

DELANAN CITY TREASURER
PO BOX 465
DELANAN, WI 53115-0465

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

NIEUWENHUIS, ELI W
NIEUWENHUIS, CHARLEEN A

Parcel Number: XLM1 00007
Bill Number: 738121

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
436 ARBOR RIDGE DR

LOT 19 BLOCK 5 LAKE MEADOWS ADDITION NO. 1 AS RECORDED IN CAB B SLIDE 166 WCR. LOCATED IN NE, SE & SW 1/4 SE 1/4 SEC 7 T2N R16E. 20360 SQ FT. CITY OF DELAVAN OUT OF XWUP-218
0.468 ACRES

738121/XLM1 00007
ELI W NIEUWENHUIS
CHARLEEN A NIEUWENHUIS
436 ARBOR RIDGE DR
DELANAN WI 53115

Please inform treasurer of address changes.

ASSESSED VALUE LAND 42,900		ASSESSED VALUE IMPROVEMENTS 235,000		TOTAL ASSESSED VALUE 277,900		AVERAGE ASSMT. RATIO 0.674795987		NET ASSESSED VALUE RATE 0.02245264 (Does NOT reflect credits)		NET PROPERTY TAX 5969.51																																																	
ESTIMATED FAIR MARKET VALUE LAND 63,600		ESTIMATED FAIR MARKET VALUE IMPROVEMENTS 348,300		TOTAL ESTIMATED FAIR MARKET VALUE 411,900		<div></div> A star in this box means unpaid prior year taxes.		School taxes also reduced by school levy tax credit 527.42																																																			
<table><tr><th>TAXING JURISDICTION</th><th>2022 EST. STATE AIDS ALLOCATED TAX DIST.</th><th>2023 EST. STATE AIDS ALLOCATED TAX DIST.</th><th>2022 NET TAX</th><th>2023 NET TAX</th><th>% TAX CHANGE</th></tr><tr><td>WALWORTH COUNTY</td><td>107,164</td><td>147,695</td><td>982.03</td><td>1,030.95</td><td>5.0%</td></tr><tr><td>City of Delavan</td><td>977,337</td><td>1,404,798</td><td>2,625.35</td><td>2,814.12</td><td>7.2%</td></tr><tr><td>Delavan-Darien School Dist</td><td>5,504,258</td><td>5,165,012</td><td>1,890.49</td><td>2,089.72</td><td>10.5%</td></tr><tr><td>Gateway Technical</td><td>582,368</td><td>583,010</td><td>215.64</td><td>243.61</td><td>13.0%</td></tr><tr><td>Lake Comus Protect & Rehab</td><td>0</td><td>0</td><td>57.04</td><td>61.19</td><td>7.3%</td></tr><tr><td>Wal Cty Metro Sewer</td><td>0</td><td>0</td><td>0.00</td><td>0.00</td><td></td></tr><tr><td>TOTAL</td><td>7,171,127</td><td>7,300,515</td><td>5,770.55</td><td>6,239.59</td><td>8.1%</td></tr></table>												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	107,164	147,695	982.03	1,030.95	5.0%	City of Delavan	977,337	1,404,798	2,625.35	2,814.12	7.2%	Delavan-Darien School Dist	5,504,258	5,165,012	1,890.49	2,089.72	10.5%	Gateway Technical	582,368	583,010	215.64	243.61	13.0%	Lake Comus Protect & Rehab	0	0	57.04	61.19	7.3%	Wal Cty Metro Sewer	0	0	0.00	0.00		TOTAL	7,171,127	7,300,515	5,770.55	6,239.59	8.1%
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FIRST DOLLAR CREDIT			-57.87	-57.19	-1.2%	<div>TOTAL DUE: \$5,969.51</div> <div>FOR FULL PAYMENT PAY BY: JANUARY 31, 2024</div> <div>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.</div>																																																					
LOTTERY AND GAMING CREDIT			-189.95	-212.89	12.1%																																																						
NET PROPERTY TAX			5,522.73	5,969.51	8.1%																																																						

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
Delavan-Darien School Dist	47,864	19.86	2041				
Delavan-Darien School Dist	1,064,758	441.85	2027				

PAY 1ST INSTALLMENT OF: \$2,878.32
BY JANUARY 31, 2024

AMOUNT ENCLOSED _____

MAKE CHECK PAYABLE AND MAIL TO:

DELANAN CITY TREASURER
PO BOX 465
DELANAN, WI 53115-0465

PIN# XLM1 00007
NIEUWENHUIS, ELI W
BILL NUMBER: 738121

PAY 2ND INSTALLMENT OF: \$3,091.19
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# XLM1 00007
NIEUWENHUIS, ELI W
BILL NUMBER: 738121

PAY FULL AMOUNT OF: \$5,969.51
BY JANUARY 31, 2024

AMOUNT ENCLOSED _____

MAKE CHECK PAYABLE AND MAIL TO:

DELANAN CITY TREASURER
PO BOX 465
DELANAN, WI 53115-0465

PIN# XLM1 00007
NIEUWENHUIS, ELI W
BILL NUMBER: 738121

INCLUDE THIS STUB WITH YOUR PAYMENT

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