

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

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

NICKEL, KELLY C



Parcel Number: ZYUP 00118G  
Bill Number: 812533

**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**  
1190 ROLLING LN

PT NE 1/4 SEC 1 T1N R17E DESC AS: COM 1638.4' W OF SE COR NE 1/4 SEC 1, N 133', W 112.5', S 133', E 112.5' TO POB.  
CITY OF LAKE GENEVA  
0.260 ACRES

812533/ZYUP 00118G  
KELLY C NICKEL  
1190 ROLLING LN  
LAKE GENEVA WI 53147

Please inform treasurer of address changes.

ASSESSED VALUE LAND 62,000	ASSESSED VALUE IMPROVEMENTS 188,000	TOTAL ASSESSED VALUE 250,000	AVERAGE ASSMT. RATIO 0.910834629	NET ASSESSED VALUE RATE 0.01324508  (Does NOT reflect credits)	NET PROPERTY TAX 3055.92																																									
ESTIMATED FAIR MARKET VALUE LAND 68,100	ESTIMATED FAIR MARKET VALUE IMPROVEMENTS 206,400	TOTAL ESTIMATED FAIR MARKET VALUE 274,500	<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 396.74																																										
<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>616.29</td><td>631.33</td><td>2.4%</td></tr><tr><td>City of Lake Geneva</td><td>1,069,591</td><td>1,134,959</td><td>1,044.10</td><td>1,098.27</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>846.25</td><td>911.72</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>550.76</td><td>516.02</td><td>-6.3%</td></tr><tr><td>Gateway Technical</td><td>1,477,253</td><td>1,584,095</td><td>145.63</td><td>153.93</td><td>5.7%</td></tr><tr><td>TOTAL</td><td>8,393,181</td><td>8,180,557</td><td>3,203.03</td><td>3,311.27</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	616.29	631.33	2.4%	City of Lake Geneva	1,069,591	1,134,959	1,044.10	1,098.27	5.2%	Lake Geneva J1 School Dist	4,436,815	4,052,227	846.25	911.72	7.7%	Lake Geneva-Genoa City UHS	1,035,286	1,011,280	550.76	516.02	-6.3%	Gateway Technical	1,477,253	1,584,095	145.63	153.93	5.7%	TOTAL	8,393,181	8,180,557	3,203.03	3,311.27
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FIRST DOLLAR CREDIT			-64.61	-60.51	-6.3%																																									
LOTTERY AND GAMING CREDIT			-240.49	-194.84	-19.0%																																									
NET PROPERTY TAX			2,897.93	3,055.92	5.5%																																									

TOTAL DUE: \$3,055.92  
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
Lake Geneva-Genoa City UHS	99,523	10.80	2031			

PAY 1ST INSTALLMENT OF: \$1,430.55 BY JANUARY 31, 2025  AMOUNT ENCLOSED _____  MAKE CHECK PAYABLE AND MAIL TO: LAKE GENEVA CITY TREASURER 626 GENEVA ST LAKE GENEVA, WI 53147  PIN# ZYUP 00118G NICKEL, KELLY C BILL NUMBER: 812533	PAY 2ND INSTALLMENT OF: \$1,625.37 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# ZYUP 00118G NICKEL, KELLY C BILL NUMBER: 812533	PAY FULL AMOUNT OF: \$3,055.92 BY JANUARY 31, 2025  AMOUNT ENCLOSED _____  MAKE CHECK PAYABLE AND MAIL TO: LAKE GENEVA CITY TREASURER 626 GENEVA ST LAKE GENEVA, WI 53147  PIN# ZYUP 00118G NICKEL, KELLY C BILL NUMBER: 812533
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INCLUDE THIS STUB WITH YOUR PAYMENT