

The following Location Modifiers reflect local cost conditions for each of the localities listed. They are based on surveys of weighted labor and material costs with District II AREA A as the base. These modifiers will be updated annually.

**WISCONSIN RESIDENTIAL PROPERTY ASSEMENT MANUAL, VOLUME II**

Location	Residential		Agricultural Buildings	Location	Residential		Agricultural Buildings
	Frame, Masonry Veneer or Log	Brick, Stone or Concrete Block			Frame, Masonry Veneer or Log	Brick, Stone or Concrete Block	
<b>DISTRICT I</b>				<b>DISTRICT V</b>			
AREA A - Jefferson	1.280	1.330	1.330	Buffalo	1.280	1.330	1.330
AREA B - Columbia	1.290	1.350	1.350	Crawford			
Dane							
Dodge							
Green							
Iowa							
Lafayette	1.210	1.270	1.257	Trempealeau	<b>DISTRICT VI</b>		
Rock				Barron	1.340	1.390	1.348
Sauk				Chippewa			
AREA C - Grant				Clark			
Richland				Dunn			
<b>DISTRICT II</b>				Eau Claire			
AREA A - Milwaukee	1.380	1.450	1.450	Pepin			
Ozaukee				Pierce			
Washington				Polk			
Waukesha				St. Croix	<b>DISTRICT VII</b>		
AREA B - Kenosha	1.315	1.375	1.375	AREA A - Florence	1.193	1.277	1.267
Racine				Forest			
AREA C - Walworth	1.247	1.317	1.304	Langlade			
<b>DISTRICT III</b>				Lincoln			
Calumet	1.195	1.250	1.255	Oneida			
Fond du Lac				AREA B - Adams	1.240	1.300	1.274
Green Lake				Juneau			
Marquette				Marathon			
Outagamie				Portage			
Waupaca				Wood	<b>DISTRICT VIII</b>		
Waushara				Winnebago	AREA A - Bayfield	1.270	1.330
<b>DISTRICT IV</b>				Burnett			
AREA A - Brown	1.260	1.320	1.315	Douglas			
Door				AREA B - Ashland	1.228	1.277	1.254
Kewaunee				Iron			
Manitowoc	Price						
AREA B - Marinette	Menominee	Rusk					
Oconto	Shawano	Sawyer					
AREA C - Sheboygan	1.263	1.340	1.340	Taylor			

For Mobile Homes, use 1.331 for the entire state.