

City of Madison Property Information
Property Address: 4001 Nakoosa Trl 103
Parcel Number: 081033411068

Information current as of: 10/9/26 06:00AM

OWNER(S)

RANG INC.
1010 N MAIN ST
LODI, WI 53555-1210

REFUSE COLLECTION

District: 05B

SCHOOLS

District: Madison

PROPERTY VALUE

Assessment Year	Land	Improvements	Total
2025	\$30,000	\$185,000	\$215,000
2026	\$30,000	\$185,000	\$215,000

2025 TAX INFORMATION

Net Taxes:	\$3,919.84
Special Assessment:	\$0.00
Other:	\$0.00
Total:	\$3,919.84

PROPERTY INFORMATION

Property Type:	Condominium -office	Property Class:	Commercial
Zoning:	CC, W	Lot Size:	0 sq ft
Frontage:	0 - Nakoosa Trl	Water Frontage:	NO
TIF District:	0	Assessment Area:	9914

COMMERCIAL BUILDING INFORMATION

Please contact assessor@cityofmadison.com for Commercial Property Data.

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

Information current as of: 10/9/26 06:00AM

Grantor:	A & L INVESTMENT PROPERTI		
Grantee:	RANG INC.		
Date of Conveyance:	1/2026	Conveyance Price:	\$220,000.00
Conveyance Type:	Condominium Deed		
Grantor:	PROFESSIONAL CENTER, @ 30/51 LLC		
Grantee:	A & L INVESTMENT, PROPERTIES LLC		
Date of Conveyance:	11/2018	Conveyance Price:	\$165,000.00
Conveyance Type:	Condominium Deed		

LEGAL DESCRIPTION

Information current as of: 10/9/26 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

30/51 PROFESSIONAL CENTER OFFICE CONDOMINIUMS,, UNIT 103 & A % INTEREST IN THE COMMON AREA AS, DECLARED AND RECORDED IN DANE COUNTY REGISTER OF, DEEDS AS DOCUMENT 4404334.

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

REAL PROPERTY TAX INFORMATION FOR 2025

Information current as of: 10/9/26 07:00AM

Category	Assessed Value	Average Assessment Ratio	Est. Fair Market Value
Land	30,000	97.430000%	30,791
Improvements	185,000	97.430000%	189,880
Total	215,000	97.430000%	220,671
Net Assessed Value Rate (mill rate)			0.018656312
School Levy Tax Credit			-371.63

Taxing Jurisdiction	2024 Net Tax	2025 Net Tax	% Tax Change
DANE COUNTY	511.49	506.62	-1.0%
MATC	137.24	132.30	-3.6%
CITY OF MADISON	1,570.47	1,505.70	-4.1%
MADISON SCHOOL	1,586.93	1,866.50	17.6%
Total	3,806.13	4,011.12	5.4%
First Dollar Credit	-83.53	-91.28	9.3%
Lottery & Gaming Credit	0.00	0.00	0.0%
Net Property Tax	3,722.60	3,919.84	5.3%

Total Due		
Installment	Due Date	
First Installment	1/31/2026	\$979.93
Second Installment	3/31/2026	\$979.97
Third Installment	5/31/2026	\$979.97
Fourth Installment	7/31/2026	\$979.97
Full Amount	1/31/2026	\$3,919.84

Transaction Information

Date	Amount	Type	Receipt Number
12/21/2025	\$979.93	payment	99620691
01/29/2026	\$2,939.91	payment	23005567

Tax Information Questions?

Treasury

210 Martin Luther King, Jr. Boulevard, Room 101
Madison, Wisconsin 53703-3342
Phone: (608) 266-4771
Email: 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: 10/9/26 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
MADISON SCHOOL, RF-4990	17,657,279.75	86.18	2042
MADISON SCHOOL, RF-5930	36,841,519.78	179.82	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**

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

SPECIAL ASSESSMENTS

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

No Special Assessments exist for Parcel Number 081033411068.
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