

TOWN OF WHITEWATER  
CLERK/TREASURER  
W8590 WILLIS RAY RD  
WHITEWATER, WI 53190-3802

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

THOMAS R KOPPELMAN TRUST



Parcel Number: DMH 00072  
Bill Number: 669013

**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**  
**N7536 RIDGE RD**

LOT 1 BLK 3 MORAINES HEIGHTS SUB  
0.230 ACRES

669013/DMH 00072

THOMAS R KOPPELMAN TRUST  
N7536 RIDGE RD  
WHITEWATER WI 53190

Please inform treasurer of address changes.

| ASSESSED VALUE<br>LAND<br>311,100  | ASSESSED VALUE<br>IMPROVEMENTS<br>182,000              | TOTAL ASSESSED<br>VALUE<br>493,100              | AVERAGE ASSMT.<br>RATIO<br>0.772174727  | NET ASSESSED<br>VALUE RATE<br>0.01636626<br>(Does NOT reflect credits) | <b>NET PROPERTY TAX</b> 7751.31 |                     |  |  |                 |                 |                 |                 |        |        |          |          |       |                    |         |         |        |        |      |                                |           |           |          |          |        |                   |         |         |        |        |       |                       |   |   |        |        |       |              |                  |                  |                 |                 |               |                            |  |  |               |               |              |                                  |  |  |                |                |               |                         |  |  |                 |                 |               |
|--|--|---|---|--|---------------------------------|---------------------|--|--|-----------------|-----------------|-----------------|-----------------|--------|--------|----------|----------|-------|--------------------|---------|---------|--------|--------|------|--------------------------------|-----------|-----------|----------|----------|--------|-------------------|---------|---------|--------|--------|-------|-----------------------|---|---|--------|--------|-------|--------------|------------------|------------------|-----------------|-----------------|---------------|----------------------------|--|--|---------------|---------------|--------------|----------------------------------|--|--|----------------|----------------|---------------|-------------------------|--|--|-----------------|-----------------|---------------|
| ESTIMATED FAIR MARKET<br>VALUE LAND<br>402,900   | ESTIMATED FAIR MARKET<br>VALUE IMPROVEMENTS<br>235,700 | TOTAL ESTIMATED<br>FAIR MARKET VALUE<br>638,600 | <input type="checkbox"/> A star in this<br>box means<br>unpaid prior<br>year taxes. | School taxes also reduced<br>by school levy tax credit<br>1,144.04     | Garbage Collection 226.80       |                     |  |  |                 |                 |                 |                 |        |        |          |          |       |                    |         |         |        |        |      |                                |           |           |          |          |        |                   |         |         |        |        |       |                       |   |   |        |        |       |              |                  |                  |                 |                 |               |                            |  |  |               |               |              |                                  |  |  |                |                |               |                         |  |  |                 |                 |               |
| <table><tr><th>TAXING JURISDICTION</th><th>2021<br/>EST. STATE AIDS<br/>ALLOCATED TAX DIST.</th><th>2022<br/>EST. STATE AIDS<br/>ALLOCATED TAX DIST.</th><th>2021<br/>NET TAX</th><th>2022<br/>NET TAX</th><th>% TAX<br/>CHANGE</th></tr><tr><td>WALWORTH COUNTY</td><td>56,595</td><td>53,813</td><td>2,060.75</td><td>1,949.84</td><td>-5.4%</td></tr><tr><td>Town of Whitewater</td><td>155,207</td><td>159,961</td><td>772.36</td><td>772.76</td><td>0.1%</td></tr><tr><td>Whitewater Unified School Dist</td><td>3,132,868</td><td>3,324,811</td><td>5,284.57</td><td>4,450.39</td><td>-15.8%</td></tr><tr><td>Gateway Technical</td><td>295,205</td><td>292,443</td><td>422.92</td><td>407.10</td><td>-3.7%</td></tr><tr><td>Whitewater Lake Mngmt</td><td>0</td><td>0</td><td>543.53</td><td>490.11</td><td>-9.8%</td></tr><tr><td><b>TOTAL</b></td><td><b>3,639,875</b></td><td><b>3,831,028</b></td><td><b>9,084.13</b></td><td><b>8,070.20</b></td><td><b>-11.2%</b></td></tr><tr><td><b>FIRST DOLLAR CREDIT</b></td><td></td><td></td><td><b>-82.50</b></td><td><b>-74.47</b></td><td><b>-9.7%</b></td></tr><tr><td><b>LOTTERY AND GAMING CREDIT</b></td><td></td><td></td><td><b>-292.60</b></td><td><b>-244.42</b></td><td><b>-16.5%</b></td></tr><tr><td><b>NET PROPERTY TAX</b></td><td></td><td></td><td><b>8,709.03</b></td><td><b>7,751.31</b></td><td><b>-11.0%</b></td></tr></table> |  |   |   |  |                                 | TAXING JURISDICTION | 2021<br>EST. STATE AIDS<br>ALLOCATED TAX DIST. | 2022<br>EST. STATE AIDS<br>ALLOCATED TAX DIST. | 2021<br>NET TAX | 2022<br>NET TAX | % TAX<br>CHANGE | WALWORTH COUNTY | 56,595 | 53,813 | 2,060.75 | 1,949.84 | -5.4% | Town of Whitewater | 155,207 | 159,961 | 772.36 | 772.76 | 0.1% | Whitewater Unified School Dist | 3,132,868 | 3,324,811 | 5,284.57 | 4,450.39 | -15.8% | Gateway Technical | 295,205 | 292,443 | 422.92 | 407.10 | -3.7% | Whitewater Lake Mngmt | 0 | 0 | 543.53 | 490.11 | -9.8% | <b>TOTAL</b> | <b>3,639,875</b> | <b>3,831,028</b> | <b>9,084.13</b> | <b>8,070.20</b> | <b>-11.2%</b> | <b>FIRST DOLLAR CREDIT</b> |  |  | <b>-82.50</b> | <b>-74.47</b> | <b>-9.7%</b> | <b>LOTTERY AND GAMING CREDIT</b> |  |  | <b>-292.60</b> | <b>-244.42</b> | <b>-16.5%</b> | <b>NET PROPERTY TAX</b> |  |  | <b>8,709.03</b> | <b>7,751.31</b> | <b>-11.0%</b> |
| TAXING JURISDICTION  | 2021<br>EST. STATE AIDS<br>ALLOCATED TAX DIST.         | 2022<br>EST. STATE AIDS<br>ALLOCATED TAX DIST.  | 2021<br>NET TAX   | 2022<br>NET TAX  | % TAX<br>CHANGE                 |                     |  |  |                 |                 |                 |                 |        |        |          |          |       |                    |         |         |        |        |      |                                |           |           |          |          |        |                   |         |         |        |        |       |                       |   |   |        |        |       |              |                  |                  |                 |                 |               |                            |  |  |               |               |              |                                  |  |  |                |                |               |                         |  |  |                 |                 |               |
| WALWORTH COUNTY  | 56,595   | 53,813  | 2,060.75  | 1,949.84   | -5.4%                           |                     |  |  |                 |                 |                 |                 |        |        |          |          |       |                    |         |         |        |        |      |                                |           |           |          |          |        |                   |         |         |        |        |       |                       |   |   |        |        |       |              |                  |                  |                 |                 |               |                            |  |  |               |               |              |                                  |  |  |                |                |               |                         |  |  |                 |                 |               |
| Town of Whitewater   | 155,207  | 159,961   | 772.36  | 772.76   | 0.1%                            |                     |  |  |                 |                 |                 |                 |        |        |          |          |       |                    |         |         |        |        |      |                                |           |           |          |          |        |                   |         |         |        |        |       |                       |   |   |        |        |       |              |                  |                  |                 |                 |               |                            |  |  |               |               |              |                                  |  |  |                |                |               |                         |  |  |                 |                 |               |
| Whitewater Unified School Dist   | 3,132,868  | 3,324,811                                       | 5,284.57  | 4,450.39   | -15.8%                          |                     |  |  |                 |                 |                 |                 |        |        |          |          |       |                    |         |         |        |        |      |                                |           |           |          |          |        |                   |         |         |        |        |       |                       |   |   |        |        |       |              |                  |                  |                 |                 |               |                            |  |  |               |               |              |                                  |  |  |                |                |               |                         |  |  |                 |                 |               |
| Gateway Technical  | 295,205  | 292,443   | 422.92  | 407.10   | -3.7%                           |                     |  |  |                 |                 |                 |                 |        |        |          |          |       |                    |         |         |        |        |      |                                |           |           |          |          |        |                   |         |         |        |        |       |                       |   |   |        |        |       |              |                  |                  |                 |                 |               |                            |  |  |               |               |              |                                  |  |  |                |                |               |                         |  |  |                 |                 |               |
| Whitewater Lake Mngmt  | 0  | 0   | 543.53  | 490.11   | -9.8%                           |                     |  |  |                 |                 |                 |                 |        |        |          |          |       |                    |         |         |        |        |      |                                |           |           |          |          |        |                   |         |         |        |        |       |                       |   |   |        |        |       |              |                  |                  |                 |                 |               |                            |  |  |               |               |              |                                  |  |  |                |                |               |                         |  |  |                 |                 |               |
| <b>TOTAL</b>   | <b>3,639,875</b>                                       | <b>3,831,028</b>                                | <b>9,084.13</b>   | <b>8,070.20</b>  | <b>-11.2%</b>                   |                     |  |  |                 |                 |                 |                 |        |        |          |          |       |                    |         |         |        |        |      |                                |           |           |          |          |        |                   |         |         |        |        |       |                       |   |   |        |        |       |              |                  |                  |                 |                 |               |                            |  |  |               |               |              |                                  |  |  |                |                |               |                         |  |  |                 |                 |               |
| <b>FIRST DOLLAR CREDIT</b>   |  |   | <b>-82.50</b>   | <b>-74.47</b>  | <b>-9.7%</b>                    |                     |  |  |                 |                 |                 |                 |        |        |          |          |       |                    |         |         |        |        |      |                                |           |           |          |          |        |                   |         |         |        |        |       |                       |   |   |        |        |       |              |                  |                  |                 |                 |               |                            |  |  |               |               |              |                                  |  |  |                |                |               |                         |  |  |                 |                 |               |
| <b>LOTTERY AND GAMING CREDIT</b>   |  |   | <b>-292.60</b>  | <b>-244.42</b>   | <b>-16.5%</b>                   |                     |  |  |                 |                 |                 |                 |        |        |          |          |       |                    |         |         |        |        |      |                                |           |           |          |          |        |                   |         |         |        |        |       |                       |   |   |        |        |       |              |                  |                  |                 |                 |               |                            |  |  |               |               |              |                                  |  |  |                |                |               |                         |  |  |                 |                 |               |
| <b>NET PROPERTY TAX</b>  |  |   | <b>8,709.03</b>   | <b>7,751.31</b>  | <b>-11.0%</b>                   |                     |  |  |                 |                 |                 |                 |        |        |          |          |       |                    |         |         |        |        |      |                                |           |           |          |          |        |                   |         |         |        |        |       |                       |   |   |        |        |       |              |                  |                  |                 |                 |               |                            |  |  |               |               |              |                                  |  |  |                |                |               |                         |  |  |                 |                 |               |
| <b>TOTAL DUE: \$7,978.11</b><br>FOR FULL PAYMENT<br>PAY BY:<br><b>JANUARY 31, 2023</b><br><br><b>Warning:</b> If not paid by due dates,<br>installment option is lost and total tax is<br>delinquent subject to interest and, if<br>applicable, penalty.<br><b>Failure to pay on time. See reverse.</b>  |  |   |   |  |                                 |                     |  |  |                 |                 |                 |                 |        |        |          |          |       |                    |         |         |        |        |      |                                |           |           |          |          |        |                   |         |         |        |        |       |                       |   |   |        |        |       |              |                  |                  |                 |                 |               |                            |  |  |               |               |              |                                  |  |  |                |                |               |                         |  |  |                 |                 |               |

FOR INFORMATION PURPOSES ONLY • Voter Approved Temporary Tax Increases

| Taxing Jurisdiction            | Total Additional<br>Taxes | Total Additional Taxes<br>Applied to Property | Year Increase<br>Ends | Taxing Jurisdiction | Total Additional<br>Taxes | Total Additional Taxes<br>Applied to Property | Year Increase<br>Ends |
|--------------------------------|---------------------------|---|-----------------------|---------------------|---------------------------|---|-----------------------|
| Whitewater Unified School Dist | 522,271                   | 844.95  | 2037                  |                     |                           |   |                       |
| Whitewater Unified School Dist | 896,509                   | 1,450.41                                      | 2023                  |                     |                           |   |                       |

PAY 1ST INSTALLMENT OF: \$3,980.25

BY JANUARY 31, 2023

AMOUNT ENCLOSED \_\_\_\_\_

MAKE CHECK PAYABLE AND MAIL TO:

TOWN OF WHITEWATER  
CLERK/TREASURER  
W8590 WILLIS RAY RD  
WHITEWATER, WI 53190-3802

PIN# DMH 00072  
THOMAS R KOPPELMAN TRUST  
BILL NUMBER: 669013

PAY 2ND INSTALLMENT OF: \$3,997.86

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# DMH 00072  
THOMAS R KOPPELMAN TRUST  
BILL NUMBER: 669013

PAY FULL AMOUNT OF: \$7,978.11

BY JANUARY 31, 2023

AMOUNT ENCLOSED \_\_\_\_\_

MAKE CHECK PAYABLE AND MAIL TO:

TOWN OF WHITEWATER  
CLERK/TREASURER  
W8590 WILLIS RAY RD  
WHITEWATER, WI 53190-3802

PIN# DMH 00072  
THOMAS R KOPPELMAN TRUST  
BILL NUMBER: 669013



INCLUDE THIS STUB WITH YOUR PAYMENT



INCLUDE THIS STUB WITH YOUR PAYMENT



INCLUDE THIS STUB WITH YOUR PAYMENT