

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

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

KUNES LAKE GENEVA PROPERTY LLC



Parcel Number: ZOP 00399B
Bill Number: 811216

811216/ZOP 00399B
KUNES LAKE GENEVA PROPERTY
1234 E GENEVA ST
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
715 WELLS ST

SE1/4 SEC 36 T2N R17E DESC AS COM SE COR SEC 36 T2N R17E, N0D32'W 244.31' TO POB, S89D48'W 211.02', N36D22'W 101.34', S89D48' 193.27' TO PT N36D22' W 373' FROM INTER OF ELY LN LOGAN AVE & N LN SEYMOUR ST; N36D22'W 194.37', S89D19'E 195.50', S36D22'E 44.10', N89D48'E 356 1.500 ACRES

Please inform treasurer of address changes.

ASSESSED VALUE LAND 305,000	ASSESSED VALUE IMPROVEMENTS 1,412,500	TOTAL ASSESSED VALUE 1,717,500	AVERAGE ASSMT. RATIO 0.910834629	NET ASSESSED VALUE RATE 0.01324508 (Does NOT reflect credits)	NET PROPERTY TAX 22687.92
ESTIMATED FAIR MARKET VALUE LAND 334,900	ESTIMATED FAIR MARKET VALUE IMPROVEMENTS 1,550,800	TOTAL ESTIMATED FAIR MARKET VALUE 1,885,700	<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 2,725.59	
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	4,233.93	4,337.22	2.4%
City of Lake Geneva	1,069,591	1,134,959	7,173.00	7,545.10	5.2%
Lake Geneva J1 School Dist	4,436,815	4,052,227	5,813.75	6,263.54	7.7%
Lake Geneva-Genoa City UHS	1,035,286	1,011,280	3,783.76	3,545.06	-6.3%
Gateway Technical	1,477,253	1,584,095	1,000.47	1,057.51	5.7%
TOTAL	8,393,181	8,180,557	22,004.91	22,748.43	3.4%
FIRST DOLLAR CREDIT			-64.61	-60.51	-6.3%
LOTTERY AND GAMING CREDIT			0.00	0.00	0.0%
NET PROPERTY TAX			21,940.30	22,687.92	3.4%

TOTAL DUE: \$22,687.92

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	74.19	2031				

PAY 1ST INSTALLMENT OF: \$11,343.97
BY JANUARY 31, 2025

AMOUNT ENCLOSED _____

MAKE CHECK PAYABLE AND MAIL TO:
LAKE GENEVA CITY TREASURER
626 GENEVA ST
LAKE GENEVA, WI 53147

PIN# ZOP 00399B
KUNES LAKE GENEVA PROPERTY LLC
BILL NUMBER: 811216

PAY 2ND INSTALLMENT OF: \$11,343.95
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# ZOP 00399B
KUNES LAKE GENEVA PROPERTY LLC
BILL NUMBER: 811216

PAY FULL AMOUNT OF: \$22,687.92
BY JANUARY 31, 2025

AMOUNT ENCLOSED _____

MAKE CHECK PAYABLE AND MAIL TO:
LAKE GENEVA CITY TREASURER
626 GENEVA ST
LAKE GENEVA, WI 53147

PIN# ZOP 00399B
KUNES LAKE GENEVA PROPERTY LLC
BILL NUMBER: 811216



INCLUDE THIS STUB WITH YOUR PAYMENT



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