

Christopher J. Lauzen CPA, MBA Kane County Treasurer
Make Checks Payable to: KANE COUNTY TREASURER
Please remit to: P.O. Box 4025, Geneva, IL 60134-4025

Parcel Number: 09-27-391-001



1st
2
0
2
2

****DUPLICATE****

STC RIVERSIDE LLC
4N316 IL ROUTE 31
SAINT CHARLES IL 60174-5126

1ST INSTALLMENT 2022	15,045.59
ADJUSTMENT	
PENALTY	
INSTALLMENT AMOUNT PAID	\$15,045.59
INSTALLMENT BALANCE DUE DUE ON OR BEFORE 06/01/23	Paid on 05/23/2023 \$0.00

☐ Check for mailing address change / Remove stub and remit with payment

09273910011000000000000601231

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Make Checks Payable to: KANE COUNTY TREASURER
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2nd
2
0
2
2

****DUPLICATE****

STC RIVERSIDE LLC
4N316 IL ROUTE 31
SAINT CHARLES IL 60174-5126

2ND INSTALLMENT 2022	15,045.59
ADJUSTMENT	
PENALTY	
INSTALLMENT AMOUNT PAID	\$15,045.59
INSTALLMENT BALANCE DUE DUE ON OR BEFORE 09/01/23	Paid on 08/30/2023 \$0.00

☐ Check for mailing address change / Remove stub and remit with payment

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Rate 2021	Tax 2021	Taxing District	Rate 2022	Tax 2022
0.282169	\$405.21	KANE COUNTY	0.274784	\$394.62
0.069992	\$100.52	KANE COUNTY PENSION	0.057460	\$82.53
0.143392	\$205.92	KANE FOREST PRESERVE	0.136626	\$196.22
0.000124	\$0.18	KANE FOREST PRESERVE PENSION	0.000116	\$0.16
0.043888	\$63.03	ST CHARLES TOWNSHIP	0.043836	\$62.95
0.091014	\$130.71	ST CHARLES TWP ROAD DIST	0.090907	\$130.55
0.015973	\$22.94	ST CHARLES CEMETERY	0.015954	\$22.91
0.451213	\$647.98	ST CHARLES CITY	0.430027	\$617.56
0.400351	\$574.95	ST CHARLES CITY PENSION	0.406114	\$583.22
5.083266	\$7,300.08	ST CHARLES SCH DIST 303	5.093365	\$7,314.58
0.176730	\$253.80	ST CHARLES SCH DIST 303 PENSION	0.162725	\$233.69
0.451391	\$648.24	ELGIN COLLEGE 509	0.422447	\$606.67
0.000035	\$0.05	ELGIN COLLEGE 509 PENSION	0.000032	\$0.05
0.592931	\$851.51	ST CHARLES PARK DISTRICT	0.591111	\$848.90
0.040820	\$58.62	ST CHARLES PARK DISTRICT PENSION	0.038732	\$55.62
0.286486	\$411.42	ST CHARLES LIBRARY	0.279269	\$401.05
0.025979	\$37.31	ST CHARLES LIBRARY PENSION	0.030664	\$44.04
0.400000	\$574.44	ST CHARLES SSA 1A	0.395422	\$567.87
0.900000	\$1,292.49	ST CHARLES SSA 1B	0.892676	\$1,281.97
0.000000	\$9,699.16	ST CHARLES TIF 7	0.000000	\$16,646.02

Parcel Number 09-27-391-001			TIF BASE 143,610.00
Late Payment Schedule 1st 2nd Jun 2 Thru Jul 1 Jul 2 Thru Aug 1 Aug 2 Thru Sep 1 Sep 2 Thru Oct 1 Oct 2 Thru Oct 27 Payment on or after Sept 15, 2023: Please see Instructions on reverse side for LATE PAYMENTS. Mail To: STC RIVERSIDE LLC 4N316 IL ROUTE 31 SAINT CHARLES IL 60174-5126 Property Location: 100 S RIVERSIDE AVE ST CHARLES, IL 60174			FAIR CASH VALUE 964,323.00
			LAND VALUE 37,561.00
			+ BUILDING VALUE 283,848.00
			- HOME IMPROVEMENT / VET 0.00
			= ASSESSED VALUE 321,409.00
			x STATE MULTIPLIER 1.0000
			= EQUALIZED VALUE 321,409.00
			- HOMESTEAD EXEMPTION 0.00
			- SENIOR EXEMPTION 0.00
			- OTHER EXEMPTIONS 0.00
			+ FARM LAND 0.00
			+ FARM BUILDING 0.00
			= NET TAXABLE VAL. 321,409.00
			x TAX RATE 9.362267
			= CURRENT TAX \$30,091.18
			+ NON AD VALOREM TAX \$0.00
			+ BACK TAX / FORF AMOUNT \$0.00
			- ENTERPRISE ZONE \$0.00
			= TOTAL TAX DUE \$30,091.18

2022 Kane County Real Estate Tax Bill
Christopher J. Lauzen CPA, MBA
719 S. Batavia Avenue, Bldg. A
Geneva, IL 60134

9.455754	\$23,278.56	TOTAL	9.362267	\$30,091.18
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Change of Mailing Address form. For Address change you must include Pin #

Last Name	First Name	M.I.
In Care of:		
Street or P.O. Box		
City and State		Zip Code
Signature Required		Date
Daytime Phone Number		

<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>
Township	Sector	Block	Parcel

Change of Mailing Address form. For Address change you must include Pin #

Last Name	First Name	M.I.
In Care of:		
Street or P.O. Box		
City and State		Zip Code
Signature Required		Date
Daytime Phone Number		

<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>
Township	Sector	Block	Parcel

THIS IS YOUR TOTAL REAL ESTATE TAX BILL PAYABLE IN TWO INSTALLMENTS. THIS IS THE ONLY BILL YOU WILL RECEIVE.

1. You may pay online at treasurer.kanecountyil.gov. E-check transactions are free. There is a 2.35% convenience fee for credit card/debit card transactions. Please call for additional payment instructions.
2. You may pay in person at many designated banks (see website for listing) in Kane County, during their normal business hours, on or before the due date of the installment. Bring the entire statement with you including the coupons. FINANCIAL INSTITUTIONS CANNOT ACCEPT LATE PAYMENTS ON PAST DUE INSTALLMENTS.
3. You may pay by mail. Keep the bottom portion of the statement for your records, but send the appropriate coupon and your check or money order payable to the KANE COUNTY TREASURER.
4. You may place your payment in the drive-up Drop Box located behind building (A) from May 1 - . The drop box will be closed for one week following both installment due dates. Installments not paid by the due date require a 1.5% penalty to be added per month.
5. We do not hold post dated checks nor can we accept partial payments. Parts of a month are computed as a whole month, until paid. Delinquent taxes will be published about 20 days after the second installment due date. Additional costs and interest are added after Tax Sale or forfeiture. A charge of \$30 will be added for all payments returned to us by a financial institution and payment will be voided.
6. LATE PAYMENTS - Payment of this bill after September 14, 2023 requires an additional \$10 publication fee. For payment options please see our website. The last day to pay is by close of business 4:30 pm on October 25th. Tax Sale will take place at 9 am on October 30, 2023.
7. Failure to receive a tax bill or receiving one late, for any reason, will not relieve the taxpayer from paying taxes or late penalties. The County Treasurer is not responsible if a taxpayer incorrectly pays the wrong bill. If you sold this property please forward the tax bill to the new owner.



**QUESTIONS ON YOUR ASSESSMENT?
PLEASE CALL YOUR TOWNSHIP ASSESSOR.**



**QUESTIONS ON YOUR EXEMPTIONS OR THE BOARD OF REVIEW?
PLEASE CALL THE SUPERVISOR OF ASSESSMENTS AT (630) 208-3818.**



**QUESTIONS ON THE TAX RATES, LEVIES, BACK TAXES? PLEASE CALL
THE COUNTY CLERK'S OFFICE AT (630) 232-5964.**



**THE COUNTY TREASURER'S PHONE NUMBER IS (630)232-3565.
OUR WEB ADDRESS IS: treasurer.kanecountyil.gov**

**FIND YOUR
TOWNSHIP ASSESSOR**

Aurora Township	(630) 896-7792
Batavia Township	(630) 879-1323
Big Rock Township	(630) 556-4340
Blackberry Township	(630) 365-9109
Burlington Township	(847) 683-2555
Campton Township	(630) 513-5430
Dundee Township	(847) 428-2634
Elgin Township	(847) 741-5110
Geneva Township	(630) 232-3607
Hampshire Township	(847) 683-4480
Kaneville Township	(630) 557-2858
Plato Township	(847) 464-4221
Rutland Township	(847) 428-5219
St. Charles Township	(630) 584-2040
Sugar Grove Township	(630) 466-5255
Virgil Township	(815) 827-3383