

City of Whitewater
 312 W Whitewater St
 PO Box 690
 Whitewater, WI 53190

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

RUTZ PROPERTIES-WHITWATER LLC



**Parcel Number: /WUP 00314C
 Bill Number: 776936**

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.

776936/WUP 00314C
RUTZ PROPERTIES-WHITWATER
 8065 S 20TH ST
 OAK CREEK WI 53154

Location of Property/Legal Description
530 S PRINCE ST

PT NW 1/4 SEC 8 T4N R15E DESC AS: COM SW COR LOT 25 F.W. TRATTS ADD, WLY 30.02' TO C/L PRINCE ST, NLY 90' TO POB, WLY 200', NLY 90', ELY 200', SLY 90' TO POB. CITY O 0.410 ACRES

Please inform treasurer of address changes.

| | | | | | |
|--|---|--|--|--|---------------------------------|
| ASSESSED VALUE LAND 51,900 | ASSESSED VALUE IMPROVEMENTS 140,800 | TOTAL ASSESSED VALUE 192,700 | AVERAGE ASSMT. RATIO 0.964490125 | NET ASSESSED VALUE RATE 0.01525095 <small>(Does NOT reflect credits)</small> | NET PROPERTY TAX 2873.09 |
| ESTIMATED FAIR MARKET VALUE LAND 53,800 | ESTIMATED FAIR MARKET VALUE IMPROVEMENTS 146,000 | TOTAL ESTIMATED FAIR MARKET VALUE 199,800 | <input type="checkbox"/> A star in this box means unpaid prior year taxes. | School taxes also reduced by school levy tax credit 342.74 | |
| 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 | 486.42 | 459.63 | -5.5% |
| City of Whitewater | 3,947,735 | 4,015,710 | 1,229.12 | 1,266.24 | 3.0% |
| Whitewater Unified School Dist | 6,257,235 | 6,449,393 | 1,155.46 | 1,100.92 | -4.7% |
| Gateway Technical | 532,685 | 561,444 | 114.94 | 112.07 | -2.5% |
| TOTAL | 10,872,601 | 11,167,607 | 2,985.94 | 2,938.86 | -1.6% |
| FIRST DOLLAR CREDIT | | | -69.54 | -65.77 | -5.4% |
| LOTTERY AND GAMING CREDIT | | | 0.00 | 0.00 | 0.0% |
| NET PROPERTY TAX | | | 2,916.40 | 2,873.09 | -1.5% |

TOTAL DUE: \$2,873.09
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 | 359.86 | 2027 | | | | |
| Whitewater Unified School Dist | 504,374 | 110.34 | 2037 | | | | |

| | | |
|--|---|--|
| PAY 1ST INSTALLMENT OF: \$1,436.55 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# /WUP 00314C RUTZ PROPERTIES-WHITWATER LLC BILL NUMBER: 776936 | PAY 2ND INSTALLMENT OF: \$1,436.54 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# /WUP 00314C RUTZ PROPERTIES-WHITWATER LLC BILL NUMBER: 776936 | PAY FULL AMOUNT OF: \$2,873.09 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# /WUP 00314C RUTZ PROPERTIES-WHITWATER LLC BILL NUMBER: 776936 |
|--|---|--|



INCLUDE THIS STUB WITH YOUR PAYMENT



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