

DELAVAN TOWN TREASURER
5621 TOWN HALL RD
DELAVAN, WI 53115

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

RYAN & RYAN LLC



Parcel Number: FA324100003
Bill Number: 791268

791268/FA324100003
RYAN & RYAN LLC
2601 NORTH SHORE DR
DELAVAN WI 53115

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
2005 NORTH SHORE DR

LOT 3 CERTIFIED SURVEY NO. 3241 AS RECORDED IN VOL. 18 OF C.S. ON PAGE 88 WCR. LOCATED IN NE 1/4 NW 1/4 SEC 28 T2N R16E. 36394 SQ FT OMITS F D 28-4
0.840 ACRES

Please inform treasurer of address changes.

ASSESSED VALUE LAND 89,900		ASSESSED VALUE IMPROVEMENTS 197,200		TOTAL ASSESSED VALUE 287,100		AVERAGE ASSMT. RATIO 0.997595747		NET ASSESSED VALUE RATE 0.01192948 (Does NOT reflect credits)		NET PROPERTY TAX 3369.68																																																																														
ESTIMATED FAIR MARKET VALUE LAND 90,100		ESTIMATED FAIR MARKET VALUE IMPROVEMENTS 197,700		TOTAL ESTIMATED FAIR MARKET VALUE 287,800		<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 352.11																																																																																
<table><tr><th colspan="2">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 colspan="2">WALWORTH COUNTY</td><td>273,538</td><td>288,720</td><td>730.45</td><td>697.29</td><td>-4.5%</td></tr><tr><td colspan="2">Town of Delavan</td><td>661,690</td><td>659,792</td><td>817.98</td><td>815.28</td><td>-0.3%</td></tr><tr><td colspan="2">Delavan-Darien School Dist</td><td>7,613,942</td><td>7,833,695</td><td>1,409.14</td><td>1,392.50</td><td>-1.2%</td></tr><tr><td colspan="2">Gateway Technical</td><td>1,079,758</td><td>1,149,157</td><td>163.96</td><td>161.22</td><td>-1.7%</td></tr><tr><td colspan="2">Delavan Lake Sanitary Dist</td><td>0</td><td>0</td><td>387.69</td><td>358.68</td><td>-7.5%</td></tr><tr><td colspan="2">Wal Cty Metro Sewer</td><td>0</td><td>0</td><td>0.00</td><td>0.00</td><td></td></tr><tr><td colspan="2">TOTAL</td><td>9,628,928</td><td>9,931,364</td><td>3,509.22</td><td>3,424.97</td><td>-2.4%</td></tr><tr><td colspan="4">FIRST DOLLAR CREDIT</td><td>-57.19</td><td>-55.29</td><td>-3.3%</td></tr><tr><td colspan="4">LOTTERY AND GAMING CREDIT</td><td>0.00</td><td>0.00</td><td>0.0%</td></tr><tr><td colspan="4">NET PROPERTY TAX</td><td>3,452.03</td><td>3,369.68</td><td>-2.4%</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		273,538	288,720	730.45	697.29	-4.5%	Town of Delavan		661,690	659,792	817.98	815.28	-0.3%	Delavan-Darien School Dist		7,613,942	7,833,695	1,409.14	1,392.50	-1.2%	Gateway Technical		1,079,758	1,149,157	163.96	161.22	-1.7%	Delavan Lake Sanitary Dist		0	0	387.69	358.68	-7.5%	Wal Cty Metro Sewer		0	0	0.00	0.00		TOTAL		9,628,928	9,931,364	3,509.22	3,424.97	-2.4%	FIRST DOLLAR CREDIT				-57.19	-55.29	-3.3%	LOTTERY AND GAMING CREDIT				0.00	0.00	0.0%	NET PROPERTY TAX				3,452.03	3,369.68	-2.4%
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<div><div>TOTAL DUE: \$3,369.68</div><div>FOR FULL PAYMENT PAY BY: JANUARY 31, 2025</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></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
Delavan-Darien School Dist	73,727	14.51	2041				
Delavan-Darien School Dist	1,792,611	352.70	2027				

PAY 1ST INSTALLMENT OF: \$1,684.85
BY JANUARY 31, 2025

AMOUNT ENCLOSED _____

MAKE CHECK PAYABLE AND MAIL TO:
DELAVAN TOWN TREASURER
5621 TOWN HALL RD
DELAVAN, WI 53115

PIN# FA324100003
RYAN & RYAN LLC
BILL NUMBER: 791268

PAY 2ND INSTALLMENT OF: \$1,684.83
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# FA324100003
RYAN & RYAN LLC
BILL NUMBER: 791268

PAY FULL AMOUNT OF: \$3,369.68
BY JANUARY 31, 2025

AMOUNT ENCLOSED _____

MAKE CHECK PAYABLE AND MAIL TO:
DELAVAN TOWN TREASURER
5621 TOWN HALL RD
DELAVAN, WI 53115

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INCLUDE THIS STUB WITH YOUR PAYMENT



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