2025 CITY OF MILWAUKEE COMBINED PROPERTY TAX BILL

ACCOUNT TYPE: REAL ESTATE
TAX KEY / ACCOUNT NO. 2880733000 BILL # 59775
LOCATION OF PROPERTY: 3108 N 44TH ST
LEGAL DESCRIPTION: NEIGHBORHOOD 1840 PLAT PAGE 288/04
RAINBOW RIDGE NO 2 IN SE 1/4 SEC 11-7-21 BLOCK 5 L OT 14

Spencer Coggs
CITY TREASURER
CITY HALL, ROOM 103
200 EAST WELLS STREET
MILWAUKEE, WISCONSIN 53202
TELEPHONE: (414) 286-2240
TDD: (414) 286-2025
FAX: (414) 286-3186
www.milwaukee.gov/treasurer

When you provide a check as payment, you authorize us either to use information from your check to make a one-time electronic fund transfer from your account, or to process the payment as a check transaction.

KING ARTHUR HOMES LLC
4812 W LLOYD ST
MILWAUKEE, WI 53208

PRIOR TAXES ARE DELINQUENT

Class	Assessment-Land	Assmt.-Improvements	Total Assessment
RESIDENTIAL	6,800	144,500	151,300
Avg. Assmt. Ratio	**Est. Fair Mkt.-Land**	**Est. Fair Mkt.-Improvements**	**Total Est .Fair Market**
0.9994	6,804	144,587	151,391
School taxes reduced by school levy tax credit			243.92

Detail of Special Assessments and Other Charges	
DELINQUENT MUNICIPAL SERVICES	720.25
DELINQUENT STORM WATER ACCOUNT	299.76
DELINQUENT WATER ACCOUNT	425.23
DNS MISCELLANEOUS	4.09
DNS-HEALTH ABATEMENT	255.52
DELINQUENT SEWER ACCOUNT	328.58
TOTAL	2,033.43

Net Assessed Value Rate Before Credits 20.803

Tax Levy	2024 Est. State Aids	2025 Est. State Aids	2024 Net Tax	2025 Net Tax	% Change
Sewerage Dist.			173.52	186.86	+7.688
Public Schools	734,822,627	870,341,380	1,123.32	1,216.97	+8.337
Tech. College	31,558,078	31,156,756	112.29	115.59	+2.939
County Govt.	30,204,588	30,914,484	440.66	476.22	+8.070
City Govt.	282,441,064	291,765,300	1,048.00	1,151.89	+9.913
Total	1,079,026,357	1,224,177,920	2,897.79	3,147.53	+8.618
First Dollar Credit			-87.04	-86.78	-0.299
Lottery and Gaming Credit			0.00	0.00	+0.000
Net Property Tax			2,810.75	3,060.75	+8.894
Special Assessments and Charges				2,033.43	

WARNING: If the first installment payment is not paid by the due date, the installment option is lost. The total tax becomes delinquent and is subject to interest and penalty charges. See reverse side for details.

TOTAL DUE 5,094.18

Monthly Installment Payment Due February through June	535.04	Monthly Installment Payment Due August and September	449.55	**FULL PAYMENT DUE ON OR BEFORE 01/31/2026** **5,094.18**
Monthly Installment Payment Due July	534.99	Monthly Installment Payment Due October	449.21	**FIRST INSTALLMENT PAYMENT DUE ON OR BEFORE 01/31/2026** **535.68**

FOR INFORMATIONAL PURPOSES ONLY - Voter-Approved Temporary Tax Increases

Taxing Jurisdiction	Total Additional Taxes	Total Additional Taxes Applied to Property	Year Increase Ends

KEEP TOP PART OF TAX BILL FOR YOUR RECORDS. SEE REVERSE SIDE FOR MORE INFORMATION.
WHEN PAYING BY MAIL, CAREFULLY TEAR ON PERFORATION AND RETURN BOTTOM COUPON ONLY WITH PAYMENT IN THE ENVELOPE PROVIDED

2025 CITY OF MILWAUKEE COMBINED PROPERTY TAX PAYMENT COUPON

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LOCATION OF PROPERTY: 3108 N 44TH ST

☐ CHANGE IN MAILING ADDRESS (COMPLETE REVERSE SIDE)

☐ ASSESSMENT APPEAL PENDING PAID UNDER PROTEST

Make Check Payable to:
CITY OF MILWAUKEE
OFFICE OF THE CITY TREASURER
PO BOX 78776
MILWAUKEE, WI 53278-8776

FULL PAYMENT DUE ON OR BEFORE 01/31/2026 **5,094.18**

FIRST INSTALLMENT PAYMENT DUE ON OR BEFORE 01/31/2026 **535.68**

PLEASE WRITE IN AMOUNT ENCLOSED

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4812 W LLOYD ST
MILWAUKEE, WI 53208

PRIOR TAXES ARE DELINQUENT

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