

East Troy Town Treasurer
P.O. Box 872
East Troy, WI 53120

**WALWORTH COUNTY - STATE OF WISCONSIN
PROPERTY TAX BILL FOR 2013
REAL ESTATE**

NIEGELSEN, RYAN

Parcel Number: PA209100002

Bill Number: 47897

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

LOT 2 CERTIFIED SURVEY NO. 2091 AS RECORDED IN VOL 10 OF C.S. ON PAGE 73 WCR. LOCATED IN SW 1/4 SEC 18 T4N R18E. 46961 SQ FT. OMITS P ET18-16 & P ET18-17
1.080 ACRES

47897/PA209100002

**RYAN NIEGELSEN
W2435 ST PETERS RD
EAST TROY WI 53120**

Please inform treasurer of address changes.

ASSESSED VALUE LAND 42,300	ASSESSED VALUE IMPROVEMENTS 403,600	TOTAL ASSESSED VALUE 445,900	AVERAGE ASSMT. RATIO 1.082582306	NET ASSESSED VALUE RATE 0.01572111 (Does NOT reflect credits)	NET PROPERTY TAX 6833.39 Garbage Collection 170.77
ESTIMATED FAIR MARKET VALUE LAND 39,100	ESTIMATED FAIR MARKET VALUE IMPROVEMENTS 372,800	TOTAL ESTIMATED FAIR MARKET VALUE 411,900	<input type="checkbox"/> A star in this box means unpaid prior year taxes.	School taxes also reduced by school levy tax credit 716.14	
TAXING JURISDICTION	2012 EST. STATE AIDS ALLOCATED TAX DIST.	2013 EST. STATE AIDS ALLOCATED TAX DIST.	2012 NET TAX	2013 NET TAX	% TAX CHANGE
STATE OF WISCONSIN	0	0	73.08	70.05	-4.1%
WALWORTH COUNTY	124,258	123,696	2,007.55	1,743.48	-13.2%
Town of East Troy	208,050	209,725	777.34	777.96	0.1%
Sch East Troy Comm.	2,017,841	2,093,354	3,595.87	3,498.96	-2.7%
Gateway Technical	120,396	115,702	670.39	674.74	0.6%
CDEB East Troy School D	0	0		244.87	
TOTAL	2,470,545	2,542,477	7,124.23	7,010.06	-1.6%
FIRST DOLLAR CREDIT			-65.95	-65.36	-0.9%
LOTTERY AND GAMING CREDIT			-91.93	-111.31	21.1%
NET PROPERTY TAX			6,966.35	6,833.39	-1.9%

TOTAL DUE: \$7,004.16
FOR FULL PAYMENT
PAY BY:
JANUARY 31, 2014
Warning: If not paid by due dates,
installment option is lost and total tax is
delinquent subject to interest and, if
applicable, penalty.
Failure to pay on time. See reverse.

FOR INFORMATION PURPOSES ONLY • Voter Approved Temporary Tax Increases

Taxing Jurisdiction	Total Additional Taxes	Total Additional Taxes Applied to Property	Year Increase Ends	Taxing Jurisdiction	Total Additional Taxes	Total Additional Taxes Applied to Property	Year Increase Ends

PAY 1ST INSTALLMENT OF: \$3,531.81

BY JANUARY 31, 2014

AMOUNT ENCLOSED _____

MAKE CHECK PAYABLE AND MAIL TO:

**EAST TROY TOWN TREASURER
P.O. BOX 872
EAST TROY, WI 53120**

**PIN# PA209100002
NIEGELSEN, RYAN
BILL NUMBER: 47897**

PAY 2ND INSTALLMENT OF: \$3,472.35

BY JULY 31, 2014

AMOUNT ENCLOSED _____

MAKE CHECK PAYABLE AND MAIL TO:

**WALWORTH COUNTY TREASURER
100 W WALWORTH
PO BOX 1001
ELKHORN, WI 53121**

**PIN# PA209100002
NIEGELSEN, RYAN
BILL NUMBER: 47897**

PAY FULL AMOUNT OF: \$7,004.16

BY JANUARY 31, 2014

AMOUNT ENCLOSED _____

MAKE CHECK PAYABLE AND MAIL TO:

**EAST TROY TOWN TREASURER
P.O. BOX 872
EAST TROY, WI 53120**

**PIN# PA209100002
NIEGELSEN, RYAN
BILL NUMBER: 47897**


INCLUDE THIS STUB WITH YOUR PAYMENT


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