

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

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

BRAUER-CHANEY, CONNIE LOU



Parcel Number: HLAS 00037  
Bill Number: 784325

784325/HLAS 00037  
CONNIE LOU BRAUER-CHANEY  
3603 15TH AVE  
STERLING IL 61081

**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

CAMPING UNIT 37, LAUDERDALE SHORES CONDOMINIUM,  
RECORDED IN VOLUME 284 RECORDS, PAGE 323, W.C.R.  
0.130 ACRES

Please inform treasurer of address changes.

ASSESSED VALUE LAND 66,000	ASSESSED VALUE IMPROVEMENTS 59,100	TOTAL ASSESSED VALUE 125,100	AVERAGE ASSMT. RATIO 0.626580844	NET ASSESSED VALUE RATE 0.01389658 <small>(Does NOT reflect credits)</small>	<b>NET PROPERTY TAX</b> 1679.33																																																																		
ESTIMATED FAIR MARKET VALUE LAND 105,300	ESTIMATED FAIR MARKET VALUE IMPROVEMENTS 94,300	TOTAL ESTIMATED FAIR MARKET VALUE 199,600	<input type="checkbox"/> A star in this box means unpaid prior year taxes.	School taxes also reduced by school levy tax credit 286.66	Lauderdale Lakes Club House 50.00																																																																		
<table><tr><th>TAXING JURISDICTION</th><th>2023 EST. STATE AIDS ALLOCATED TAX DIST.</th><th>2024 EST. STATE AIDS ALLOCATED TAX DIST.</th><th>2023 NET TAX</th><th>2024 NET TAX</th><th>% TAX CHANGE</th></tr><tr><td>WALWORTH COUNTY</td><td>210,216</td><td>216,446</td><td>448.38</td><td>440.13</td><td>-1.8%</td></tr><tr><td>Town of La Grange</td><td>268,086</td><td>269,721</td><td>73.94</td><td>73.93</td><td>0.0%</td></tr><tr><td>Elkhorn Area School District</td><td>6,696,968</td><td>6,630,421</td><td>999.67</td><td>1,011.05</td><td>1.1%</td></tr><tr><td>Gateway Technical</td><td>829,805</td><td>861,494</td><td>110.17</td><td>112.04</td><td>1.7%</td></tr><tr><td>Lauderdale Lake Mgmt</td><td>0</td><td>0</td><td>54.64</td><td>56.83</td><td>4.0%</td></tr><tr><td>CDEB Elkhorn Area</td><td>0</td><td>0</td><td>42.43</td><td>44.48</td><td>4.8%</td></tr><tr><td><b>TOTAL</b></td><td><b>8,005,075</b></td><td><b>7,978,082</b></td><td><b>1,729.23</b></td><td><b>1,738.46</b></td><td><b>0.5%</b></td></tr><tr><td><b>FIRST DOLLAR CREDIT</b></td><td></td><td></td><td><b>-61.29</b></td><td><b>-59.13</b></td><td><b>-3.5%</b></td></tr><tr><td><b>LOTTERY AND GAMING CREDIT</b></td><td></td><td></td><td><b>0.00</b></td><td><b>0.00</b></td><td><b>0.0%</b></td></tr><tr><td><b>NET PROPERTY TAX</b></td><td></td><td></td><td><b>1,667.94</b></td><td><b>1,679.33</b></td><td><b>0.7%</b></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	210,216	216,446	448.38	440.13	-1.8%	Town of La Grange	268,086	269,721	73.94	73.93	0.0%	Elkhorn Area School District	6,696,968	6,630,421	999.67	1,011.05	1.1%	Gateway Technical	829,805	861,494	110.17	112.04	1.7%	Lauderdale Lake Mgmt	0	0	54.64	56.83	4.0%	CDEB Elkhorn Area	0	0	42.43	44.48	4.8%	<b>TOTAL</b>	<b>8,005,075</b>	<b>7,978,082</b>	<b>1,729.23</b>	<b>1,738.46</b>	<b>0.5%</b>	<b>FIRST DOLLAR CREDIT</b>			<b>-61.29</b>	<b>-59.13</b>	<b>-3.5%</b>	<b>LOTTERY AND GAMING CREDIT</b>			<b>0.00</b>	<b>0.00</b>	<b>0.0%</b>	<b>NET PROPERTY TAX</b>			<b>1,667.94</b>	<b>1,679.33</b>	<b>0.7%</b>
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<div><b>TOTAL DUE: \$1,729.33</b> FOR FULL PAYMENT PAY BY: <b>JANUARY 31, 2025</b>  <b>Warning:</b> If not paid by due dates, installment option is lost and total tax is delinquent subject to interest and, if applicable, penalty. <b>Failure to pay on time. See reverse.</b></div>																																																																							

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	496,035	91.55	2036				
Elkhorn Area School District	314,247	58.00	2030				
Elkhorn Area School District	453,510	83.70	2032				

PAY 1ST INSTALLMENT OF: \$889.67 BY JANUARY 31, 2025  AMOUNT ENCLOSED _____  MAKE CHECK PAYABLE AND MAIL TO: LA GRANGE TOWN CLERK/TREASURER PO BOX 359 WHITEWATER, WI 53190  PIN# HLAS 00037 BRAUER-CHANEY, CONNIE LOU BILL NUMBER: 784325	PAY 2ND INSTALLMENT OF: \$839.66 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# HLAS 00037 BRAUER-CHANEY, CONNIE LOU BILL NUMBER: 784325	PAY FULL AMOUNT OF: \$1,729.33 BY JANUARY 31, 2025  AMOUNT ENCLOSED _____  MAKE CHECK PAYABLE AND MAIL TO: LA GRANGE TOWN CLERK/TREASURER PO BOX 359 WHITEWATER, WI 53190  PIN# HLAS 00037 BRAUER-CHANEY, CONNIE LOU BILL NUMBER: 784325
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INCLUDE THIS STUB WITH YOUR PAYMENT



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