

GENOA CITY VILLAGE TREASURER  
PO BOX 428  
755 FELLOWS RD  
GENOA CITY, WI 53128

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

MONTES DE OCA, ANNETTE  
MONTES DE OCA, ARMANDO

Parcel Number: TG 00003  
Bill Number: 798943

**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**  
**618 FREEMAN ST**

LOT 3 BLK 1 GIFFORD ADD. VILLAGE OF GENOA CITY  
0.220 ACRES



798943/TG 00003  
ANNETTE MONTES DE OCA  
ARMANDO MONTES DE OCA  
PO BOX 236  
GENOA CITY WI 53128

Please inform treasurer of address changes.

ASSESSED VALUE LAND 21,500	ASSESSED VALUE IMPROVEMENTS 105,400	TOTAL ASSESSED VALUE 126,900	AVERAGE ASSMT. RATIO 0.605319168	NET ASSESSED VALUE RATE 0.02659866 <small>(Does NOT reflect credits)</small>	<b>NET PROPERTY TAX</b> 3296.78 Garbage/Recycle 201.40
ESTIMATED FAIR MARKET VALUE LAND 35,500	ESTIMATED FAIR MARKET VALUE IMPROVEMENTS 174,100	TOTAL ESTIMATED FAIR MARKET VALUE 209,600	<input type="checkbox"/> A star in this box means unpaid prior year taxes.	School taxes also reduced by school levy tax credit 405.09	
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	50,629	52,394	490.44	482.39	-1.6%
Village of Genoa City	395,123	377,406	1,333.26	1,369.74	2.7%
Genoa City J2 School Dist	2,522,307	2,667,849	949.14	1,014.50	6.9%
Lake Geneva-Genoa City UHS	140,061	133,129	433.60	391.13	-9.8%
Gateway Technical	199,854	208,537	115.89	117.62	1.5%
<b>TOTAL</b>	<b>3,307,974</b>	<b>3,439,315</b>	<b>3,322.33</b>	<b>3,375.38</b>	<b>1.6%</b>
<b>FIRST DOLLAR CREDIT</b>			<b>-81.22</b>	<b>-78.60</b>	<b>-3.2%</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>3,241.11</b>	<b>3,296.78</b>	<b>1.7%</b>
<b>TOTAL DUE: \$3,498.18</b> <b>FOR FULL PAYMENT</b> <b>PAY BY:</b> <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>					

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
Lake Geneva-Genoa City UHS	13,102	8.25	2031				
Genoa City J2 School Dist	395,997	249.40	2025				
Genoa City J2 School Dist	41,030	25.84	2035				

PAY 1ST INSTALLMENT OF: \$1,849.79  
BY JANUARY 31, 2025

AMOUNT ENCLOSED \_\_\_\_\_  
MAKE CHECK PAYABLE AND MAIL TO:  
GENOA CITY VILLAGE TREASURER  
PO BOX 428  
755 FELLOWS RD  
GENOA CITY, WI 53128

PIN# TG 00003  
MONTES DE OCA, ANNETTE  
BILL NUMBER: 798943

PAY 2ND INSTALLMENT OF: \$1,648.39  
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# TG 00003  
MONTES DE OCA, ANNETTE  
BILL NUMBER: 798943

PAY FULL AMOUNT OF: \$3,498.18  
BY JANUARY 31, 2025

AMOUNT ENCLOSED \_\_\_\_\_  
MAKE CHECK PAYABLE AND MAIL TO:  
GENOA CITY VILLAGE TREASURER  
PO BOX 428  
755 FELLOWS RD  
GENOA CITY, WI 53128

PIN# TG 00003  
MONTES DE OCA, ANNETTE  
BILL NUMBER: 798943



INCLUDE THIS STUB WITH YOUR PAYMENT



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