

DELANAN CITY TREASURER
 123 SOUTH SECOND ST
 PO BOX 465
 DELAVAN, WI 53115-0465

**WALWORTH COUNTY - STATE OF WISCONSIN
 PROPERTY TAX BILL FOR 2025
 REAL ESTATE**

DELANAN INVESTMENT LLC



**Parcel Number: XDC 00003
 Bill Number: 869043**

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.

869043/XDC 00003
 DELAVAN INVESTMENT LLC
 6210 W GREENFIELD AVE
 WEST ALLIS WI 53214

Location of Property/Legal Description
 1741 E GENEVA ST

LOT 3 DELAVAN CROSSINGS AS RECORDED IN CAB C SLIDE 103 WCR. LOCATED IN NE 1/4, SE 1/4 SW 1/4 & NW 1/4 SW 1/4 & PT SW 1/4 & NW 1/4 SE 1/4 SEC 16 T2N R16E. 101681 SQ F

2.334 ACRES

Please inform treasurer of address changes.

ASSESSED VALUE LAND 717,000	ASSESSED VALUE IMPROVEMENTS 3,018,900	TOTAL ASSESSED VALUE 3,735,900	AVERAGE ASSMT. RATIO 0.933592371	NET ASSESSED VALUE RATE 0.01554107 <small>(Does NOT reflect credits)</small>	NET PROPERTY TAX 58004.22
ESTIMATED FAIR MARKET VALUE LAND 768,000	ESTIMATED FAIR MARKET VALUE IMPROVEMENTS 3,233,600	TOTAL ESTIMATED FAIR MARKET VALUE 4,001,600	<input type="checkbox"/> A star in this box means unpaid prior year taxes.	School taxes also reduced by school levy tax credit 4,397.58	
TAXING JURISDICTION	2024 EST. STATE AIDS ALLOCATED TAX DIST.	2025 EST. STATE AIDS ALLOCATED TAX DIST.	2024 NET TAX	2025 NET TAX	% TAX CHANGE
WALWORTH COUNTY	151,388	180,296	8,780.86	8,653.04	-1.5%
City of Delavan	1,458,997	1,477,700	26,171.96	26,759.89	2.2%
Delavan-Darien School Dist	5,162,501	4,650,610	18,504.23	20,030.31	8.2%
Gateway Technical	602,551	581,808	2,140.96	2,092.17	-2.3%
Lake Comus Protect & Rehab	0	0	525.48	524.48	-0.2%
Wal Cty Metro Sewer	0	0	0.00	0.00	
TOTAL	7,375,437	6,890,414	56,123.49	58,059.89	3.5%
FIRST DOLLAR CREDIT			-55.29	-55.67	0.7%
LOTTERY AND GAMING CREDIT			0.00	0.00	0.0%
NET PROPERTY TAX			56,068.20	58,004.22	3.5%

TOTAL DUE: \$58,004.22
FOR FULL PAYMENT
PAY BY:
JANUARY 31, 2026
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
Delavan-Darien School Dist	46,853	160.50	2041				
Delavan-Darien School Dist	1,037,454	3,553.88	2027				

PAY 1ST INSTALLMENT OF: \$29,002.12 BY JANUARY 31, 2026 AMOUNT ENCLOSED _____ MAKE CHECK PAYABLE AND MAIL TO: DELANAN CITY TREASURER 123 SOUTH SECOND ST PO BOX 465 DELANAN, WI 53115-0465 PIN# XDC 00003 DELAVAN INVESTMENT LLC BILL NUMBER: 869043	PAY 2ND INSTALLMENT OF: \$29,002.10 BY JULY 31, 2026 AMOUNT ENCLOSED _____ MAKE CHECK PAYABLE AND MAIL TO: WALWORTH COUNTY TREASURER 100 W WALWORTH PO BOX 1001 ELKHORN, WI 53121 PIN# XDC 00003 DELAVAN INVESTMENT LLC BILL NUMBER: 869043	PAY FULL AMOUNT OF: \$58,004.22 BY JANUARY 31, 2026 AMOUNT ENCLOSED _____ MAKE CHECK PAYABLE AND MAIL TO: DELANAN CITY TREASURER 123 SOUTH SECOND ST PO BOX 465 DELANAN, WI 53115-0465 PIN# XDC 00003 DELAVAN INVESTMENT LLC BILL NUMBER: 869043
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INCLUDE THIS STUB WITH YOUR PAYMENT



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