

CITY OF WHITEWATER
PO BOX 690
312 W WHITEWATER ST
WHITEWATER, WI 53190

WALWORTH COUNTY - STATE OF WISCONSIN
PROPERTY TAX BILL FOR 2024
REAL ESTATE

VARA, IAN M
VARA, MELISSA A

Parcel Number: /WES 00032
Bill Number: 776124

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
604 S WATERS EDGE DR

LOT 2 BLK 4 WATERS EDGE SOUTH AS RECORDED IN CAB C SLIDE 173 WCR. LOCATED IN NE 1/4, NW 1/4, SE 1/4 & SW 1/4 NE 1/4 SEC 9 T4N R15E. 31311 SQ FT CITY OF WHITEWATER OUT OF /WUP-290

0.750 ACRES

776124/WES 00032
IAN M VARA
MELISSA A VARA
604 S WATERS EDGE DR
WHITEWATER WI 53190

Please inform treasurer of address changes.

ASSESSED VALUE LAND 81,700	ASSESSED VALUE IMPROVEMENTS 288,700	TOTAL ASSESSED VALUE 370,400	AVERAGE ASSMT. RATIO 0.964490125	NET ASSESSED VALUE RATE 0.01525095 (Does NOT reflect credits)	NET PROPERTY TAX 5371.42																																			
ESTIMATED FAIR MARKET VALUE LAND 84,700	ESTIMATED FAIR MARKET VALUE IMPROVEMENTS 299,300	TOTAL ESTIMATED FAIR MARKET VALUE 384,000	<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 658.81																																				
<table><tr><td>TAXING JURISDICTION</td><td>2023 EST. STATE AIDS ALLOCATED TAX DIST.</td><td>2024 EST. STATE AIDS ALLOCATED TAX DIST.</td><td>2023 NET TAX</td><td>2024 NET TAX</td><td>% TAX CHANGE</td></tr><tr><td>WALWORTH COUNTY</td><td>134,946</td><td>141,060</td><td>889.37</td><td>883.49</td><td>-0.7%</td></tr><tr><td>City of Whitewater</td><td>3,947,735</td><td>4,015,710</td><td>2,247.30</td><td>2,433.92</td><td>8.3%</td></tr><tr><td>Whitewater Unified School Dist</td><td>6,257,235</td><td>6,449,393</td><td>2,112.63</td><td>2,116.13</td><td>0.2%</td></tr><tr><td>Gateway Technical</td><td>532,685</td><td>561,444</td><td>210.15</td><td>215.41</td><td>2.5%</td></tr><tr><td>TOTAL</td><td>10,872,601</td><td>11,167,607</td><td>5,459.45</td><td>5,648.95</td><td>3.5%</td></tr></table>						TAXING JURISDICTION	2023 EST. STATE AIDS ALLOCATED TAX DIST.	2024 EST. STATE AIDS ALLOCATED TAX DIST.	2023 NET TAX	2024 NET TAX	% TAX CHANGE	WALWORTH COUNTY	134,946	141,060	889.37	883.49	-0.7%	City of Whitewater	3,947,735	4,015,710	2,247.30	2,433.92	8.3%	Whitewater Unified School Dist	6,257,235	6,449,393	2,112.63	2,116.13	0.2%	Gateway Technical	532,685	561,444	210.15	215.41	2.5%	TOTAL	10,872,601	11,167,607	5,459.45	5,648.95
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FIRST DOLLAR CREDIT			-69.54	-65.77	-5.4%																																			
LOTTERY AND GAMING CREDIT			-258.84	-211.76	-18.2%																																			
NET PROPERTY TAX			5,131.07	5,371.42	4.7%																																			

TOTAL DUE: \$5,371.42

FOR FULL PAYMENT

PAY BY:

JANUARY 31, 2025

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
Whitewater Unified School Dist	1,645,026	691.71	2027				
Whitewater Unified School Dist	504,374	212.08	2037				

PAY 1ST INSTALLMENT OF: \$2,579.84
BY JANUARY 31, 2025

AMOUNT ENCLOSED _____

MAKE CHECK PAYABLE AND MAIL TO:
CITY OF WHITEWATER
PO BOX 690
312 W WHITEWATER ST
WHITEWATER, WI 53190

PIN# /WES 00032
VARA, IAN M
BILL NUMBER: 776124

PAY 2ND INSTALLMENT OF: \$2,791.58
BY JULY 31, 2025

AMOUNT ENCLOSED _____

MAKE CHECK PAYABLE AND MAIL TO:
WALWORTH COUNTY TREASURER
100 W WALWORTH
PO BOX 1001
ELKHORN, WI 53121

PIN# /WES 00032
VARA, IAN M
BILL NUMBER: 776124

PAY FULL AMOUNT OF: \$5,371.42
BY JANUARY 31, 2025

AMOUNT ENCLOSED _____

MAKE CHECK PAYABLE AND MAIL TO:
CITY OF WHITEWATER
PO BOX 690
312 W WHITEWATER ST
WHITEWATER, WI 53190

PIN# /WES 00032
VARA, IAN M
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INCLUDE THIS STUB WITH YOUR PAYMENT

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