

ANNUAL NOTICE OF ASSESSMENT

PT-306 (revised May 2018)

Fayette County Board of Assessors

140 Stonewall Ave West, Suite 108
 Fayetteville, GA 30214
 (770)305-5402

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 MEMORIES FOR A LIFETIME LLC
 12882 GA HWY 109
 MEANSVILLE GA 30256-2370



Official Tax Matter - 2023 Tax Year

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

Annual Assessment Notice Date: **05/09/2023**
 Last date to file a written appeal: **06/23/2023**

This is not a tax bill - Do not send payment

County property records are available online at:
fayettecountyga.gov/assessors_office

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:

A

- (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 \$500,000)

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 140 Stonewall Ave West, Suite 108 Fayetteville, GA 30214 and which may be contacted by telephone at: (770)305-5402. **Your staff contact is Sonya B. Kennedy.**

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

B

Account Number	Property ID Number	Acreage	Tax Dist	Covenant Year	Homestead
	05-2301-053	.94	02 Fayetteville		NO
Property Description	C1 - Commercial Improvement NBHD - 02				
Property Address	260 N JEFF DAVIS DR				
	Taxpayer Returned Value	Previous Year Fair Market Value	Current Year Fair Market Value	Current Year Other Value	
100% Appraised Value		298,840	316,740		
40% Assessed Value		119,536	126,696		

Reasons for Assessment Notice

Revaluation of Property

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	Other Exempt	Homestead Exempt	Net Taxable	Millage	Estimated Tax
Fayette Oper			126,696	.004034	511.09
BOE Oper			126,696	.019150	2,426.23
BOE Bond			126,696	.000850	107.69
EMS Oper			126,696	.000500	63.35
E911 Services			126,696	.000210	26.61
Total County Tax					3,134.97
Fayetteville			126,696	.005646	715.33
Total City Tax					715.33
Georgia Oper			126,696	.000000	.00
Total Estimated Tax					3,850.30

