

CLAIM FOR EXCESSIVE ASSESSMENT

Maribeth Witzel-Behl  
Clerk, City of Madison  
210 Martin Luther King Jr. Blvd.  
Room 103, City-County Building  
Madison, WI 5303

Pursuant to Wis. Stat. § 74.37, University Row Apartments, LLC (the "Claimant"), whose address is 749 University Row, Suite 101, Madison, Wisconsin 53705, hereby files a 2024 claim for excessive assessment regarding the properties located in the City of Madison ("City") at 725 and 727 University Row, Parcel Nos. 0709-184-2001-2 (the "-2001 Parcel") and 0709-184-2002-0 (the "-2002 Parcel").

1. For the year 2024, the City originally assessed the -2001 Parcel at a total assessed value of \$6,059,000 and the -2002 Parcel at a total assessed value of \$22,508,300 for a collective assessment of \$28,567,300 (collectively the "2024 Assessment").

2. Claimant timely filed an objection and appeared at a Board of Review hearing. The Board sustained the 2024 Assessments.

3. The 2024 Assessment exceeds the value of the properties as of January 1, 2024.

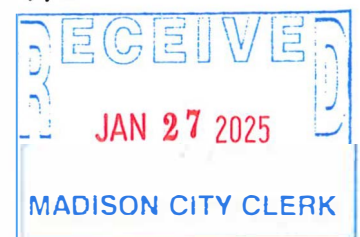
4. The actual combined fair market value of the -2001 and -2002 Parcels did not exceed \$17,654,500.

5. The Final 2024 assessment resulted in a combined 2024 net property tax amount of \$505,559.05.

6. Claimant has satisfied all conditions precedent to filing this claim, and either has or will timely pay all installment of 2024 property taxes.

7. Claimant hereby requests a refund of 2024 taxes in the minimum amount of at least \$193,188.99, plus statutory interest.

8. The undersigned is authorized to file this Claim on claimant's behalf; see attached authorization.



*Eric Hatchell*

Dated this 27th day of January 2025.

FOLEY & LARDNER LLP

By   
Eric J. Hatchell

*Counsel and Authorized Agent for Claimant*

# Agent Authorization

## for Property Assessment Appeals

If an agent is representing the property owner or municipality, the property owner or municipality must provide prior written authorization for the agent to represent the company or municipality when contacting the reviewing authority.

### Section 1: Property Owner and Property Information

Company/property owner name <b>University Row Apartments, LLC</b>			Taxation district (Check one) <input type="checkbox"/> Town <input type="checkbox"/> Village <input checked="" type="checkbox"/> City		County <b>Dane</b>
Mailing address <b>749 University Row, Suite 101</b>			Street address of property <b>725/727 University Row</b>		
City <b>Madison</b>	State <b>WI</b>	Zip <b>53705</b>	City <b>Madison</b>	State <b>WI</b>	Zip <b>53705</b>
Parcel number <b>07091842001-2; 07091842002-0</b>	Phone <b>( ) -</b>	Email <b>Contact Agent</b>		Fax <b>( ) -</b>	

### Section 2: Authorized Agent Information

Name / title <b>Eric J. Hatchell / Foley &amp; Lardner LLP</b>			Company name <b>Foley &amp; Lardner LLP</b>		
Mailing address <b>150 E. Gilman Street, Suite 5000</b>			Phone <b>(608) 258 - 4270</b>	Fax <b>(608) 257 - 5035</b>	
City <b>Madison</b>	State <b>WI</b>	Zip <b>53703</b>	Email <b>ehatchell@foley.com</b>		

### Section 3: Agent Authorization

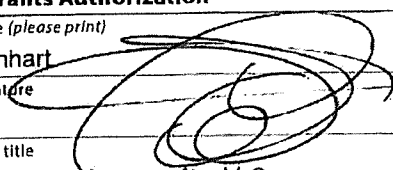
<p><b>Agent Authorized for:</b> (check all that apply)</p> <p><input type="checkbox"/> Manufacturing property assessment appeals (BOA)</p> <p><input type="checkbox"/> Access to manufacturing assessment system (MAS)</p> <p><input type="checkbox"/> Wisconsin Department of Revenue 70.85 appeals</p> <p><input checked="" type="checkbox"/> Municipal Board of Review</p> <p><input checked="" type="checkbox"/> Other <u>All Property Tax Related Issues</u></p>	<p><b>Enter Tax Years of Authorization</b></p> <p>_____</p> <p>_____</p> <p>_____</p> <p><u>Until Revoked in Writing</u></p> <p><u>Until Revoked in Writing</u></p>
<p><b>Authorization expires:</b> _____ (unless rescinded in writing prior to expiration)</p> <p style="text-align: center;"><small>(mm - dd - yyyy)</small></p>	
<p><b>Send notices and other written communications to:</b> (check one or both) <input checked="" type="checkbox"/> Authorized Agent <input checked="" type="checkbox"/> Property Owner</p>	

### Section 4: Agreement/Acceptance

**I understand, agree and accept:**

- The assessor's office may divulge any information it may have on file concerning this property
- My agent has the authority and my permission to accept a subpoena concerning this property on my behalf
- I will provide all information I have that will assist in the discussion and resolution of any assessment appeal of this property
- Signing this document does not relieve me of personal responsibility for timely reporting changes to my property and paying taxes, or penalties for failure to do so, as provided under Wisconsin tax law
- A photocopy and/or faxed copy of this completed form has the same authority as a signed original
- If signed by a corporate officer, partner, or fiduciary on behalf of the owner, I certify that I have the power to execute this Agent Authorization form

### Section 5: Owner Grants Authorization

<b>Owner Sign Here</b> ▶	Owner name (please print) <b>Paul Lenhart</b>	
	Owner signature 	
	Company or title <b>University Row Apartments, LLC</b>	