

**City of Madison Property Information****Property Address:** 1313 Manassas Trl**Parcel Number:** 071011407212**Information current as of:** 6/9/26 06:00AM**OWNER(S)**FERGON SCOTT  
WOODWARD DONALD1313 MANASSAS TRL  
MADISON, WI 53718**REFUSE COLLECTION**

District: 01B

**SCHOOLS**

District: Madison

**PROPERTY VALUE**

Assessment Year	Land	Improvements	Total
2025	\$147,400	\$492,600	\$640,000
2026	\$236,700	\$412,900	\$649,600

**2025 TAX INFORMATION**

Net Taxes:	\$11,574.92
Special Assessment:	\$0.00
Other:	\$0.00
Total:	\$11,574.92

**PROPERTY INFORMATION**

Property Type:	Single family	Property Class:	Residential
Zoning:	SR-C1	Lot Size:	13,203 sq ft
Frontage:	95 - Manassas Trl	Water Frontage:	NO
TIF District:	0	Assessment Area:	96

**RESIDENTIAL BUILDING INFORMATION: Building Number 1****EXTERIOR CONSTRUCTION**

Home Style:	Modern Multi Story	Dwelling Units:	1
Stories:	2.0	Year Built:	2000
Exterior Wall:	Aluminum/Vinyl Masonry Facing		
Foundation:	Concrete		
Roof:	Asphalt	Roof Replaced:	2000
Garage 1:		Stalls:	3.0
Driveway:	Concrete		

**INTERIOR INFORMATION**

Bedrooms:	4	Full Baths:	3
Fireplace:	2	Half Baths:	1

**LIVING AREAS (Size in sq ft)**

Description:	Living Area:	Total Living Area:	2,520
1st Floor:	1,458		
2nd Floor:	1,062		
3rd Floor:	0		
Above 3rd Floor:	0		
Attic Area:	Finished: 0		

Basement:	Finished: 900	Total Basement: 1,458
Crawl Space:	0	
OTHER STRUCTURES (Size in sq ft)		
Att Garage Frame:	757	
Deck:	112	
Enclosed Finished :	260	
Patio - Conc/Block:	375	
MECHANICALS		
Central A/C:	YES	

**SALE/CONVEYANCE DETAILS (includes sales and other forms of conveyances)**

**Information current as of:** 6/9/26 06:00AM

Grantor:	THOMPSON TOMMY G. THOMPSON		
Grantee:	FERGON SCOTT , WOODWARD DONALD		
Date of Conveyance:	10/2024	Conveyance Price:	\$640,000.00
Conveyance Type:	Warranty Deed		
Grantor:	ENCORE CONSTRUCTION INC		
Grantee:	THOMPSON, TOMMY G, & SUE ANN THOMPSON		
Date of Conveyance:	3/2001	Conveyance Price:	\$353,900.00
Conveyance Type:	Warranty Deed		
Grantor:	HOVDE REALTY INC		
Grantee:	ENCORE CONSTRUCTION INC		
Date of Conveyance:	10/1994	Conveyance Price:	\$61,650.00
Conveyance Type:	Warranty Deed		

**LEGAL DESCRIPTION**

**Information current as of:** 6/9/26 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  
 RICHMOND HILL, LOT 98

**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:** 6/9/26 07:00AM

Category	Assessed Value	Average Assessment Ratio	Est. Fair Market Value
Land	147,400	97.430000%	151,288
Improvements	492,600	97.430000%	505,594
Total	640,000	97.430000%	656,882
Net Assessed Value Rate (mill rate)			0.018656312
School Levy Tax Credit			-1,106.26

Taxing Jurisdiction	2024 Net Tax	2025 Net Tax	% Tax Change
DANE COUNTY	1,501.17	1,508.07	0.5%
MATC	402.79	393.82	-2.2%
CITY OF MADISON	4,609.16	4,482.07	-2.8%
MADISON SCHOOL	4,657.46	5,556.07	19.3%
<b>Total</b>	<b>11,170.58</b>	<b>11,940.03</b>	<b>6.9%</b>
First Dollar Credit	-83.53	-91.28	9.3%
Lottery & Gaming Credit	-268.94	-273.83	1.8%
Net Property Tax	10,818.11	11,574.92	7.0%

Total Due		
Installment	Due Date	
First Installment	1/31/2026	\$2,688.35
Second Installment	3/31/2026	\$2,962.19
Third Installment	5/31/2026	\$2,962.19
Fourth Installment	7/31/2026	\$2,962.19
Full Amount	1/31/2026	\$11,574.92

Transaction Information			
Date	Amount	Type	Receipt Number
05/28/2026	\$2,962.19	payment	23083956
12/31/2025	\$2,688.35	payment	22974386
03/27/2026	\$2,962.19	payment	23045111

#### 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:** 6/9/26 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	256.54	2042
<b>MADISON SCHOOL, RF-5930</b>	36,841,519.78	535.27	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?

##### Treasury

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 Email: [treasury@cityofmadison.com](mailto:treasury@cityofmadison.com)

#### SPECIAL ASSESSMENTS

**Information current as of:** 6/9/26 10:00PM

No Special Assessments exist for Parcel Number 071011407212.  
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)