

**City of Madison Property Information****Property Address:** 777 University Ave**Parcel Number:** 070923232048**Information current as of:** 6/11/26 06:00AM**OWNER(S)**777 UNIVERSITY AVE LLC  
120 W GORHAM ST  
MADISON, WI 53703**REFUSE COLLECTION**

District: 07C

**SCHOOLS**

District: Madison

**PROPERTY VALUE**

Assessment Year	Land	Improvements	Total
2025	\$3,590,000	\$87,541,904	\$91,131,904
2026	\$3,590,000	\$90,275,904	\$93,865,904

**2025 TAX INFORMATION**

Net Taxes:	\$1,700,093.86
Special Assessment:	\$0.00
Other:	\$0.00
Total:	\$1,700,093.86

**PROPERTY INFORMATION**

Property Type:	Condominium -apt	Property Class:	Commercial
Zoning:	PD	Lot Size:	0 sq ft
Frontage:	0 - University Ave	Water Frontage:	NO
TIF District:	0	Assessment Area:	9936

**COMMERCIAL BUILDING INFORMATION**Please contact [assessor@cityofmadison.com](mailto:assessor@cityofmadison.com) for Commercial Property Data.**SALE/CONVEYANCE DETAILS (includes sales and other forms of conveyances)****Information current as of:** 6/11/26 06:00AM

Grantor:	BROWN, STEPHEN D		
Grantee:	777 UNIVERSITY AVE LLC		
Date of Conveyance:	12/2013	Conveyance Price:	\$0.00
Conveyance Type:	Condominium Deed		
Grantor:	SBA USQUARE LLC		
Grantee:	BROWN, STEPHEN D		
Date of Conveyance:	12/2013	Conveyance Price:	\$0.00
Conveyance Type:	Condominium Deed		
Grantor:	UNIV SQUARE CDM UNIT ONRS, ASSOC INC		
Grantee:	SBA USQUARE LLC		
Date of Conveyance:	6/2006	Conveyance Price:	\$0.00
Conveyance Type:	Other		
Grantor:	UNIVERSITY SQUARE LLC, % GREGORY A RICE		

Grantee: SBA USQUARE LLC  
 Date of Conveyance: 5/2006 Conveyance Price: \$0.00  
 Conveyance Type: Condominium Deed

**LEGAL DESCRIPTION**

**Information current as of:** 6/11/26 06:00AM

**Notice:** This description may be abbreviated and is for assessment purposes only. It should not be used to transfer property

Lot Number: 0  
 Block: 0

UNIVERSITY SQUARE CONDOMINIUM, UNIT 4 & A %, INTEREST IN THE COMMON AREA AS DECLARED AND, RECORDED IN DANE COUNTY REGISTER OF DEEDS AS, DOCUMENT 4197052 AND SUBSEQUENT AMENDMENTS.

**Property Information Questions?**

**Assessor's Office**

210 Martin Luther King, Jr. Boulevard, Room 101  
 Madison, Wisconsin 53703-3342  
 Phone: (608) 266-4531  
 Email: [assessor@cityofmadison.com](mailto:assessor@cityofmadison.com)

**REAL PROPERTY TAX INFORMATION FOR 2025**

**Information current as of:** 6/11/26 07:00AM

Category	Assessed Value	Average Assessment Ratio	Est. Fair Market Value
Land	3,590,000	97.430000%	3,684,697
Improvements	87,541,900	97.430000%	89,851,073
Total	91,131,900	97.430000%	93,535,770
Net Assessed Value Rate (mill rate)			0.018656312
School Levy Tax Credit			-157,524.52

Taxing Jurisdiction	2024 Net Tax	2025 Net Tax	% Tax Change
DANE COUNTY	202,622.07	214,739.47	6.0%
MATC	54,366.74	56,078.11	3.1%
CITY OF MADISON	622,126.56	638,218.57	2.6%
MADISON SCHOOL	628,646.75	791,148.99	25.9%
Total	0.00	0.00	12.8%
First Dollar Credit	-83.53	-91.28	9.3%
Lottery & Gaming Credit	0.00	0.00	0.0%
Net Property Tax	1,507,678.59	1,700,093.86	12.8%

Total Due		
Installment	Due Date	
First Installment	1/31/2026	\$425,023.45
Second Installment	3/31/2026	\$425,023.47
Third Installment	5/31/2026	\$425,023.47
Fourth Installment	7/31/2026	\$425,023.47
Full Amount	1/31/2026	\$1,700,093.86

**Transaction Information**

Date	Amount	Type	Receipt Number
05/26/2026	\$425,023.47	payment	23080459
01/29/2026	\$425,023.45	payment	15111762

03/30/2026      \$425,023.47      payment      23046159

Tax Information Questions?

**Treasury**

210 Martin Luther King, Jr. Boulevard, Room 101  
Madison, Wisconsin 53703-3342  
Phone: (608) 266-4771  
Email: [treasury@cityofmadison.com](mailto:treasury@cityofmadison.com)

**Disclaimer:** The City of Madison collects and displays tax payments only for the current tax season of December through July 31st. If you have questions regarding property taxes for prior tax years, please contact the Dane County Treasurer's Office at (608) 266-4151 or for tax payment history, go to Dane County's [Access Dane](#).

REAL PROPERTY TAX REFERENDA INFORMATION FOR 2025

**Information current as of:** 6/11/26 07:00AM

For informational purposes only - Voter approved temporary tax increases

Taxing Jurisdiction	Total Additional Taxes	Total Additional Taxes Applied to Property	Year Increase Ends
<b>MADISON SCHOOL, RF-4990</b>	17,657,279.75	36,529.71	2042
<b>MADISON SCHOOL, RF-5930</b>	36,841,519.78	76,218.43	2045

For informational purposes only - Wisconsin law requires information to be displayed for any temporary property tax increases approved through a referendum or resolution by a county, municipality, school district, or technical college. If you would like more information, contact the taxing jurisdiction directly.

Tax Referenda Information Questions?

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210 Martin Luther King, Jr. Boulevard, Room 101  
Madison, Wisconsin 53703-3342  
Phone: (608) 266-4771  
Email: [treasury@cityofmadison.com](mailto:treasury@cityofmadison.com)

SPECIAL ASSESSMENTS

**Information current as of:** 6/11/26 10:00PM

No Special Assessments exist for Parcel Number 070923232048.  
Please contact the Finance Office for additional information.

Special Assessment Questions?

**Finance Office**

210 Martin Luther King, Jr. Boulevard, Room 406  
Madison, Wisconsin 53703-3345  
Phone: 266-4671  
Email: [finance@cityofmadison.com](mailto:finance@cityofmadison.com)