

TOWN OF SUGAR CREEK TREASURER
PO BOX 287
N6641 COUNTY RD H
ELKHORN, WI 53121

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

KEPLER, NICKOLAS R
KEPLER, MOLLY R

Parcel Number: GA456500001
Bill Number: 821918



821918/GA456500001
NICKOLAS R KEPLER
MOLLY R KEPLER
4111 HOWARD AVE
WESTERN SPRINGS IL 60558

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
N5396 KENNEL RD
Sec. 27, T3N, R16E
LOT 1 CERTIFIED SURVEY NO 4565 AS RECORDED IN VOL 30 OF CS ON PAGE 41 WCR. LOCATED IN NE 1/4 SW 1/4 SEC 27 T3N R16E. 244986 SQ FT. OMTS GA3707-1; OUT OF G SC27-2

5.624 ACRES

Please inform treasurer of address changes.

ASSESSED VALUE LAND 68,200	ASSESSED VALUE IMPROVEMENTS 230,900	TOTAL ASSESSED VALUE 299,100	AVERAGE ASSMT. RATIO 0.700346075	NET ASSESSED VALUE RATE 0.01238319 (Does NOT reflect credits)	NET PROPERTY TAX 3644.68																																																						
ESTIMATED FAIR MARKET VALUE LAND 97,200	ESTIMATED FAIR MARKET VALUE IMPROVEMENTS See Reverse, Use Value Assessment 329,700	TOTAL ESTIMATED FAIR MARKET VALUE 426,900	<input type="checkbox"/> A star in this box means unpaid prior year taxes.	School taxes also reduced by school levy tax credit 633.41	Garbage/Recycle 230.00 Fire DUE 112.33																																																						
<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>105,769</td><td>106,128</td><td>1,073.41</td><td>1,037.04</td><td>-3.4%</td></tr><tr><td>Town of Sugar Creek</td><td>315,077</td><td>317,499</td><td>356.02</td><td>283.38</td><td>-20.4%</td></tr><tr><td>Elkhorn Area School District</td><td>3,794,257</td><td>3,647,704</td><td>2,180.26</td><td>2,143.62</td><td>-1.7%</td></tr><tr><td>Gateway Technical</td><td>417,513</td><td>422,410</td><td>240.94</td><td>239.77</td><td>-0.5%</td></tr><tr><td>TOTAL</td><td>4,632,616</td><td>4,493,741</td><td>3,850.63</td><td>3,703.81</td><td>-3.8%</td></tr><tr><td>FIRST DOLLAR CREDIT</td><td></td><td></td><td>-61.29</td><td>-59.13</td><td>-3.5%</td></tr><tr><td>LOTTERY AND GAMING CREDIT</td><td></td><td></td><td>0.00</td><td>0.00</td><td>0.0%</td></tr><tr><td>NET PROPERTY TAX</td><td></td><td></td><td>3,789.34</td><td>3,644.68</td><td>-3.8%</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	105,769	106,128	1,073.41	1,037.04	-3.4%	Town of Sugar Creek	315,077	317,499	356.02	283.38	-20.4%	Elkhorn Area School District	3,794,257	3,647,704	2,180.26	2,143.62	-1.7%	Gateway Technical	417,513	422,410	240.94	239.77	-0.5%	TOTAL	4,632,616	4,493,741	3,850.63	3,703.81	-3.8%	FIRST DOLLAR CREDIT			-61.29	-59.13	-3.5%	LOTTERY AND GAMING CREDIT			0.00	0.00	0.0%	NET PROPERTY TAX			3,789.34	3,644.68	-3.8%
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<div>TOTAL DUE: \$3,987.01 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.</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
Elkhorn Area School District	172,882	124.11	2030				
Elkhorn Area School District	249,497	179.12	2032				
Elkhorn Area School District	272,892	195.91	2036				

PAY 1ST INSTALLMENT OF: \$2,164.68
BY JANUARY 31, 2025

AMOUNT ENCLOSED _____

MAKE CHECK PAYABLE AND MAIL TO:

TOWN OF SUGAR CREEK TREASURER
PO BOX 287
N6641 COUNTY RD H
ELKHORN, WI 53121

PIN# GA456500001
KEPLER, NICKOLAS R
BILL NUMBER: 821918

PAY 2ND INSTALLMENT OF: \$1,822.33
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# GA456500001
KEPLER, NICKOLAS R
BILL NUMBER: 821918

PAY FULL AMOUNT OF: \$3,987.01
BY JANUARY 31, 2025

AMOUNT ENCLOSED _____

MAKE CHECK PAYABLE AND MAIL TO:

TOWN OF SUGAR CREEK TREASURER
PO BOX 287
N6641 COUNTY RD H
ELKHORN, WI 53121

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