total Add	litional Taxes Year Increase	Voter Approved	Temporary Tax	-4.9% Increases Total Additional	Failure to pay on time. See reverse.           Total Additional Taxes         Year Increa
Taxing Jurisdiction	Total Additional Total Add Taxes Applied	litional Taxes Year Increase	7 • Voter Approved Taxing Jurisdic	Temporary Tax	-4.9% Increases Total Additional Taxes	Failure to pay on time. See reverse.           Total Additional Taxes         Year Increa
Taxing Jurisdiction	Total Additional Total Add Taxes Applied	litional Taxes Year Increase to Property Ends	7 • Voter Approved Taxing Jurisdic	I Temporary Tax	-4.9% Increases Total Additional Taxes	Failure to pay on time. See reverse.         Total Additional Taxes       Year Increa:         Applied to Property       Ends
Taxing Jurisdiction PAY 1ST INSTALLMENT OF	Total Additional Total Add Taxes Applied	litional Taxes Year Increase to Property Ends PAY 2ND INSTALLMEN	7 • Voter Approved Taxing Jurisdie TOF:	I Temporary Tax	-4.9% Increases Total Additional Taxes PAY FULL BY JANUA	Failure to pay on time. See reverse.         Total Additional Taxes       Year Increa         Applied to Property       Ends         AMOUNT OF:       \$15,503.35
Taxing Jurisdiction PAY 1ST INSTALLMENT O BY JANUARY 31, 2017	Total Additional Total Add Taxes Applied	litional Taxes Year Increase to Property Ends PAY 2ND INSTALLMEN BY JULY 31, 2017	Voter Approved     Taxing Jurisdie     ToF:     ED	1 <b>Temporary Tax</b> ction 	-4.9% Increases Total Additional Taxes PAY FULL BY JANUA AMOUNT	Failure to pay on time. See reverse.         Total Additional Taxes       Year Increa         Applied to Property       Year Increa         Barborn Stress       Year Increa         Applied to Property       Year Increa         AMOUNT OF:       \$15,503.35         ARY 31, 2017       Year Increa
Taxing Jurisdiction PAY 1ST INSTALLMENT OF BY JANUARY 31, 2017 AMOUNT ENCLOSED MAKE CHECK PAYAI LAKE GENEVA CITY TRE 626 GENEVA ST LAKE GENEVA, WI 53147	Total Additional Total Add Taxes Applied	litional Taxes Year Increase to Property Ends PAY 2ND INSTALLMEN BY JULY 31, 2017 AMOUNT ENCLOS	7 • Voter Approved         Taxing Jurisdia         Torrest         TOF:         ED         YABLE AND M	1 <b>Temporary Tax</b> ction 	-4.9% Increases Total Additional Taxes PAY FULL BY JANUA BY JANUA AMOUNT AMOUNT MAKE CI LAKE GEI 626 GENE LAKE GEI	Failure to pay on time. See reverse.         Total Additional Taxes       Year Increa         Applied to Property       Ends         AMOUNT OF:       \$15,503.35         ARY 31, 2017       ENCLOSED         HECK PAYABLE AND MAIL TO:       NEVA CITY TREASURER         VA ST       NEVA, WI 53147
Taxing Jurisdiction PAY 1ST INSTALLMENT OF BY JANUARY 31, 2017 AMOUNT ENCLOSED MAKE CHECK PAYAI LAKE GENEVA CITY TRE	Total Additional Total Add Taxes Applied	litional Taxes Year Increase to Property Ends PAY 2ND INSTALLMEN BY JULY 31, 2017 AMOUNT ENCLOS MAKE CHECK PA WALWORTH COUNTY 100 W WALWORTH PO BOX 1001	7 • Voter Approved         Taxing Jurisdia         Torrest         TOF:         ED         YABLE AND M	1 <b>Temporary Tax</b> ction 	-4.9% Increases Total Additional Taxes PAY FULL BY JANUA BY JANUA MAKE CI AMOUNT MAKE CI LAKE GEI 626 GENE LAKE GEI PIN# ZA19 KOKO HO	Failure to pay on time. See reverse.         Total Additional Taxes       Year Increa         Applied to Property       Ends         AMOUNT OF:       \$15,503.35         ARY 31, 2017       ENCLOSED         HECK PAYABLE AND MAIL TO:       NEVA CITY TREASURER         VA ST       NEVA, WI 53147