

DELANAN TOWN TREASURER  
5621 TOWN HALL RD  
DELANAN, WI 53115

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

DESCHNER, JOHN C  
DESCHNER, TERI

Parcel Number: FIN4 00021  
Bill Number: 793114

**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**  
407 DELAVAN DR

LOTS 6 & 7 BLK 3 INLET OAKS SUBD NO. 4  
0.322 ACRES

793114/FIN4 00021  
JOHN C DESCHNER  
TERI DESCHNER  
407 DELAVAN DR  
DELANAN WI 53115

Please inform treasurer of address changes.

ASSESSED VALUE LAND 71,900		ASSESSED VALUE IMPROVEMENTS 178,300		TOTAL ASSESSED VALUE 250,200		AVERAGE ASSMT. RATIO 0.997595747		NET ASSESSED VALUE RATE 0.01192948  (Does NOT reflect credits)		NET PROPERTY TAX 2751.45																																																																			
ESTIMATED FAIR MARKET VALUE LAND 72,100		ESTIMATED FAIR MARKET VALUE IMPROVEMENTS 178,700		TOTAL ESTIMATED FAIR MARKET VALUE 250,800		<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 306.86																																																																					
<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>273,538</td><td>288,720</td><td>592.85</td><td>607.67</td><td>2.5%</td></tr><tr><td>Town of Delavan</td><td>661,690</td><td>659,792</td><td>663.89</td><td>710.49</td><td>7.0%</td></tr><tr><td>Delavan-Darien School Dist</td><td>7,613,942</td><td>7,833,695</td><td>1,143.69</td><td>1,213.52</td><td>6.1%</td></tr><tr><td>Gateway Technical</td><td>1,079,758</td><td>1,149,157</td><td>133.07</td><td>140.50</td><td>5.6%</td></tr><tr><td>Delavan Lake Sanitary Dist</td><td>0</td><td>0</td><td>314.66</td><td>312.58</td><td>-0.7%</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>9,628,928</td><td>9,931,364</td><td>2,848.16</td><td>2,984.76</td><td>4.8%</td></tr><tr><td>FIRST DOLLAR CREDIT</td><td></td><td></td><td>-57.19</td><td>-55.29</td><td>-3.3%</td></tr><tr><td>LOTTERY AND GAMING CREDIT</td><td></td><td></td><td>-212.89</td><td>-178.02</td><td>-16.4%</td></tr><tr><td>NET PROPERTY TAX</td><td></td><td></td><td>2,578.08</td><td>2,751.45</td><td>6.7%</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	592.85	607.67	2.5%	Town of Delavan	661,690	659,792	663.89	710.49	7.0%	Delavan-Darien School Dist	7,613,942	7,833,695	1,143.69	1,213.52	6.1%	Gateway Technical	1,079,758	1,149,157	133.07	140.50	5.6%	Delavan Lake Sanitary Dist	0	0	314.66	312.58	-0.7%	Wal Cty Metro Sewer	0	0	0.00	0.00		TOTAL	9,628,928	9,931,364	2,848.16	2,984.76	4.8%	FIRST DOLLAR CREDIT			-57.19	-55.29	-3.3%	LOTTERY AND GAMING CREDIT			-212.89	-178.02	-16.4%	NET PROPERTY TAX			2,578.08	2,751.45	6.7%
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<div><div>TOTAL DUE: \$2,751.45</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	1,792,611	307.36	2027				
Delavan-Darien School Dist	73,727	12.64	2041				

PAY 1ST INSTALLMENT OF: \$1,286.72  
BY JANUARY 31, 2025

AMOUNT ENCLOSED \_\_\_\_\_

MAKE CHECK PAYABLE AND MAIL TO:

DELANAN TOWN TREASURER  
5621 TOWN HALL RD  
DELANAN, WI 53115

PIN# FIN4 00021  
DESCHNER, JOHN C  
BILL NUMBER: 793114

PAY 2ND INSTALLMENT OF: \$1,464.73  
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# FIN4 00021  
DESCHNER, JOHN C  
BILL NUMBER: 793114

PAY FULL AMOUNT OF: \$2,751.45  
BY JANUARY 31, 2025

AMOUNT ENCLOSED \_\_\_\_\_

MAKE CHECK PAYABLE AND MAIL TO:

DELANAN TOWN TREASURER  
5621 TOWN HALL RD  
DELANAN, WI 53115

PIN# FIN4 00021  
DESCHNER, JOHN C  
BILL NUMBER: 793114

INCLUDE THIS STUB WITH YOUR PAYMENT

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