

ANNUAL NOTICE OF ASSESSMENT



DeKalb County
 Property Appraisal Department
 Maloof Annex
 1300 Commerce Drive
 Decatur, GA 30030
 PHONE (404) 371-0841

RE-3193679

Official Tax Matter - 2016 Tax Year

This correspondence constitutes an official notice of ad valorem assessment for the tax year shown above.

Annual Assessment Notice Date:

06/03/2016

Last date to file a written appeal:

07/18/2016

*** This is not a tax bill - Do not send payment ***

County property records are available online at:
dekalbcountyga.gov/propappr

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*****ALL FOR AADC 300 4 104
 AMERICAN HOUSING REIT INC
 4800 MONTGOMERY LN STE 450
 DECATUR, GA 30034

A 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 **BOX 'B'** of this notice. **You have the right to submit an appeal regarding this assessment to the County Board of Tax Assessors.** 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://dor.georgia.gov/documents/property-tax-appeal-assessment-form>

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

- (1) County Board of Equalization (value, uniformity, denial of exemption, or taxability)
- (2) Arbitration (value)
- (3) County Hearing Officer (value or uniformity, on non-homestead real property or wireless personal property valued, in excess of \$750,000)

All documents and records used to determine the current value are available upon request. For further information regarding this assessment and filing an appeal, you may contact the county Board of Tax Assessors which is located at Maloof Annex, 1300 Commerce Drive, Decatur, GA 30030 and which may be contacted by telephone at: (404) 371-0841.

Your staff contacts are RHONDA COBB (404) 371-7088 and ALBERTA LUMPKIN (404) 371-7092.

Additional information on the appeal process may be obtained at <http://dor.georgia.gov/property-tax-real-and-personal-property>

Account Number	Property ID Number	Acreage	Tax Dist	Covenant Year	Homestead
3193679	15 039 03 009	.10	UNINCORP		NO
Property Description	R3 - RESIDENTIAL LOT				
Property Address	3732 LANDGRAF CV				
	Taxpayer Returned Value	Previous Year Fair Market Value	Current Year Fair Market Value	Current Year Other Value	
100% Appraised Value		94,000	82,990		
40% Assessed Value		37,600	33,196		
Reasons for Assessment Notice					
Annual Assessment Notice required by GA Law (OCGA 48-5-306) SF - Sale Price Frozen					
Based on the following: Review, Property Return or Audit					

C The estimate of your ad valorem tax bill for the current year is based on the previous or most applicable year's net 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	2015 Millage	=	Gross Tax Amount	-	Frozen Exemption	-	CONST-HMST Exemption	-	Host Credit	=	Net Tax Due
COUNTY OPNS	33,196		.010390		344.91		.00		.00		.00		344.91
HOSPITALS	33,196		.000890		29.54		.00		.00		.00		29.54
COUNTY BONDS	33,196		.000010		.33		.00		.00		.00		.33
UNIC BONDS	33,196		.000630		20.91		.00		.00		.00		20.91
FIRE	33,196		.002750		91.29		.00		.00		.00		91.29
UNIC TAXDIST	33,196		.001450		48.13		.00		.00		.00		48.13
POLICE SERVC	33,196		.004690		155.69		.00		.00		.00		155.69
SCHOOL OPNS	33,196		.023730		787.74		.00		.00		.00		787.74
STATE TAXES	33,196		.000000		.00		.00		.00		.00		.00
STREET LIGHT					33.00								33.00
DEKALB SANI					265.00								265.00
STORMWTR FEE					48.00								48.00
Estimate for County			.044540		1,824.54		.00		.00		.00		1,824.54
Total Estimate			.044540		1,824.54		.00		.00		.00		1,824.54