Fond du Lac County RealEstate Tax Record Detail

Property Record for Parcel Number: FDL-15-17-09-24-754-00

Location Information



Municipality: CITY OF FOND DU LAC

Site Address: 245 NORTH PETERS AVE

Owner Name(s): BANK FIRST NA

Mailing Address: 402 N 8TH ST

City State Zip: MANITOWOC WI 54220

Property Description:

(As of last tax bill issued)

Legal Description: S9 T15N R17E: N 242' OF CSM #442-4-42 AS REC 268546 LOC IN SE 1/4 NW 1/4

(Please refer to the source document for actual legal description>)

(The last line of the legal description contains the volume & page numbers recorded documents in the Register of Deeds Office)

Section Town Range:

Volume: N/A

Document Number: 1190778

Total Acres: 0.9390

Page: N/A

View all documents

Note: Fair market value is not shown for agricultural land because of Use Value Assessment per state law

Assessment Information

	2024	2023
Land Value:	$167700.00	$167700.00
Improvement Value:	$751800.00	$751800.00
Total Value:	$919500.00	$919500.00
Fair Market Value:	$1318500.00	$1222300.00

Real Estate Tax Information

	2024	2023
Original Tax:	$22894.35	$22442.49
Lottery Credit:	$0.00	$0.00
First Dollar Credit:	$54.31	$58.14
Net Tax:	$22840.04	$22384.35

Created 12/6/2024 2:24:13 PM *For additional information go to: https://landinfo.fdlco.wi.gov/Ascent/PropertyListing/RealEstateTaxParcel/PropertyCardLink?pt=tax&tpid=116267

Fair Market Ratio:	0.6974047620	0.7522795550	Special Assessments:	$0.00	$0.00
			Total Taxes:	$22840.04	$22384.35

2024 assessment detail 2023 assessment detail View all tax information

Taxint District Information

School District: FOND DU LAC SCHOOL

Vocational School District: MORAINE PARK TECH

TID District:

Fire District:

Utility District:

Drainage District:

Lake District:

Sanitary District:

Fond du Lac County, WI

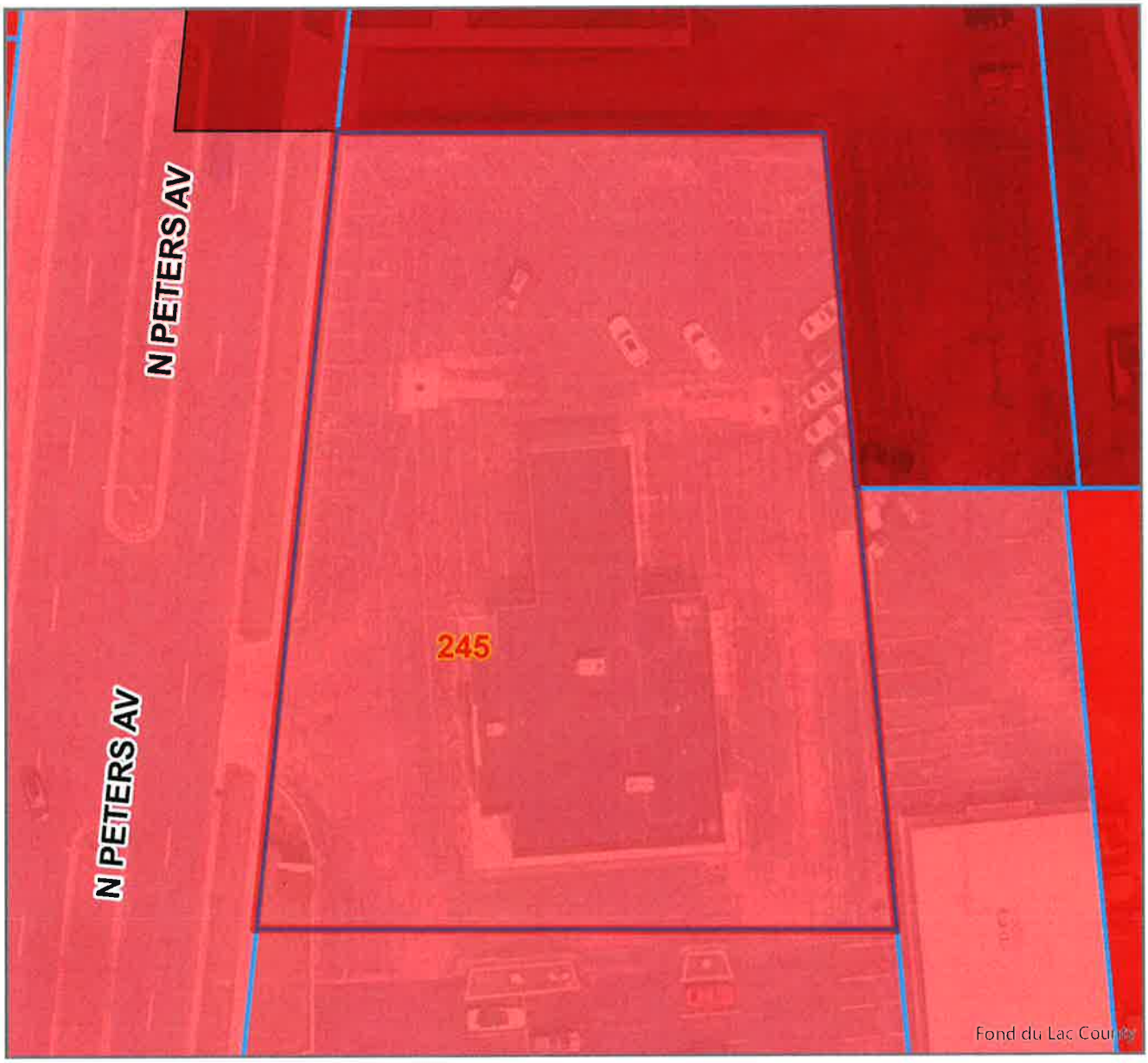


PIN	FDL-15-17-09-24-754-00	Street_address	245 N PETERS AVE
OwnerNames	BANK FIRST NA	MunicipalityCode	20226
MailingAddress1	402 N 8TH ST	Municipality	CITY OF FOND DU LAC
MailingAddress2		PLSSLocation	
MailingCity	MANITOWOC	Acres	0.939
MailingState	WI	LegalDescription	Refer to the source document for actual legal description. S9 T15N R17E: N 242' OF CSM #442-4-42 AS REC 268546 LOC IN SE 1/4 NW 1/4
MailingZip	54220	TaxParcelID	116267

Disclaimer: Map and parcel data are believed to be accurate, but accuracy is not guaranteed. This is not a legal document and should not be substituted for a title search,appraisal, survey, or for zoning verification.

Map Scale
1 inch = 50 feet
12/6/2024

Fond du Lac County, WI



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1 inch = 50 feet
12/6/2024

AssessorData



Welcome, !

Click here to log out

Tax Key Number: FDL-15-17-09-24-754-00

HELP

View Full Report

Property address:
245 N Peters Ave
City of Fond du Lac, WI

Abbreviated legal description:

Acres (county records): 0

Building 1 description:
Hometown Bank

Size: 4,914 sq feet

Year built: 1999

Additional structures: 1

Date of last building permit: 6/9/2020

Last sale date: 11/21/2023

Total assessed value of land: $167,700

Total assessed value of buildings: $751,800

Assessment year: 2024

Click here to view the website for this municipality

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<< Return to Search Results | Perform A New Search

Tax key number: FDL-15-17-09-24-754-00

Property address: 245 N Peters Ave

Traffic / water / sanitary: Medium / City water / Sewer

Summary of Assessment	
Land	$167,700
Improvements	$751,800
Total value	$919,500

Land

Qty	Land Use	Width	Depth	Square Feet	Acres	Water Frontage	Tax Class	Special Tax Program	Assess Value
1	Commercial			40,898	0.939	None	Commercial		$167,700

Commercial Building (Hometown Bank)
Assessed value: $730,000

Section name: Section 1
Year built: 1999
% complete: 100%
Stories: 1.00
Perimeter: 290 LF
Total area: 4,914 SF (all stories)



	Designed Use	Actual Use	Units	Area per Unit	Construction Class	Avg Ht	Quality	CDU
Occupancies	Bank	Bank/Savings Institution	1	4,914	Masonry bearing walls	12.00	C (AV)	Average

	Component Description	Count	Stops	Area (sf)	Area (%)	Quality
Exterior walls	Cavity Brick			4,914	100.0%	B (GD)
HVAC	Warmed and cooled air			4,914	100.0%	B (GD)

	Qty	Description	Units	Grade	Location	Yr Blt	Condition
Other features	1	CP6, economy grade canopy w/slab, 7x9 (Qty 2) S	126	C		1999	Av
Other features	1	BC1, Bank canopy (drive in), 30x38 SF	1,140	C		1999	Av
Other features	1	BE1, Bank vault (money storage), 8x14 SF	112	C		1999	Av
Other features	1	BE6, Bank night deposit chute	1	C		1999	Av
Other features	1	BE7, Bank drive-in window	1	C		1999	Av

# of identical OBIs: 1	Other Building Improvement (OBI)			
Main Structure			**Modifications (Type, Size)**	**Photograph**
OBI type: Paving	Width: 30 LF	Grade: C		not available
Const type: Asphalt	Depth: 991 LF	Condition: Average		
Year built: 1999	Floor area: 29,730 SF	% complete: 100%		
		Assessed $: $21,800		

Building Permits

Issued	Permit #	Purpose	$ Amount	Completed
6/9/2020	101059	Storm manhole	$4,485	1/1/2021
4/3/2019	100609	Sewer repair	$4,495	1/1/2020
5/2/2013	100772	Pole Sign @ EMC - NV	$39,000	1/1/2014
5/23/2003	15717	MESSAGEBD	$27,000	5/23/2003
6/14/1999	17108	INTEXTALT	$411,468	6/14/1999

Sales History

Date	Price	Type
11/21/2023	$919,500	Not a market sale

FOND DU LAC COUNTY TREASURER
160 S MACY STREET
PO BOX 1515
FOND DU LAC WI 54936-0150

FOND DU LAC COUNTY - STATE OF WISCONSIN
PROPERTY TAX BILL FOR 2024
REAL ESTATE

BANK FIRST NA

Parcel Number: FDL1517092475400
Bill Number: 896044

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.

896044/FDL1517092475400
BANK FIRST NA
402 N 8TH ST
MANITOWOC WI 54220

Location of Property/Legal Description
245 N PETERS AVE

S9 T15N R17E: N 242' OF CSM #442-4-42 AS REC 268546 LOC IN SE 1/4 NW 1/4

0.939 ACRES

Please inform treasurer of address changes.

ASSESSED VALUE LAND	ASSESSED VALUE IMPROVEMENTS	TOTAL ASSESSED VALUE	AVERAGE ASSMT. RATIO	NET ASSESSED VALUE RATE
167,700	751,800	919,500	0.697404762	0.02489869 (Does NOT reflect credits)

ESTIMATED FAIR MARKET VALUE LAND	ESTIMATED FAIR MARKET VALUE IMPROVEMENTS	TOTAL ESTIMATED FAIR MARKET VALUE	☐ A star in this box means unpaid prior year taxes.	School taxes also reduced by school levy tax credit
240,500	1,078,000	1,318,500		1,660.98

NET PROPERTY TAX 22840.04

TAXING JURISDICTION	2023 EST. STATE AIDS ALLOCATED TAX DIST.	2024 EST. STATE AIDS ALLOCATED TAX DIST.	2023 NET TAX	2024 NET TAX	% TAX CHANGE
FOND DU LAC COUNTY	2,819,001	2,841,966	5,601.73	5,589.01	-0.2%
CITY OF FOND DU LAC	10,401,398	10,587,333	9,770.52	10,372.02	6.2%
FOND DU LAC SCHOOL	46,947,362	50,720,785	6,356.96	6,207.59	-2.3%
MORAINE PARK TECH	2,952,287	3,045,031	713.28	725.73	1.7%
TOTAL	**63,120,048**	**67,195,115**	**22,442.49**	**22,894.35**	**2.0%**
FIRST DOLLAR CREDIT			**-58.14**	**-54.31**	**-6.6%**
LOTTERY AND GAMING CREDIT			**0.00**	**0.00**	**0.0%**
NET PROPERTY TAX			**22,384.35**	**22,840.04**	**2.0%**

TOTAL DUE: $22,840.04
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
MORAINE PARK TECH	561,261	167.64	2044
FOND DU LAC SCHOOL	5,939,382	1,817.83	2039
FOND DU LAC SCHOOL	447,050	136.83	2039

PAY 1ST INSTALLMENT OF: $11,420.03
BY JANUARY 31, 2025
AMOUNT ENCLOSED _____
MAKE CHECK PAYABLE AND MAIL TO:
FOND DU LAC COUNTY TREASURER
160 S MACY STREET
PO BOX 1515
FOND DU LAC WI 54936-0150
PIN# FDL1517092475400
BANK FIRST NA
BILL NUMBER: 896044
INCLUDE THIS STUB WITH YOUR PAYMENT

PAY 2ND INSTALLMENT OF: $11,420.01
BY JULY 31, 2025
AMOUNT ENCLOSED _____
MAKE CHECK PAYABLE AND MAIL TO:
FOND DU LAC COUNTY TREASURER
160 S. MACY STREET
P.O. BOX 1515
FOND DU LAC, WI 54936-1515
PIN# FDL1517092475400
BANK FIRST NA
BILL NUMBER: 896044
INCLUDE THIS STUB WITH YOUR PAYMENT

PAY FULL AMOUNT OF: $22,840.04
BY JANUARY 31, 2025
AMOUNT ENCLOSED _____
MAKE CHECK PAYABLE AND MAIL TO:
FOND DU LAC COUNTY TREASURER
160 S MACY STREET
PO BOX 1515
FOND DU LAC WI 54936-0150
PIN# FDL1517092475400
BANK FIRST NA
BILL NUMBER: 896044
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