

LAKE GENEVA CITY TREASURER
626 GENEVA ST
LAKE GENEVA, WI 53147

WALWORTH COUNTY - STATE OF WISCONSIN
PROPERTY TAX BILL FOR 2021
REAL ESTATE

SERTZEL, CHRISTOPHER P
SERTZEL, CECELIA A

Parcel Number: ZWH 00010A
Bill Number: 583938

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
1101 GRANT ST

E 1/2 LOT 24 BLK 2. LOT 25 BLK 2 WHEELER ADDITION CITY OF LAKE GENEVA
0.380 ACRES

583938/ZWH 00010A
CHRISTOPHER P SERTZEL
CECELIA A SERTZEL
1101 GRANT ST
LAKE GENEVA WI 53147

Please inform treasurer of address changes.

ASSESSED VALUE LAND 44,500	ASSESSED VALUE IMPROVEMENTS 203,300	TOTAL ASSESSED VALUE 247,800	AVERAGE ASSMT. RATIO 0.975196153	NET ASSESSED VALUE RATE 0.01688409 (Does NOT reflect credits)	NET PROPERTY TAX 3874.49																																									
ESTIMATED FAIR MARKET VALUE LAND 45,600	ESTIMATED FAIR MARKET VALUE IMPROVEMENTS 208,500	TOTAL ESTIMATED FAIR MARKET VALUE 254,100	<div><div></div><div>A star in this box means unpaid prior year taxes.</div></div>	School taxes also reduced by school levy tax credit 438.22																																										
<table><tr><td>TAXING JURISDICTION</td><td>2020 EST. STATE AIDS ALLOCATED TAX DIST.</td><td>2021 EST. STATE AIDS ALLOCATED TAX DIST.</td><td>2020 NET TAX</td><td>2021 NET TAX</td><td>% TAX CHANGE</td></tr><tr><td>WALWORTH COUNTY</td><td>262,401</td><td>257,461</td><td>837.55</td><td>847.82</td><td>1.2%</td></tr><tr><td>City of Lake Geneva</td><td>812,675</td><td>803,682</td><td>1,191.61</td><td>1,285.52</td><td>7.9%</td></tr><tr><td>Lake Geneva J1 School Dist</td><td>4,538,957</td><td>4,813,208</td><td>1,101.49</td><td>1,126.58</td><td>2.3%</td></tr><tr><td>Lake Geneva-Genoa City UHS</td><td>955,885</td><td>905,139</td><td>699.87</td><td>740.64</td><td>5.8%</td></tr><tr><td>Gateway Technical</td><td>1,260,071</td><td>1,342,926</td><td>185.77</td><td>183.32</td><td>-1.3%</td></tr><tr><td>TOTAL</td><td>7,829,989</td><td>8,122,416</td><td>4,016.29</td><td>4,183.88</td><td>4.2%</td></tr></table>						TAXING JURISDICTION	2020 EST. STATE AIDS ALLOCATED TAX DIST.	2021 EST. STATE AIDS ALLOCATED TAX DIST.	2020 NET TAX	2021 NET TAX	% TAX CHANGE	WALWORTH COUNTY	262,401	257,461	837.55	847.82	1.2%	City of Lake Geneva	812,675	803,682	1,191.61	1,285.52	7.9%	Lake Geneva J1 School Dist	4,538,957	4,813,208	1,101.49	1,126.58	2.3%	Lake Geneva-Genoa City UHS	955,885	905,139	699.87	740.64	5.8%	Gateway Technical	1,260,071	1,342,926	185.77	183.32	-1.3%	TOTAL	7,829,989	8,122,416	4,016.29	4,183.88
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FIRST DOLLAR CREDIT			-68.74	-68.05	-1.0%																																									
LOTTERY AND GAMING CREDIT			-168.47	-241.34	43.3%																																									
NET PROPERTY TAX			3,779.08	3,874.49	2.5%																																									

TOTAL DUE: \$3,874.49

FOR FULL PAYMENT
PAY BY:
JANUARY 31, 2022

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
Lake Geneva-Genoa City UHS	464,820	71.87	2031				

PAY 1ST INSTALLMENT OF: \$1,816.58
BY JANUARY 31, 2022

AMOUNT ENCLOSED _____

MAKE CHECK PAYABLE AND MAIL TO:

LAKE GENEVA CITY TREASURER
626 GENEVA ST
LAKE GENEVA, WI 53147

PIN# ZWH 00010A
SERTZEL, CHRISTOPHER P
BILL NUMBER: 583938

PAY 2ND INSTALLMENT OF: \$2,057.91
BY JULY 31, 2022

AMOUNT ENCLOSED _____

MAKE CHECK PAYABLE AND MAIL TO:

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

PIN# ZWH 00010A
SERTZEL, CHRISTOPHER P
BILL NUMBER: 583938

PAY FULL AMOUNT OF: \$3,874.49
BY JANUARY 31, 2022

AMOUNT ENCLOSED _____

MAKE CHECK PAYABLE AND MAIL TO:

LAKE GENEVA CITY TREASURER
626 GENEVA ST
LAKE GENEVA, WI 53147

PIN# ZWH 00010A
SERTZEL, CHRISTOPHER P
BILL NUMBER: 583938

INCLUDE THIS STUB WITH YOUR PAYMENT

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