

FONTANA VILLAGE TREASURER
PO BOX 200
175 VALLEY VIEW DR
FONTANA, WI 53125-0200

WALWORTH COUNTY - STATE OF WISCONSIN
PROPERTY TAX BILL FOR 2024
REAL ESTATE
CAP INVESTMENTS II LLC



Parcel Number: SABB 00604
Bill Number: 822306

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 604 ABBEY RESORT CONDOMINIUM HOTEL AS RECORDED IN CONDO CAB A SLIDE 463 WCR. LOCATED IN NW 1/4 SW 1/4 SEC 14 T1N R16E. VILLAGE OF FONTANA ON GENEVA LAKE OMITTS STFV-47, 47B & 47C
0.000 ACRES

822306/SABB 00604
CAP INVESTMENTS II LLC
PO BOX 472
PARK RIDGE IL 60068

Please inform treasurer of address changes.

ASSESSED VALUE LAND 1,000	ASSESSED VALUE IMPROVEMENTS 90,200	TOTAL ASSESSED VALUE 91,200	AVERAGE ASSMT. RATIO 1.015725857	NET ASSESSED VALUE RATE 0.00765583 (Does NOT reflect credits)	NET PROPERTY TAX 666.88																																								
ESTIMATED FAIR MARKET VALUE LAND 1,000	ESTIMATED FAIR MARKET VALUE IMPROVEMENTS 88,800	TOTAL ESTIMATED FAIR MARKET VALUE 89,800	<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 69.70																																									
<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>331,545</td><td>353,230</td><td>265.24</td><td>206.60</td><td>-22.1%</td></tr><tr><td>Village of Fontana</td><td>682,419</td><td>636,561</td><td>264.03</td><td>202.12</td><td>-23.4%</td></tr><tr><td>Walworth Bigfoot UHS</td><td>388,638</td><td>370,335</td><td>183.00</td><td>123.33</td><td>-32.6%</td></tr><tr><td>Fontana J8 School District</td><td>270,362</td><td>272,762</td><td>148.51</td><td>115.79</td><td>-22.0%</td></tr><tr><td>Gateway Technical</td><td>1,308,736</td><td>1,405,921</td><td>62.68</td><td>50.37</td><td>-19.6%</td></tr><tr><td>TOTAL</td><td>2,981,700</td><td>3,038,809</td><td>923.46</td><td>698.21</td><td>-24.4%</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	331,545	353,230	265.24	206.60	-22.1%	Village of Fontana	682,419	636,561	264.03	202.12	-23.4%	Walworth Bigfoot UHS	388,638	370,335	183.00	123.33	-32.6%	Fontana J8 School District	270,362	272,762	148.51	115.79	-22.0%	Gateway Technical	1,308,736	1,405,921	62.68	50.37	-19.6%	TOTAL	2,981,700	3,038,809	923.46	698.21	-24.4%
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FIRST DOLLAR CREDIT			-35.38	-31.33	-11.4%																																								
LOTTERY AND GAMING CREDIT			0.00	0.00	0.0%																																								
NET PROPERTY TAX			888.08	666.88	-24.9%																																								

TOTAL DUE: \$666.88

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
Walworth Bigfoot UHS	461,827	16.93	2028				
Fontana J8 School District	1,198,029	46.88	2026				

PAY 1ST INSTALLMENT OF: \$333.45
BY JANUARY 31, 2025

AMOUNT ENCLOSED _____

MAKE CHECK PAYABLE AND MAIL TO:

FONTANA VILLAGE TREASURER
PO BOX 200
175 VALLEY VIEW DR
FONTANA, WI 53125-0200

PIN# SABB 00604
CAP INVESTMENTS II LLC
BILL NUMBER: 822306

PAY 2ND INSTALLMENT OF: \$333.43
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# SABB 00604
CAP INVESTMENTS II LLC
BILL NUMBER: 822306

PAY FULL AMOUNT OF: \$666.88
BY JANUARY 31, 2025

AMOUNT ENCLOSED _____

MAKE CHECK PAYABLE AND MAIL TO:

FONTANA VILLAGE TREASURER
PO BOX 200
175 VALLEY VIEW DR
FONTANA, WI 53125-0200

PIN# SABB 00604
CAP INVESTMENTS II LLC
BILL NUMBER: 822306



INCLUDE THIS STUB WITH YOUR PAYMENT



INCLUDE THIS STUB WITH YOUR PAYMENT



INCLUDE THIS STUB WITH YOUR PAYMENT