

Property Information Package

**Corner Commercial Building Located in Pavo, GA
1102 Harris Street
Pavo, Georgia**

**Online Only Auction
Bidding Ends September 25, 2018**



www.WeeksAuctionGroup.com

Final Contract to Include a 10% Buyer's Premium

The former bank location in Pavo, Georgia is available at online-only Auction. This beautiful brick building, with professional landscaping, is situated on 1 +/- acre corner lot. With 3 large offices, spacious lobby, 5 teller stations, 3 restrooms, vault, drive-thru window, break room with kitchenette and Unfinished upstairs attic for storage, this location is ready for those looking to expand or establish their business in Thomas County. Browse and Bid today!

Auction Date and Time: Tuesday, September 25, 2018 4:00 P.M.

Open House Dates and Times: Friday, September 14, 2018 9:00 A.M. – 12:00 P.M.
Monday, September 24, 2018 4:00 P.M. – 6:00 P.M



Important Selling Features:

- Beautiful brick building with professional landscaping and large parking lot
- Situated on a 1 +/- acre corner lot in Pavo, GA, between Moultrie and Thomasville
- 3 large offices, spacious lobby, 5 teller stations, 3 restrooms, vault, drive-thru window, and break room with kitchenette
- Unfinished upstairs attic for storage

Property Details



Property Address: 1102 Harris St, Pavo, GA 31778

Method of Sale: This property is being offered via online-only auction by Weeks Auction Group

Tax Parcel: PA 002059

Tax Amount (2017): Thomas County - \$4,829.62
City of Pavo - \$2,154.92

For More Information or to Schedule a Private Viewing Contact:

Tori Fuller
Weeks Auction Group
(229) 921-4065
Tori@BidWeeks.com

Tax Card – Page 1

7/3/2018

qPublic.net - Thomas County, GA



Summary

Parcel Number PA 002059
Location Address 1102 W HARRIS ST
Legal Description 1102 W. HARRIS ST
 (Note: Not to be used on legal documents)
Class C3-Commercial
 (Note: This is for tax purposes only. Not to be used for zoning.)
Zoning City PA
Tax District 10 City of Pavo (District 10)
Millage Rate 40.191
Acres 0.97
Neighborhood PAVO COMMERCIAL (74002)
Homestead No (S0)
Exemption
Landlot/District 398 / 13
[View Map](#)



Owner

Southwest Georgia Bank
 P O Box 3488
 Moultrie, GA 31776
 The owner above is the owner as of Jan 1, 2018. Look at the Sales section below for most recent owner.

Land

Type	Description	Calculation Method	Square Footage	Frontage	Depth	Acres	Lots
COM	Commercial SQ FT \$ 1	Square Feet	42,253	195	217	0.97	0

Commercial Improvement Information

Description BANK-CENTRL OFFICE
Value \$374,194
Actual Year Built 1982
Effective Year Built 1985
Square Feet 3976
Wall Height 12
Wall Frames Bearing Wall
Exterior Wall Brick Veneer
Roof Cover Asphalt Shingles
Interior Walls Sheetrock or Paneling
Floor Construction Concrete On Ground
Floor Finish 50% Carpet
 50% Vinyl Tile
Ceiling Finish Acoustical Tile
Lighting Recessed Floor Fixtures
Heating Central Heating and AC
Number of Buildings 1

Accessory Information

Description	Year Built	Dimensions/Units	Identical Units	Value
Housesite, Large, No Well	2010	1x1 / 1	1	\$2,000
Paving, Asphalt	2000	1x1 / 16512	1	\$9,025
Paving, Concrete	2000	1x1 / 495	1	\$638
Bank Accessories	1900	1x1 / 1	1	\$6,350

Sales

Sale Date	Deed Book / Page	Plat Book / Page	Sale Price	Reason	Grantor	Grantee
12/14/1998	67944		\$350,000	Fair Market Value		SOUTHWEST GEORGIA BA

Valuation

	2018	2017	2016	2015
Previous Value	\$434,460	\$450,390	\$450,390	\$450,390
Land Value	\$42,253	\$42,253	\$42,253	\$42,253
+ Improvement Value	\$362,324	\$374,194	\$382,890	\$382,890
+ Accessory Value	\$17,667	\$18,013	\$25,247	\$25,247
= Current Value	\$422,244	\$434,460	\$450,390	\$450,390

<https://qpublic.schneidercorp.com/Application.aspx?ApplID=682&LayerID=11372&PageTypeID=4&PageID=4777&Q=1015705000&KeyValue=PA++00...> 1/2

Tax Card – Page 2

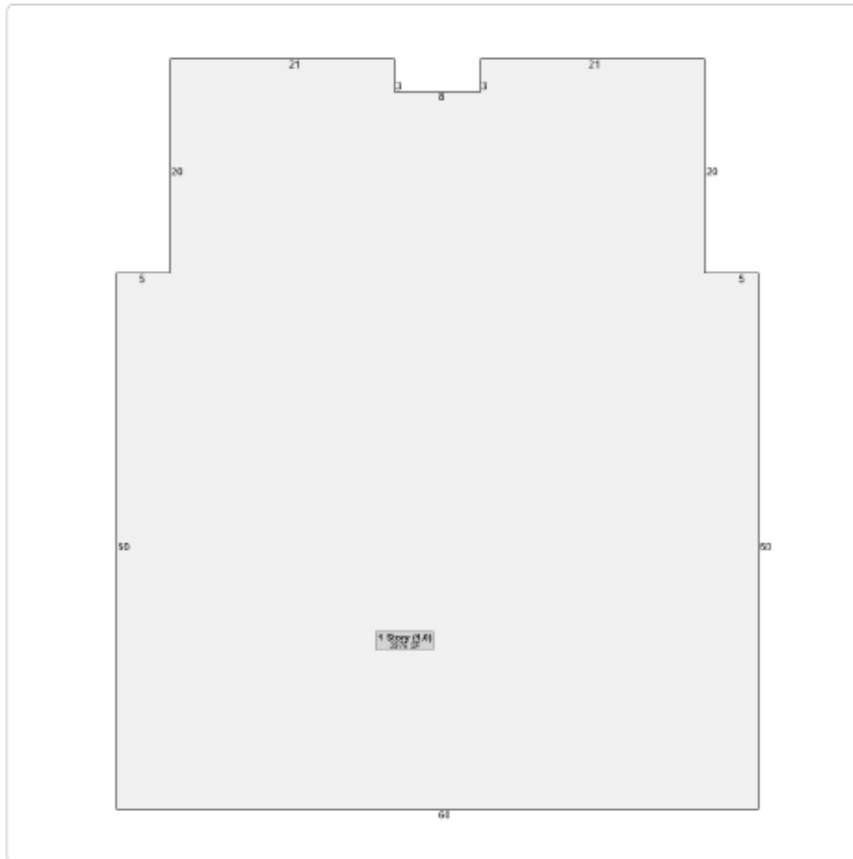
7/3/2018

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Photos



Sketches



No data available for the following modules: Rural Land, Conservation Use Rural Land, Residential Improvement Information, Mobile Homes, Prebill Mobile Homes, Permits.

The Thomas County Assessor makes every effort to produce the most accurate information possible. No warranties, expressed or implied are provided for the data herein, its use or interpretation. The assessment information is from the 2017 Certified Values. All other data is subject to change.

Last Data Upload: 7/3/2018, 7:37:44 AM

Developed by
 Schneider
GEO SPATIAL

<https://qpublic.schneidercorp.com/Application.aspx?ApplD=682&LayerID=11372&PageTypeID=4&PageID=4777&Q=1915705000&KeyValue=PA++00...> 2/2

Tax Map

 **qPublic.net**™ Thomas County, GA



Parcel ID	PA002059	Owner	Southwest Georgia Bank	Last 2 Sales			
Class Code	Commercial		P O Box 3488	Date	Price	Reason	Qual
Taxing District	10 City of Pavo		Moultrie GA 31776	12/14/1998	\$350000	FM	Q
	10 City of Pavo	Physical Address	1102 W HARRIS ST	n/a	0	n/a	n/a
Acres	0.97	Assessed Value	Value \$422244				

(Note: Not to be used on legal documents)

Date created: 7/3/2018
Last Data Uploaded: 7/3/2018 7:37:44 AM

Developed by  **Schneider**
GEO SPATIAL

2017 County Tax Bill

2017 THOMAS COUNTY AD VALOREM TAX NOTICE

Internet Tax Bill
08/09/2018 07:29 PM

Alicia Hester
Thomas Co Tax Comm
P.O. Box 2175
Thomasville, GA 31799



BILL NUMB.
ACCT NUMB.
TAXPAYER
MAP NUMBER
LOCATION
CURRENT YEAR TAXES

If paying by check or money order,
please include your tax bill number.

PAY THIS AMOUNT
ON OR BEFORE

SOUTHWEST GEORGIA BANK
P O BOX 3488
MOULTRIE GA 31776

Alicia Hester
Thomas Co Tax Comm
P.O. Box 2175
Thomasville, GA 31799

Please return this portion of your bill with your payment in the enclosed envelope

2017 THOMAS COUNTY AD VALOREM TAX NOTICE

YEAR	BILL NUM	ACCOUNT NUMBER	DI	LOCATION/DESCRIPTION	MAP/PARCEL	FAIR MARKET VAL
2017	20899	626970 010	10	1102 W. HARRIS ST	000PA-00002-059-000	434,460
TAXING ENTITY	ASSESSMENT	EXEMPTION	TAXABLE VALUE	MILLAGE RATE	CREDITS	TAXES DUE
COUNTY	173784	0	173784	0.0092	455.31	1598.81
EMER SER	173784	0	173784	0.001764	0	306.55
FIRE 3	173784	0	173784	0.002353	0	408.91
SCHOOL	173784	0	173784	0.014474	0	2515.35

The gradual reduction and elimination of the STATE
MILLAGE RATE is the result of property tax relief
passed by the Governor, the Georgia State Senate, and
the House of Representatives.

BASE AMOUNT	\$4,829.62
PENALTY/FEES	\$0.00
INTEREST	\$0.00
TOTAL AMT PAID	\$4,829.62
TOTAL TAX DUE	\$0.00

CREDITS ARE LISTED FOR INFORMATION PURPOSES ONLY

SOUTHWEST GEORGIA BANK
P O BOX 3488
MOULTRIE GA 31776

PAYMENT MUST BE MADE ON OR BEFORE
11/15/2017
YOUR CANCELLED CHECK IS YOUR RECEIPT

Alicia Hester
Thomas Co Tax Comm
P.O. Box 2175
Thomasville, GA 31799

PLEASE READ, THIS IS AN IMPORTANT PART OF YOUR TAX BILL

Certain persons are eligible for certain homestead exemptions from ad valorem taxation. In addition to the regular homestead authorized for all homeowners, certain elderly persons are entitled to additional homestead exemptions. The full law relating to each exemption must be referred to in order to determine eligibility for the exemption. If you are eligible for one of the exemptions and are not receiving the benefit of the exemption, you must apply for the exemption no later than 4/1/2018 in order to receive the exemption, you may contact the office of the County Tax Office at 225 N BROAD ST. 229-225-4136

If you feel that your property has been assigned too high a value for tax purposes by the the Board of Tax Assessors, you should file a tax return reducing the value no later than 4/1/2018 in order to have an opportunity to have this value lowered for next year's taxes. Information on filing a return can be obtained from the County Tax Office at 225 N BROAD STREET. and/or 229-225-4136

LOCAL OPTION SALES TAX CREDIT:

The General Assembly reenacted the Local Option Sales Tax Act and another part of your bill shows the dollar amount of reduction of local property taxes which you have received. The law now requires the following additional information to be provided to each taxpayer:

LOCAL TAX LEVY:

Mill rate required to produce local budget.	11.518
Reduction in mill rate due to rollback to taxpayers of sales tax proceeds this previous year.	5.260
Actual mill rate set by local officials Incorporated	8.037
Actual mill rate set by local officials unincorporated	8.053

2017 City of Pavo Tax Bill

08/17/2018 09:58 City of Pavo

(FAX) 229-859-2319

P.001/001

TAX BILL NUMBER 000227		PAYMENT MUST BE MADE ON OR BEFORE DECEMBER 20, 2017		TAX YEAR 2017
CITY OF PAVO P O BOX 157 PAVO GA 31778		THIS BILL REFLECTS A SALES TAX CREDIT OF 1,423.64		DESCRIPTION AMOUNT CITY TAX 2,154.92
ACCOUNT NUMBER 626970 010	MAP/PARCEL PA 2 59	TAX BILL# 000227		<i>pd 11-8-17</i> <i>CL# 55748</i> <i>138774</i>
LOCATION 1102 W. HARRIS ST		DISTRICT 10		
FAIR MARKET VALUE 434,460	GROSS ASSESSMENT 173,784	EXEMPTIONS	NET ASSESSMENT 173,784	TOTAL TAX DUE 2,154.92
CITY OF PAVO				INTEREST
SOUTHWEST GEORGIA BANK				COST
P O BOX 3488				FIFA
MOULTRIE GA 31776				PENALTY
				TOTAL AMOUNT DUE

TAX PAYER'S RECEIPT

TAX BILL NUMBER 000226		PAYMENT MUST BE MADE ON OR BEFORE DECEMBER 20, 2017		TAX YEAR 2017
CITY OF PAVO P O BOX 157 PAVO GA 31778		THIS BILL REFLECTS A SALES TAX CREDIT OF 104.46		DESCRIPTION AMOUNT CITY TAX 158.12
ACCOUNT NUMBER 626940	MAP/PARCEL	TAX BILL# 000226		<i>pd 11-8-17</i> <i>CL# 55748</i> <i>138774</i>
LOCATION PERSONAL PROPERTY		DISTRICT 10		
FAIR MARKET VALUE 31,880	GROSS ASSESSMENT 12,752	EXEMPTIONS	NET ASSESSMENT 12,752	TOTAL TAX DUE 158.12
CITY OF PAVO				INTEREST
SOUTHWEST GA BANK				COST
ATT SHERYL HALL				FIFA
P O BOX 3488				PENALTY
MOULTRIE GA 31788				TOTAL AMOUNT DUE

TAX PAYER'S RECEIPT

Legal Description

Part of Block B of the Northwest Section of the Town of Pavo, Thomas County, Georgia, and more particularly described as beginning at a concrete marker at the northeast corner of the intersection of North Roberts Street with Harris Street, and running thence north 216 feet 3 inches along the eastern margin of North Roberts Street to the property now or formerly of J Marvin Hart; thence at right angles east 197 feet, more or less, to a point on the western margin of a 14 foot alley; thence south along the western margin of said alley 218 feet to a concrete marker on the northern margin of Harris Street; thence west 193 feet 8 inches along the northern margin of Harris Street to the point of beginning and being part of Tract 1 shown on a plat entitled "Property of Mrs. Jo Daniels Palmer" surveyed by W.H. O'Neal, County Surveyor of Brooks County, Georgia, on March 10, 1961, and recorded in Deed Book 9-K, Page 496, records of Thomas County, Georgia. Reference to said plat is made.

This conveyance is subject to the easement from Mozelle H Williams to Georgia Power Company dated May 20, 1964, and recorded in Deed Book 13, Page 4, in the deed records of Thomas County, Georgia.

Go Bid Now!

www.WeeksAuctionGroup.com