

LA GRANGE TOWN CLERK/TREASURER
P.O. BOX 359
WHITEWATER, WI 53190

**WALWORTH COUNTY - STATE OF WISCONSIN
PROPERTY TAX BILL FOR 2020
REAL ESTATE**

STEVEN A FRANZ TRUST

**Parcel Number: HCA 00034A
Bill Number: 493271**

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
W5399 SHAGBARK LN**

LOT 13 BLK 3 CARSWELLS PARK. ALSO COM NW COR LOT 13, NLY 54', ELY 50', SLY 65' TO NE COR LOT 13, WLY TO POB. ALSO EASEMENT SEC 35 T4N R16E
0.241 ACRES

493271/HCA 00034A
**STEVEN A FRANZ TRUST
103 N KENNICOTT AV
ARLINGTON HTS IL 60005**

Please inform treasurer of address changes.

| | | | | | |
|--|--|---|--|---|--|
| ASSESSED VALUE LAND 419,600 | ASSESSED VALUE IMPROVEMENTS 317,300 | TOTAL ASSESSED VALUE 736,900 | AVERAGE ASSMT. RATIO 0.981278607 | NET ASSESSED VALUE RATE 0.01287814 <small>(Does NOT reflect credits)</small> | NET PROPERTY TAX 9426.11 Garbage Collection 200.28 Septic Pumping 50.50 |
| ESTIMATED FAIR MARKET VALUE LAND 427,600 | ESTIMATED FAIR MARKET VALUE IMPROVEMENTS 323,400 | TOTAL ESTIMATED FAIR MARKET VALUE 751,000 | <input type="checkbox"/> A star in this box means unpaid prior year taxes. | School taxes also reduced by school levy tax credit 1,341.21 | |
| TAXING JURISDICTION | 2019 EST. STATE AIDS ALLOCATED TAX DIST. | 2020 EST. STATE AIDS ALLOCATED TAX DIST. | 2019 NET TAX | 2020 NET TAX | % TAX CHANGE |
| STATE OF WISCONSIN | 0 | 0 | 0.00 | 0.00 | |
| WALWORTH COUNTY | 149,926 | 146,517 | 2,598.94 | 2,555.17 | -1.7% |
| Town of La Grange | 184,998 | 184,868 | 421.04 | 419.37 | -0.4% |
| Elkhorn Area School District | 5,517,252 | 5,830,245 | 5,488.41 | 5,408.97 | -1.4% |
| Gateway Technical | 731,863 | 703,587 | 580.99 | 600.00 | 3.3% |
| Lauderdale Lake Ma | 0 | 0 | 226.40 | 213.84 | -5.5% |
| CDEB Elkhorn Schoo | 0 | 0 | 296.07 | 292.56 | -1.2% |
| TOTAL | 6,584,039 | 6,865,217 | 9,611.85 | 9,489.91 | -1.3% |
| FIRST DOLLAR CREDIT | | | -67.01 | -63.80 | -4.8% |
| LOTTERY AND GAMING CREDIT | | | 0.00 | 0.00 | 0.0% |
| NET PROPERTY TAX | | | 9,544.84 | 9,426.11 | -1.2% |

TOTAL DUE: \$9,676.89
FOR FULL PAYMENT
PAY BY:
JANUARY 31, 2021
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 |
|------------------------------|------------------------|--|--------------------|---------------------|------------------------|--|--------------------|
| Elkhorn Area School District | 368,165 | 418.60 | 2036 | | | | |
| Elkhorn Area School District | 0 | 0.00 | 2030 | | | | |
| Elkhorn Area School District | 465,758 | 529.56 | 2032 | | | | |

| | | |
|--|---|--|
| PAY 1ST INSTALLMENT OF: \$4,963.84 BY JANUARY 31, 2021 AMOUNT ENCLOSED _____ MAKE CHECK PAYABLE AND MAIL TO: LA GRANGE TOWN CLERK/TREASURER P.O. BOX 359 WHITEWATER, WI 53190 PIN# HCA 00034A STEVEN A FRANZ TRUST BILL NUMBER: 493271 | PAY 2ND INSTALLMENT OF: \$4,713.05 BY JULY 31, 2021 AMOUNT ENCLOSED _____ MAKE CHECK PAYABLE AND MAIL TO: WALWORTH COUNTY TREASURER 100 W WALWORTH PO BOX 1001 ELKHORN, WI 53121 PIN# HCA 00034A STEVEN A FRANZ TRUST BILL NUMBER: 493271 | PAY FULL AMOUNT OF: \$9,676.89 BY JANUARY 31, 2021 AMOUNT ENCLOSED _____ MAKE CHECK PAYABLE AND MAIL TO: LA GRANGE TOWN CLERK/TREASURER P.O. BOX 359 WHITEWATER, WI 53190 PIN# HCA 00034A STEVEN A FRANZ TRUST BILL NUMBER: 493271 |
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INCLUDE THIS STUB WITH YOUR PAYMENT