

LA GRANGE TOWN CLERK/TREASURER
 PO BOX 359
 WHITEWATER, WI 53190

**WALWORTH COUNTY - STATE OF WISCONSIN
 PROPERTY TAX BILL FOR 2023
 REAL ESTATE**

STEVEN A FRANZ TRUST



**Parcel Number: HCA 00034A
 Bill Number: 702356**

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.

702356/HCA 00034A
**STEVEN A FRANZ TRUST
 103 N KENNICOTT AVE
 ARLINGTON HTS IL 60005**

**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

Please inform treasurer of address changes.

ASSESSED VALUE LAND 419,600	ASSESSED VALUE IMPROVEMENTS 317,300	TOTAL ASSESSED VALUE 736,900	AVERAGE ASSMT. RATIO 0.671713092	NET ASSESSED VALUE RATE 0.01382270 <small>(Does NOT reflect credits)</small>	NET PROPERTY TAX 10124.66	
ESTIMATED FAIR MARKET VALUE LAND 624,700	ESTIMATED FAIR MARKET VALUE IMPROVEMENTS 472,400	TOTAL ESTIMATED FAIR MARKET VALUE 1,097,100	<input type="checkbox"/> A star in this box means unpaid prior year taxes.	School taxes also reduced by school levy tax credit 1,581.72	Garbage Collection 226.32 Septic Pumping 77.00 Lauderdale Lakes Club House 50.00	
TAXING JURISDICTION		2022 EST. STATE AIDS ALLOCATED TAX DIST.	2023 EST. STATE AIDS ALLOCATED TAX DIST.	2022 NET TAX	2023 NET TAX	% TAX CHANGE
WALWORTH COUNTY		144,423	210,216	2,557.77	2,641.19	3.3%
Town of La Grange		196,526	268,086	418.47	435.51	4.1%
Elkhorn Area School District		6,189,268	6,696,968	5,846.17	5,888.56	0.7%
Gateway Technical		784,846	829,805	587.96	648.94	10.4%
Lauderdale Lake Mgmt		0	0	314.79	321.84	2.2%
CDEB Elkhorn Area		0	0	258.26	249.91	-3.2%
TOTAL		7,315,063	8,005,075	9,983.42	10,185.95	2.0%
FIRST DOLLAR CREDIT				-65.51	-61.29	-6.4%
LOTTERY AND GAMING CREDIT				0.00	0.00	0.0%
NET PROPERTY TAX				9,917.91	10,124.66	2.1%

TOTAL DUE: \$10,477.98
FOR FULL PAYMENT
PAY BY:
JANUARY 31, 2024
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	532,882	586.27	2036				
Elkhorn Area School District	473,628	521.08	2032				
Elkhorn Area School District	278,130	306.00	2030				

PAY 1ST INSTALLMENT OF: \$5,415.66 BY JANUARY 31, 2024 AMOUNT ENCLOSED _____ MAKE CHECK PAYABLE AND MAIL TO: LA GRANGE TOWN CLERK/TREASURER PO BOX 359 WHITEWATER, WI 53190 PIN# HCA 00034A STEVEN A FRANZ TRUST BILL NUMBER: 702356	PAY 2ND INSTALLMENT OF: \$5,062.32 BY JULY 31, 2024 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: 702356	PAY FULL AMOUNT OF: \$10,477.98 BY JANUARY 31, 2024 AMOUNT ENCLOSED _____ MAKE CHECK PAYABLE AND MAIL TO: LA GRANGE TOWN CLERK/TREASURER PO BOX 359 WHITEWATER, WI 53190 PIN# HCA 00034A STEVEN A FRANZ TRUST BILL NUMBER: 702356
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INCLUDE THIS STUB WITH YOUR PAYMENT



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