

CITY MEQUON
11333 N CEDARBURG RD
MEQUON, WI 53092

OZAUKEE COUNTY - STATE OF WISCONSIN
PROPERTY TAX BILL FOR 2022
REAL ESTATE

WINSTON PROPERTIES LLC



Parcel Number: 151070102000
Bill Number: 522446

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
1240 W RANCHITO LN

1226/721 LOT 2 BLK 1 TOWN AND COUNTRY
0.919 ACRES

522446/151070102000
WINSTON PROPERTIES LLC
9380 N LAKE DR
BAYSIDE WI 53217

Please inform treasurer of address changes.

ASSESSED VALUE LAND 330,800		ASSESSED VALUE IMPROVEMENTS 362,200		TOTAL ASSESSED VALUE 693,000		AVERAGE ASSMT. RATIO 0.919057543		NET ASSESSED VALUE RATE 0.01362970 (Does NOT reflect credits)		NET PROPERTY TAX 9385.24																																																													
ESTIMATED FAIR MARKET VALUE LAND 359,900		ESTIMATED FAIR MARKET VALUE IMPROVEMENTS 394,100		TOTAL ESTIMATED FAIR MARKET VALUE 754,000		<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 876.95																																																															
<table><tr><td>TAXING JURISDICTION</td><td>2021 EST. STATE AIDS ALLOCATED TAX DIST.</td><td>2022 EST. STATE AIDS ALLOCATED TAX DIST.</td><td>2021 NET TAX</td><td>2022 NET TAX</td><td>% TAX CHANGE</td></tr><tr><td>OZAUKEE COUNTY</td><td>1,259,793</td><td>1,268,867</td><td>1,040.47</td><td>1,052.45</td><td>1.2%</td></tr><tr><td>CITY MEQUON</td><td>1,806,427</td><td>1,748,940</td><td>2,133.07</td><td>2,151.86</td><td>0.9%</td></tr><tr><td>SCHOOL #3479</td><td>5,612,990</td><td>5,611,741</td><td>4,538.18</td><td>4,457.49</td><td>-1.8%</td></tr><tr><td>TECH SCHOOL</td><td>4,786,101</td><td>4,766,004</td><td>700.60</td><td>678.26</td><td>-3.2%</td></tr><tr><td>SANITARY 4999</td><td>0</td><td>0</td><td>1,125.73</td><td>1,105.33</td><td>-1.8%</td></tr><tr><td>TOTAL</td><td>13,465,311</td><td>13,395,552</td><td>9,538.05</td><td>9,445.39</td><td>-1.0%</td></tr><tr><td>FIRST DOLLAR CREDIT</td><td></td><td></td><td>-58.60</td><td>-60.15</td><td>2.6%</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>9,479.45</td><td>9,385.24</td><td>-1.0%</td></tr></table>												TAXING JURISDICTION	2021 EST. STATE AIDS ALLOCATED TAX DIST.	2022 EST. STATE AIDS ALLOCATED TAX DIST.	2021 NET TAX	2022 NET TAX	% TAX CHANGE	OZAUKEE COUNTY	1,259,793	1,268,867	1,040.47	1,052.45	1.2%	CITY MEQUON	1,806,427	1,748,940	2,133.07	2,151.86	0.9%	SCHOOL #3479	5,612,990	5,611,741	4,538.18	4,457.49	-1.8%	TECH SCHOOL	4,786,101	4,766,004	700.60	678.26	-3.2%	SANITARY 4999	0	0	1,125.73	1,105.33	-1.8%	TOTAL	13,465,311	13,395,552	9,538.05	9,445.39	-1.0%	FIRST DOLLAR CREDIT			-58.60	-60.15	2.6%	LOTTERY AND GAMING CREDIT			0.00	0.00	0.0%	NET PROPERTY TAX			9,479.45	9,385.24	-1.0%
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<div><div>TOTAL DUE: \$9,385.24</div><div>FOR FULL PAYMENT PAY BY: JANUARY 31, 2023</div><div>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></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
SCHOOL #3479	1,869,656	236.15	2030				
SCHOOL #3479	2,643,348	333.88	2040				

PAY 1ST INSTALLMENT OF: \$4,692.63
BY JANUARY 31, 2023

AMOUNT ENCLOSED _____
MAKE CHECK PAYABLE AND MAIL TO:

CITY MEQUON
11333 N CEDARBURG RD
MEQUON, WI 53092

PIN# 151070102000
WINSTON PROPERTIES LLC
BILL NUMBER: 522446

PAY 2ND INSTALLMENT OF: \$4,692.61
BY JULY 31, 2023

AMOUNT ENCLOSED _____
MAKE CHECK PAYABLE AND MAIL TO:

COUNTY TREASURER
OZAUKEE COUNTY
PO BOX 994
PORT WASHINGTON, WI 53074-0994

PIN# 151070102000
WINSTON PROPERTIES LLC
BILL NUMBER: 522446

PAY FULL AMOUNT OF: \$9,385.24
BY JANUARY 31, 2023

AMOUNT ENCLOSED _____
MAKE CHECK PAYABLE AND MAIL TO:

CITY MEQUON
11333 N CEDARBURG RD
MEQUON, WI 53092

PIN# 151070102000
WINSTON PROPERTIES LLC
BILL NUMBER: 522446



INCLUDE THIS STUB WITH YOUR PAYMENT



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