



ANNUAL NOTICE OF ASSESSMENT



**DeKalb County**  
 Property Appraisal Department  
 120 West Trinity Place, Room 208  
 Decatur, GA 30030 PHONE (404) 371-0841

Notice Date: 05/29/2015
<b>This is not a tax bill Do not send payment</b>
Last Date to File Appeal: <b>07/13/2015</b>
County property records are available online at: dekalbcountyga.gov/propappr
<b>OFFICIAL TAX MATTER - 2015 ASSESSMENT</b>

\*\*\*\*\*AUTO\*\*MIXED AADC 300  
 BROADTREE HOMES GEORGIA LLC  
 530 CLINTON SQ  
 ROCHESTER, NY 14604-1700  
 123214/5/315/1



The amount of your ad valorem tax bill for the year shown above will be based on the appraised (100%) and assessed (40%) values specified in this notice. You have the right to appeal these values to the County Board of Tax Assessors. All documents and records used to determine the current value are available on request. Additional information on the appeal process may be obtained at <http://dor.georgia.gov/documents/property-tax-guide>

At the time of filing your appeal you must select one of the following options:

- (1) Appeal to the County Board of Equalization with appeal to the Superior Court. (value, uniformity, denial of exemption, taxability)
- (2) To arbitration without an appeal to the Superior Court (valuation is the only grounds that may be appealed to arbitration)
- (3) For a parcel of non-homestead property with a FMV in excess of \$1 million, to a hearing officer with appeal to the Superior Court.

If you wish to file an appeal, you must do so in writing no later than 45 days after the date of this notice. If you do not file an appeal by this date, your right to file an appeal will be lost. Appeal forms which may be used are available at <http://web.co.dekalb.ga.us/PropertyAppraisal/appeal.html>

For further information on the proper method of filing an appeal, you may contact the DeKalb County Board of Tax Assessors which is located at 120 West Trinity Place, Room 208, Decatur, GA 30030 and which may be contacted by telephone at: (404) 371-0841. Your staff contacts are DURIYA ALI (404) 371-2473 and FRANCES MORRISON (404) 371-2546

Account Number	Property ID Number	Acreage	Tax Dist	Covenant Year	Homestead
5162699	16 123 05 017	.10	UNINCORP		NO
Property Description	R3 - RESIDENTIAL LOT				
Property Address	6427 BEDFORD LN				
Fair Market Value	Returned Value	Previous Year Value	Current Year Value	Other Value	
100% Fair Market Value		24,000	30,800		
40% Assessed Value		9,600	12,320		

**REASONS FOR NOTICE**

Annual Assessment Notice required by GA Law (OCGA-48-5-306)  
 Based on the following: Review, Property Return or Audit

The estimate of your ad valorem tax bill for the current year is based on the previous year's millage rate and the fair market value contained in this notice. The actual tax bill you receive may be more or less than this estimate. This estimate may not include all eligible exemptions.

Taxing Authority	Taxable Assessment	X 2014 Millage	= Gross Tax Amount	- Frozen Exemption	- CONST-HMST Exemption	- Host Credit	= Net Tax Due
COUNTY OPNS	12,320	.008220	101.27	.00	.00	.00	101.27
HOSPITALS	12,320	.000800	9.86	.00	.00	.00	9.86
COUNTY BONDS	12,320	.000010	.12	.00	.00	.00	.12
UNIC BONDS	12,320	.001670	20.57	.00	.00	.00	20.57
FIRE	12,320	.002870	35.36	.00	.00	.00	35.36
UNIC TAXDIST	12,320	.001460	17.99	.00	.00	.00	17.99
POLICE SERVC	12,320	.006180	76.14	.00	.00	.00	76.14
SCHOOL OPNS	12,320	.023980	295.43	.00	.00	.00	295.43
STATE TAXES	12,320	.000100	1.23	.00	.00	.00	1.23
DEKALB SANI			265.00				265.00
STORMWTR FEE			24.00				24.00
Estimate for County		.045290	846.97	.00	.00	.00	846.97
<b>Total Estimate</b>		<b>.045290</b>	<b>846.97</b>	<b>.00</b>	<b>.00</b>	<b>.00</b>	<b>846.97</b>