

# Jefferson County Land Records

## Parcel Report 004-0515-3044-000

### Parcel Info

PIN: 004-0515-3044-000 Town of Cold Spring  
 Sale Amount: 200,000 Sale Date: 11/04/2016  
 Documents #: 1375439 / 1365615 / 1364987 / 912891  
 Owner Mailing Address: MARCUS TINCHER  
 SARA TINCHER  
 N1190 COUNTY ROAD N  
 WHITEWATER WI 53190

### Parcel Owners

#	Last	First	M	Jr/Sr Misc	Type
1	TINCHER	MARCUS			P
2	TINCHER	SARA			P

### Parcel Addresses

#	Number	Street	Unit	City	Zip
1	N 539	TREWYN RD		WHITEWATER	53190 0000

### Descriptions

Tax Year	Acres	LOT SIZE FRONT	LOT SIZE DEPTH
2016	38.622	0.00	0.00
<b>Description</b>			
COM SE/S/C, N89DG53'W 1318.99FT, N00DG56'W 1557.20FT, S49DG56'E 195.68FT, S49DG20' E 1536.10FT, S35DG23'E 528.93FT, S89DG39'W 276.91FT TO POB. ALSO COM SE/S/C, N89DG 39'E 383.43FT, N34DG28'W 614.31FT, N49DG20'W 1139.76FT, N40DG39'E 13.52FT, S64DGE 1343.24FT, S00DG32'E 670.41 FT, S89DG39'W 10.10FT TO POB			

### Assessments

Tax Year	District	Class/Use	Acres	Land Value	Improved	Total Value
2025	3	Totals	38.622	66,500	45,500	112,000
	3	AGRICULTURAL	14	26,000	0	
	3	UNDEVELOPED	15	22,900	0	
	3	OTHER	2.000	32,000	45,500	

### Specials

No Special Assessment Records on File

### Tax Statements

2024 Tax Values	Not Delinquent					Tax District 3
	Due	Paid	Left	Values		
<b>General Taxes:</b>	1,314.76			<b>Land:</b>	32,000	<b>Installments</b>
<b>First Dollar:</b>	65.77			<b>Use Asmt:</b>	33,800	1st Installment: 624.99
<b>Lottery Credit:</b>	0.00			<b>Imp.:</b>	45,500	2nd Installment: 0.00
<b>General Tax:</b>	1,248.99	1,248.99	0.00	<b>Wood:</b>		Avg Assess. Ratio: 0.9964
<b>Specials:</b>				<b>Total Value:</b>	111,300	
<b>MFL:</b>				<b>EFMV:</b>	77,800	
<b>Tax Totals:</b>	1,248.99	1,248.99	0.00	<b>WoodEFMV:</b>		EFMV is not valid for Use Value Ag,
<b>Int/Penalty:</b>						5M Forest & Undeveloped land classes