

WILLIAMS BAY VILLAGE TREASURER
JENNIFER WIESE
PO BOX 580
WILLIAMS BAY, WI 53191

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



747874/WLV2 00011
LOWERLOCH LLC
3818 N WAYNE AVE
CHICAGO IL 60613

Parcel Number: WLV2 00011
Bill Number: 747874

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
88 LWR LOCH VISTA DR

LOT L & E 1/2 LOT M LOCH VISTA CLUB SUB. NO. 2
VILLAGE OF WILLIAMS BAY
0.181 ACRES

Please inform treasurer of address changes.

ASSESSED VALUE LAND 197,000	ASSESSED VALUE IMPROVEMENTS 335,900	TOTAL ASSESSED VALUE 532,900	AVERAGE ASSMT. RATIO 0.819165119	NET ASSESSED VALUE RATE 0.01199714 (Does NOT reflect credits)	NET PROPERTY TAX 6347.03																																										
ESTIMATED FAIR MARKET VALUE LAND 240,500	ESTIMATED FAIR MARKET VALUE IMPROVEMENTS 410,100	TOTAL ESTIMATED FAIR MARKET VALUE 650,600	<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 803.82																																											
<table><tr><td>TAXING JURISDICTION</td><td>2022 EST. STATE AIDS ALLOCATED TAX DIST.</td><td>2023 EST. STATE AIDS ALLOCATED TAX DIST.</td><td>2022 NET TAX</td><td>2023 NET TAX</td><td>% TAX CHANGE</td></tr><tr><td>WALWORTH COUNTY</td><td>152,977</td><td>231,189</td><td>1,535.94</td><td>1,630.85</td><td>6.2%</td></tr><tr><td>Village of Williams Bay</td><td>268,738</td><td>352,188</td><td>1,843.74</td><td>1,833.89</td><td>-0.5%</td></tr><tr><td>Williams Bay School District</td><td>484,822</td><td>488,063</td><td>3,263.05</td><td>2,543.17</td><td>-22.1%</td></tr><tr><td>Gateway Technical</td><td>831,331</td><td>912,593</td><td>337.27</td><td>385.36</td><td>14.3%</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>1,737,868</td><td>1,984,033</td><td>6,980.00</td><td>6,393.27</td><td>-8.4%</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	152,977	231,189	1,535.94	1,630.85	6.2%	Village of Williams Bay	268,738	352,188	1,843.74	1,833.89	-0.5%	Williams Bay School District	484,822	488,063	3,263.05	2,543.17	-22.1%	Gateway Technical	831,331	912,593	337.27	385.36	14.3%	Wal Cty Metro Sewer	0	0	0.00	0.00		TOTAL	1,737,868	1,984,033	6,980.00	6,393.27	-8.4%
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FIRST DOLLAR CREDIT			-62.18	-46.24	-25.6%																																										
LOTTERY AND GAMING CREDIT			0.00	0.00	0.0%																																										
NET PROPERTY TAX			6,917.82	6,347.03	-8.3%																																										

TOTAL DUE: \$6,347.03

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

PAY 1ST INSTALLMENT OF: \$3,173.52 BY JANUARY 31, 2024 AMOUNT ENCLOSED _____ MAKE CHECK PAYABLE AND MAIL TO: WILLIAMS BAY VILLAGE TREASURER JENNIFER WIESE PO BOX 580 WILLIAMS BAY, WI 53191 PIN# WLV2 00011 LOWERLOCH LLC BILL NUMBER: 747874	PAY 2ND INSTALLMENT OF: \$3,173.51 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# WLV2 00011 LOWERLOCH LLC BILL NUMBER: 747874	PAY FULL AMOUNT OF: \$6,347.03 BY JANUARY 31, 2024 AMOUNT ENCLOSED _____ MAKE CHECK PAYABLE AND MAIL TO: WILLIAMS BAY VILLAGE TREASURER JENNIFER WIESE PO BOX 580 WILLIAMS BAY, WI 53191 PIN# WLV2 00011 LOWERLOCH LLC BILL NUMBER: 747874
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INCLUDE THIS STUB WITH YOUR PAYMENT