

LAKE GENEVA CITY TREASURER
626 GENEVA ST
LAKE GENEVA, WI 53147

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

TOWN BANK



Parcel Number: ZFI 00002
Bill Number: 809576

809576/ZFI 00002
TOWN BANK
10 W MIFFLIN ST
MADISON WI 53703

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

UNIT 2 FIRST BANKING CENTER OFFICE PLAZA
CONDOMINIUM AS RECORDED UNDER DOC. #224627.
LOCATED IN NW 1/4 SECTION 36 T2N R17E. OMITS ZOP-27 &
OUT OF ZOP-28 CITY OF LAKE GENEVA
0.000 ACRES

Please inform treasurer of address changes.

ASSESSED VALUE LAND 207,000	ASSESSED VALUE IMPROVEMENTS 1,148,000	TOTAL ASSESSED VALUE 1,355,000	AVERAGE ASSMT. RATIO 0.910834629	NET ASSESSED VALUE RATE 0.01324508 (Does NOT reflect credits)	NET PROPERTY TAX 17886.58																																									
ESTIMATED FAIR MARKET VALUE LAND 227,300	ESTIMATED FAIR MARKET VALUE IMPROVEMENTS 1,260,400	TOTAL ESTIMATED FAIR MARKET VALUE 1,487,700	<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 2,150.32																																										
<table><tr><td>TAXING JURISDICTION</td><td>2023 EST. STATE AIDS ALLOCATED TAX DIST.</td><td>2024 EST. STATE AIDS ALLOCATED TAX DIST.</td><td>2023 NET TAX</td><td>2024 NET TAX</td><td>% TAX CHANGE</td></tr><tr><td>WALWORTH COUNTY</td><td>374,236</td><td>397,996</td><td>3,340.30</td><td>3,421.80</td><td>2.4%</td></tr><tr><td>City of Lake Geneva</td><td>1,069,591</td><td>1,134,959</td><td>5,659.05</td><td>5,952.61</td><td>5.2%</td></tr><tr><td>Lake Geneva J1 School Dist</td><td>4,436,815</td><td>4,052,227</td><td>4,586.68</td><td>4,941.54</td><td>7.7%</td></tr><tr><td>Lake Geneva-Genoa City UHS</td><td>1,035,286</td><td>1,011,280</td><td>2,985.15</td><td>2,796.83</td><td>-6.3%</td></tr><tr><td>Gateway Technical</td><td>1,477,253</td><td>1,584,095</td><td>789.31</td><td>834.31</td><td>5.7%</td></tr><tr><td>TOTAL</td><td>8,393,181</td><td>8,180,557</td><td>17,360.49</td><td>17,947.09</td><td>3.4%</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	374,236	397,996	3,340.30	3,421.80	2.4%	City of Lake Geneva	1,069,591	1,134,959	5,659.05	5,952.61	5.2%	Lake Geneva J1 School Dist	4,436,815	4,052,227	4,586.68	4,941.54	7.7%	Lake Geneva-Genoa City UHS	1,035,286	1,011,280	2,985.15	2,796.83	-6.3%	Gateway Technical	1,477,253	1,584,095	789.31	834.31	5.7%	TOTAL	8,393,181	8,180,557	17,360.49	17,947.09
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	374,236	397,996	3,340.30	3,421.80	2.4%																																									
City of Lake Geneva	1,069,591	1,134,959	5,659.05	5,952.61	5.2%																																									
Lake Geneva J1 School Dist	4,436,815	4,052,227	4,586.68	4,941.54	7.7%																																									
Lake Geneva-Genoa City UHS	1,035,286	1,011,280	2,985.15	2,796.83	-6.3%																																									
Gateway Technical	1,477,253	1,584,095	789.31	834.31	5.7%																																									
TOTAL	8,393,181	8,180,557	17,360.49	17,947.09	3.4%																																									
FIRST DOLLAR CREDIT			-64.61	-60.51	-6.3%																																									
LOTTERY AND GAMING CREDIT			0.00	0.00	0.0%																																									
NET PROPERTY TAX			17,295.88	17,886.58	3.4%																																									

TOTAL DUE: \$17,886.58
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
Lake Geneva-Genoa City UHS	99,523	58.53	2031				

PAY 1ST INSTALLMENT OF: \$8,943.30
BY JANUARY 31, 2025

AMOUNT ENCLOSED _____

MAKE CHECK PAYABLE AND MAIL TO:

LAKE GENEVA CITY TREASURER
626 GENEVA ST
LAKE GENEVA, WI 53147

PIN# ZFI 00002
TOWN BANK
BILL NUMBER: 809576

PAY 2ND INSTALLMENT OF: \$8,943.28
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# ZFI 00002
TOWN BANK
BILL NUMBER: 809576

PAY FULL AMOUNT OF: \$17,886.58
BY JANUARY 31, 2025

AMOUNT ENCLOSED _____

MAKE CHECK PAYABLE AND MAIL TO:

LAKE GENEVA CITY TREASURER
626 GENEVA ST
LAKE GENEVA, WI 53147

PIN# ZFI 00002
TOWN BANK
BILL NUMBER: 809576



INCLUDE THIS STUB WITH YOUR PAYMENT



INCLUDE THIS STUB WITH YOUR PAYMENT



INCLUDE THIS STUB WITH YOUR PAYMENT