

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 are updated annually.

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

Location	Residential		Agricul- tural Buildings	Location	Residential		Agricul- tural 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	1.260	1.300	1.300	Buffalo			
AREA B – Columbia				Crawford			
Dane				Jackson			
Dodge				La Crosse	1.250	1.300	1.300
Green				Monroe			
Iowa	1.280	1.320	1.330	Trempealeau			
Lafayette				Vernon			
Rock				<b>DISTRICT VI</b>			
Sauk				Barron			
AREA C – Grant				Chippewa			
Richland	1.200	1.250	1.238	Clark			
<b>DISTRICT II</b>				Dunn			
AREA A – Milwaukee				Eau Claire	1.320	1.360	1.360
Ozaukee				Pepin			
Washington	1.340	1.400	1.400	Pierce			
Waukesha				Polk			
AREA B – Kenosha				St. Croix			
Racine	1.280	1.355	1.350	<b>DISTRICT VII</b>			
AREA C – Walworth	1.234	1.290	1.280	AREA A – Florence			
<b>DISTRICT III</b>				Forest			
Calumet				Langlade	1.174	1.238	1.238
Fond du Lac				Lincoln			
Green Lake				Oneida			
Marquette				Vilas			
Outagamie	1.185	1.240	1.240	AREA B – Adams			
Waupaca				Juneau			
Waushara				Marathon	1.230	1.280	1.245
Winnebago				Portage			
<b>DISTRICT IV</b>				Wood			
AREA A – Brown				<b>DISTRICT VIII</b>			
Door	1.245	1.305	1.300	AREA A – Bayfield			
Kewaunee				Burnett	1.240	1.310	1.297
Manitowoc				Douglas			
AREA B – Marinette				Washburn			
Menominee	1.180	1.230	1.230	AREA B – Ashland			
Oconto				Iron			
Shawano				Price	1.198	1.247	1.235
AREA C – Sheboygan	1.252	1.310	1.310	Rusk			
				Sawyer			
				Taylor			

**For Mobile Homes, use 1.305 for the entire state.**