

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

WALWORTH COUNTY - STATE OF WISCONSIN
PROPERTY TAX BILL FOR 2022
REAL ESTATE

THOMAS TISBO TRUST
EUGENIA TISBO TRUST,

Parcel Number: ZBB 00003A
Bill Number: 653951

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
590 S LAKE SHORE DR

LOT 4 BAKER & BROWN SUB CITY OF LAKE GENEVA OUT
OF ZBB-3 SPLIT PER OWNERS REQUEST
3.460 ACRES



653951/ZBB 00003A
THOMAS TISBO TRUST
EUGENIA TISBO TRUST
17 HERON LN
BARRINGTON IL 60010

Please inform treasurer of address changes.

ASSESSED VALUE LAND 4,287,200	ASSESSED VALUE IMPROVEMENTS 5,388,000	TOTAL ASSESSED VALUE 9,675,200	AVERAGE ASSMT. RATIO 0.870437722	NET ASSESSED VALUE RATE 0.01705332 (Does NOT reflect credits)	NET PROPERTY TAX 164926.66																																									
ESTIMATED FAIR MARKET VALUE LAND 4,925,300	ESTIMATED FAIR MARKET VALUE IMPROVEMENTS 6,190,000	TOTAL ESTIMATED FAIR MARKET VALUE 11,115,300	<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 16,096.08																																										
<table><tr><th>TAXING JURISDICTION</th><th>2021 EST. STATE AIDS ALLOCATED TAX DIST.</th><th>2022 EST. STATE AIDS ALLOCATED TAX DIST.</th><th>2021 NET TAX</th><th>2022 NET TAX</th><th>% TAX CHANGE</th></tr><tr><td>WALWORTH COUNTY</td><td>257,461</td><td>258,582</td><td>33,102.73</td><td>32,267.63</td><td>-2.5%</td></tr><tr><td>City of Lake Geneva</td><td>803,682</td><td>824,684</td><td>50,192.24</td><td>53,303.61</td><td>6.2%</td></tr><tr><td>Lake Geneva J1 School Dist</td><td>4,813,208</td><td>4,979,072</td><td>43,986.57</td><td>43,943.41</td><td>-0.1%</td></tr><tr><td>Lake Geneva-Genoa City UHS</td><td>905,139</td><td>1,058,870</td><td>28,917.75</td><td>28,394.04</td><td>-1.8%</td></tr><tr><td>Gateway Technical</td><td>1,342,926</td><td>1,405,224</td><td>7,157.65</td><td>7,085.60</td><td>-1.0%</td></tr><tr><td>TOTAL</td><td>8,122,416</td><td>8,526,432</td><td>163,356.94</td><td>164,994.29</td><td>1.0%</td></tr></table>						TAXING JURISDICTION	2021 EST. STATE AIDS ALLOCATED TAX DIST.	2022 EST. STATE AIDS ALLOCATED TAX DIST.	2021 NET TAX	2022 NET TAX	% TAX CHANGE	WALWORTH COUNTY	257,461	258,582	33,102.73	32,267.63	-2.5%	City of Lake Geneva	803,682	824,684	50,192.24	53,303.61	6.2%	Lake Geneva J1 School Dist	4,813,208	4,979,072	43,986.57	43,943.41	-0.1%	Lake Geneva-Genoa City UHS	905,139	1,058,870	28,917.75	28,394.04	-1.8%	Gateway Technical	1,342,926	1,405,224	7,157.65	7,085.60	-1.0%	TOTAL	8,122,416	8,526,432	163,356.94	164,994.29
TAXING JURISDICTION	2021 EST. STATE AIDS ALLOCATED TAX DIST.	2022 EST. STATE AIDS ALLOCATED TAX DIST.	2021 NET TAX	2022 NET TAX	% TAX CHANGE																																									
WALWORTH COUNTY	257,461	258,582	33,102.73	32,267.63	-2.5%																																									
City of Lake Geneva	803,682	824,684	50,192.24	53,303.61	6.2%																																									
Lake Geneva J1 School Dist	4,813,208	4,979,072	43,986.57	43,943.41	-0.1%																																									
Lake Geneva-Genoa City UHS	905,139	1,058,870	28,917.75	28,394.04	-1.8%																																									
Gateway Technical	1,342,926	1,405,224	7,157.65	7,085.60	-1.0%																																									
TOTAL	8,122,416	8,526,432	163,356.94	164,994.29	1.0%																																									
FIRST DOLLAR CREDIT			-68.05	-67.63	-0.6%																																									
LOTTERY AND GAMING CREDIT			0.00	0.00	0.0%																																									
NET PROPERTY TAX			163,288.89	164,926.66	1.0%																																									

TOTAL DUE: \$164,926.66

FOR FULL PAYMENT
PAY BY:
JANUARY 31, 2023

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	662,361	3,881.49	2031				

PAY 1ST INSTALLMENT OF: \$82,463.34
BY JANUARY 31, 2023

AMOUNT ENCLOSED _____

MAKE CHECK PAYABLE AND MAIL TO:

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

PIN# ZBB 00003A
THOMAS TISBO TRUST
BILL NUMBER: 653951

PAY 2ND INSTALLMENT OF: \$82,463.32
BY JULY 31, 2023

AMOUNT ENCLOSED _____

MAKE CHECK PAYABLE AND MAIL TO:

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

PIN# ZBB 00003A
THOMAS TISBO TRUST
BILL NUMBER: 653951

PAY FULL AMOUNT OF: \$164,926.66
BY JANUARY 31, 2023

AMOUNT ENCLOSED _____

MAKE CHECK PAYABLE AND MAIL TO:

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

PIN# ZBB 00003A
THOMAS TISBO TRUST
BILL NUMBER: 653951



INCLUDE THIS STUB WITH YOUR PAYMENT



INCLUDE THIS STUB WITH YOUR PAYMENT



INCLUDE THIS STUB WITH YOUR PAYMENT