

Property Information Package

**Commercial and Investment Properties Located in
Thomasville, Georgia**

**Online Only Auction
Bidding Ends April 16, 2019**



www.WeeksAuctionGroup.com

Final Contract to Include a 10% Buyer's Premium

Bid today on this great portfolio of Thomas County Properties. This offering includes a beautiful 45 Acre Tract located on US 319, a large commercial building with adjoining land available near downtown and several investment opportunities. Also, this offering will feature estate items, collectables, furniture, tools and more! Selling at online only auction. Browse and bid today!

Auction Date and Time: April 16, 2019 at 4:00 p.m.

Open House Dates and Times: For a Private Real Estate Viewing Contact Hunter Whiddon
Personal Property Viewings will take place as Follows:
April 8th at 14572 Hwy 319 N 2PM -5PM
April 8th at 110 Campbell Street 9AM - 1PM
April 15th at 14572 Hwy 319 N 2PM -5PM
April 15th at 110 Campbell Street 9AM-1PM

Personal Property Load Out: April 22nd & 23rd at 14572 Hwy 319 N from 9AM – 5PM
Lot Numbers 1100-1199 are located 110 Campbell Street
And can be picked up by appointment only. If you are the High Bidder on items 1100-1199, please call the office at (229) 890-2437 to make your pick-up appointment.



For More Information Contact:

Hunter Whiddon
Weeks Auction Group, Inc.
(229)921-1385 Hunter@BidWeeks.com

Property List

14572 N US Hwy 319, Thomasville, GA- 45.03 acres, potential for development, possible homesite. This property features a beautiful pond. Convenient to Thomasville. Zoned AG.

110 Campbell Street, Thomasville, GA- 4800+/- Sq. Ft. commercial building with office and warehouse space on .40 acres. Zoned C-2

Campbell Street, Thomasville, GA- 1.10 acre corner lot. Great commercial location. Zoned C-2

Robin Drive, Thomasville, GA- 3.25 acre lot. Access via Robin Drive. Zoned R-1

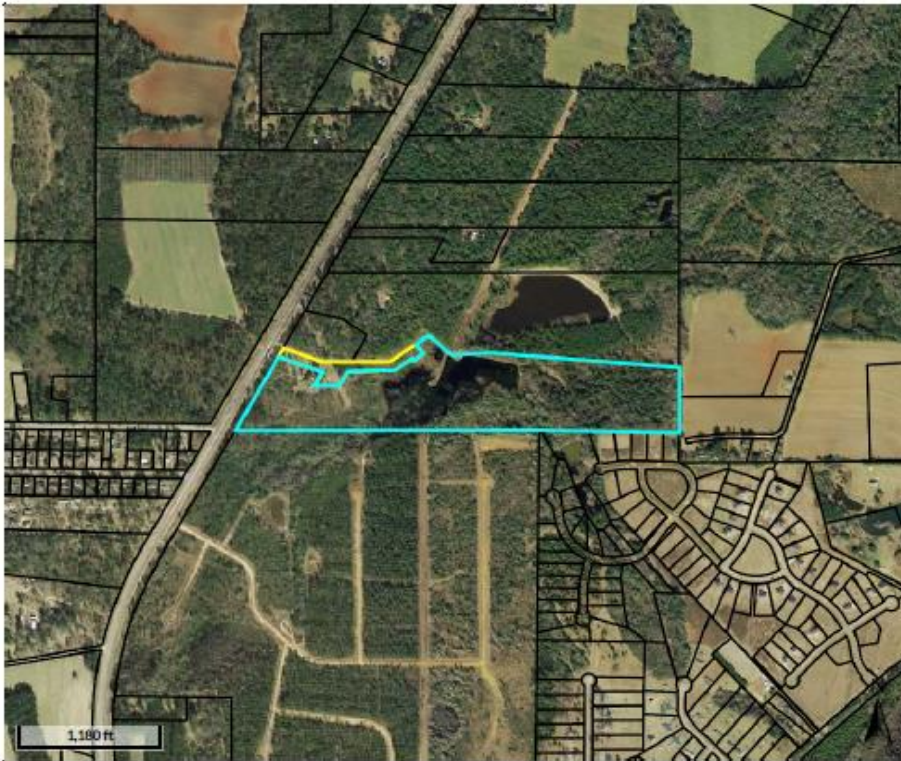
615 W Clay Street, 611 W Clay Street, and 117 Short Street, Thomasville, GA- All will be sold together as a group in one (1) offering. Total of 1.35 acres. All zoned M.

- **615 W Clay Street-** .83 Acre Lot. Potential Homesite.
- **611 W Clay Street-** 1246 +/- Sq. Ft. Single Family Dwelling. Potential to be put back in a rent roll.
- **117 Short Street-** 1648 +/- Sq. Ft. Single Family Dwelling. Potential to be put back in a rent roll.

For More Information Contact:

Hunter Whiddon
Weeks Auction Group, Inc.
(229) 921-1385
Hunter@bidweeks.com

14572 N US Hwy 319 – Tax Map



Legend
 Parcels

Parcel ID	044 045	Owner	Dillard Bruce S (est) & Laverne H	Last 2 Sales			
Class Code	Consv Use		P O Box 132	Date	Price	Reason	Qual
Taxing District	04 Fire District 03		Thomasville GA 31799	12/31/1972	\$30000	NM	U
	04 Fire District 03	Physical Address	14572 NU S HWY 319	n/a	0	n/a	n/a
Acres	45.78	Assessed Value	Value \$294514				
<i>(Note: Not to be used on legal documents)</i>							

Date created: 6/19/2018
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****A portion of both tracts will be sold combined as 1 Tract****

14572 N US Hwy 319 - Auction Map



110 Campbell Street – Tax Card – Page 1



Summary

Parcel Number 004 015032
Location Address 110 CAMPBELL ST
Legal Description 110 CAMPBELL ST/BRUCE DILLARD TRUSSES
(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 C-2
Tax District 01 City of Thomasville: (District 01)
Millage Rate 28.833
Acres 0.4
Neighborhood CITY MAP 4 (151118)
Homestead Exemption No (50)
Landlot/District N/A / 13



[View Map](#)

Owner

Dillard Bruce & Laverne
 P O Box 132
 Thomasville, GA 31799

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 \$ 2	Square Feet	17,424	28	113	0.4	0

Commercial Improvement Information

Description WAREHOUSE-STORAGE
Value \$43,459
Actual Year Built 1950
Effective Year Built 1980
Square Feet 4800
Wall Height 14
Wall Frames Steel
Exterior Wall Galvanized Metal
Roof Cover Galvanized Metal
Interior Walls Unfinished
Floor Construction Concrete On Ground
Floor Finish Concrete
Ceiling Finish No Ceiling
Lighting Standard Flor Fixtures
Heating No Heat
Number of Buildings 1

Accessory Information

Description	Year Built	Dimensions/Units	Identical Units	Value
Paving, Asphalt	1900	1x1 / 6960	1	\$3,675

Sales

Sale Date	Deed Book / Page	Plat Book / Page	Sale Price	Reason	Grantor	Grantee
7/31/1974	98 484		\$21,000	NM		DILLARD BRUCE

Valuation

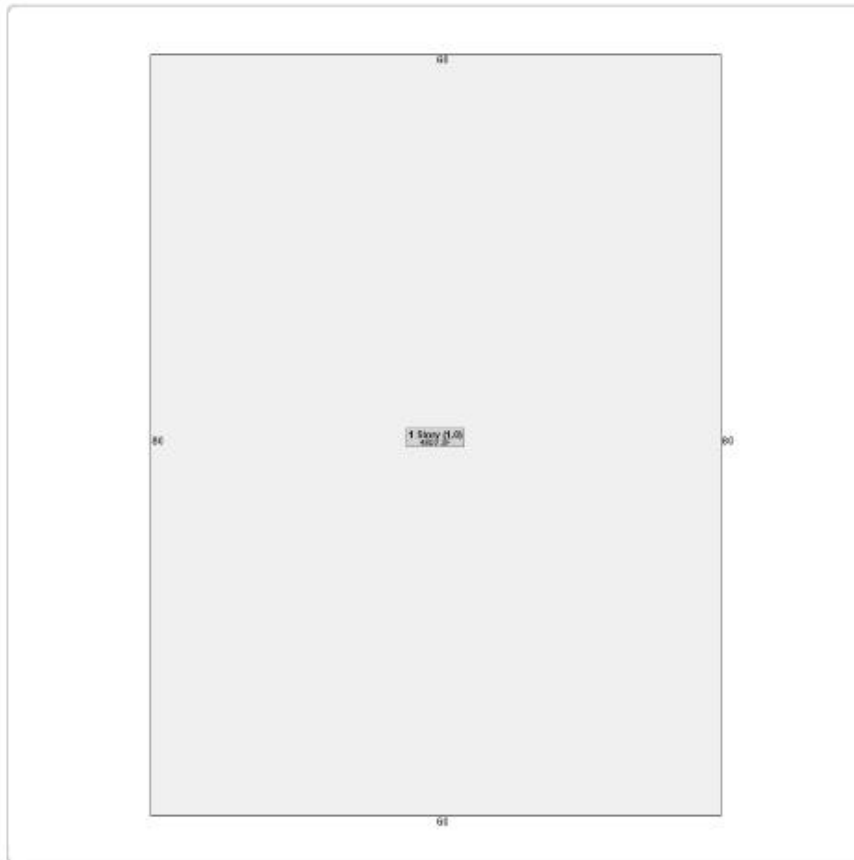
	2018	2017	2016	2015
Previous Value	\$81,982	\$89,613	\$89,613	\$89,613
Land Value	\$34,848	\$34,848	\$34,848	\$34,848
+ Improvement Value	\$32,567	\$43,459	\$51,090	\$51,090
+ Accessory Value	\$3,675	\$3,675	\$3,675	\$3,675
= Current Value	\$71,090	\$81,982	\$89,613	\$89,613

110 Campbell Street – Tax Card – Page 2

Photos

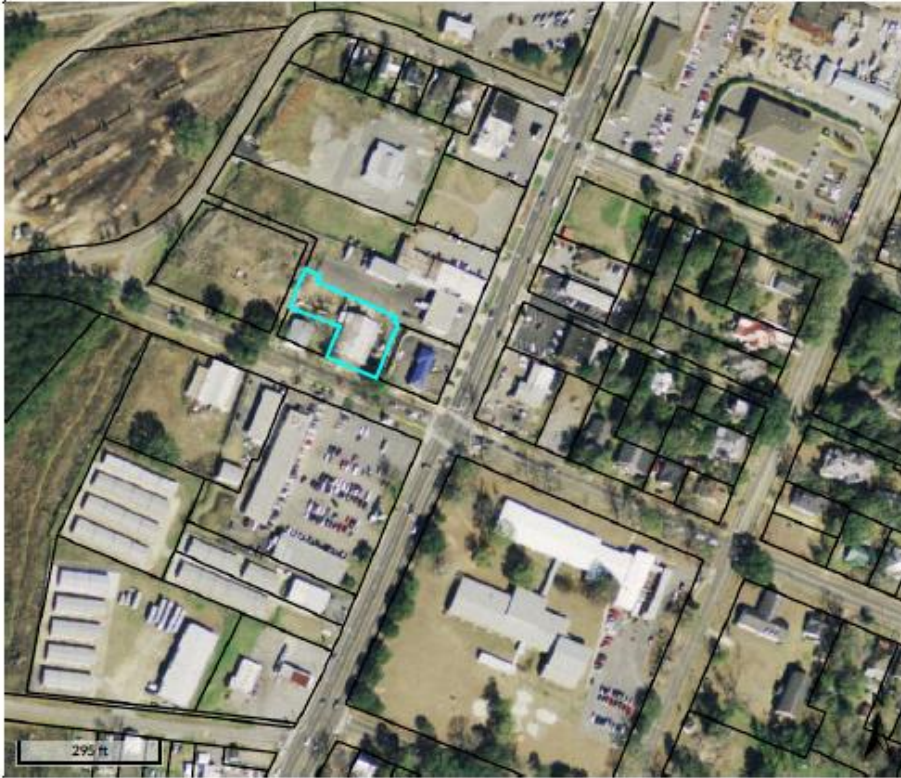


Sketches



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

110 Campbell Street – Tax Map



Legend
 Parcels

Parcel ID	004 015032	Owner	Dillard Bruce & Laverne	Last 2 Sales			
Class Code	Commercial		P O Box 132	Date	Price	Reason	Qual
Taxing District	01 City of Thomasville		Thomasville GA 31799	7/31/1974	\$21000	NM	U
	01 City of Thomasville	Physical Address	110 CAMPBELL ST	n/a	0	n/a	n/a
Acres	0.4	Assessed Value	Value \$71090				

(Note: Not to be used on legal documents)

Date created: 6/19/2018
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110 Campbell Street – Property Tax Bill

3/7/2019

Taxes

2018 THOMAS COUNTY AD VALOREM TAX NOTICE

Internet Tax Bill

03/07/2019 06:38 PM

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



BILL NUMB. 2018 6249
ACCT NUMB. 187470 010
TAXPAYER DILLARD BRUCE & LAVERNE
MAP NUMBER 00040-00015-032-000
LOCATION 110 CAMPBELL ST/BRUCE OIL
CURRENT YEAR TAXES \$0.00

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

PAY THIS AMOUNT \$0.00
ON OR BEFORE 11/15/2018

DILLARD BRUCE & LAVERNE
P O BOX 132
THOMASVILLE GA 31799

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

2018 THOMAS COUNTY AD VALOREM TAX NOTICE

YEAR	BILL NUM	ACCOUNT NUMBER	DI	LOCATION/DESCRIPTION	MAP/PARCEL	FAIR MARKET YRL
2018	6249	187470 010	01	110 CAMPBELL ST/BRUCE OIL	00040-00015-032-000	71,090
TAXING ENTITY	ASSESSMENT	EXEMPTION	TAXABLE VALUE	MILLAGE RATE	CREDITS	TAXES DUE
COUNTY	28436	0	28436	0.009005	66.28	256.07
EMER SER	28436	0	28436	0.001735	0	49.34

BASE AMOUNT \$305.41
PENALTY/FEES \$0.00
INTEREST \$0.00
TOTAL AMT PAID \$305.41
TOTAL TAX DUE \$0.00

CREDITS ARE LISTED FOR INFORMATION PURPOSES ONLY

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.

DILLARD BRUCE & LAVERNE
P O BOX 132
THOMASVILLE GA 31799

PAYMENT MUST BE MADE ON OR BEFORE
11/15/2018
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. 229-225-4130.

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 229-225-4130.

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 11.018
Reduction in mill rate due to rollback to taxpayers of sales tax proceeds this previous year 2.300
Actual mill rate set by local officials incorporated 8.057
Actual mill rate set by local officials unincorporated 8.053

110 Campbell Street – Legal Description

All that certain tract or parcel of land situate, lying and being in the City of Thomasville, Thomas County, Georgia, bounded on the northeast and southeast by Smith Alley, on the southwest by Campbell Street, and on the northwest by a drainage ditch, and more particularly described in accordance with plat of survey made by Frank E Carlton, Georgia Registered Land Surveyor No. 1544, on September 27, 1979, as follows:

For a beginning point, begin at the north corner formed by the intersection of West Jackson and Campbell Streets at a lead point on concrete, and run thence North 71 degrees 10 minutes West, along the northeastern margin of Campbell Street, a distance of 360.00 feet to the northwestern margin of Smith Alley and the POINT OF BEGINNING: from this point of beginning, run thence, continuing along the north eastern margin of Campbell Street, North 71 degrees 10 minutes West a distance of 249.66 feet to a corner; run thence North 25 degrees 50 minutes East a distance of 199.72 feet to a corner and the southwestern margin of Smith Alley; run thence , along the southwestern margin of Smith Alley, South 71 degrees 16 minutes East a distance of 227.05 feet to a corner and the northwestern margin of Smith Alley, South 19 degrees 20 minutes West a distance of 198.63 feet to the northeastern margin of Campbell Street and the point of beginning; said tract containing therein 1.086 acres.

110 Campbell Street – Auction Map



Campbell Street – Tax Card



Summary

Parcel Number 004 015023
Location Address CAMPBELL ST
Legal Description VL/CAMPBELL & FLEMING ST
(Note: Not to be used on legal documents)
Class I4-Industrial
(Note: This is for tax purposes only. Not to be used for zoning.)
Zoning C-2
Tax District 01 City of Thomasville (District 01)
Millage Rate 28.833
Acres 1.1
Neighborhood CITY MAP 4 (15118)
Homestead Exemption No (50)
Landlot/District N/A / 13

[View Map](#)

Owner

Dillard Bruce S & Laverne H
 P O Box 132
 Thomasville, GA 31799

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
RES	Industrial Land \$20K	Acres	47,916	239	200	1.1	0

Sales

Sale Date	Deed Book / Page	Plat Book / Page	Sale Price	Reason	Grantor	Grantee
12/31/1980	143 726		\$0	Multiple Parcel	DILLARD BRUCE S & ASSOCIATES INC	DILLARD BRUCE S & LAVERNE H
12/31/1980	143 724		\$0	Multiple Parcel	CITY OF THOMASVILLE	DILLARD BRUCE S & ASSOCIATES INC

Valuation

	2018	2017	2016	2015
Previous Value	\$22,000	\$22,000	\$22,000	\$22,000
Land Value	\$22,000	\$22,000	\$22,000	\$22,000
+ Improvement Value	\$0	\$0	\$0	\$0
+ Accessory Value	\$0	\$0	\$0	\$0
- Current Value	\$22,000	\$22,000	\$22,000	\$22,000

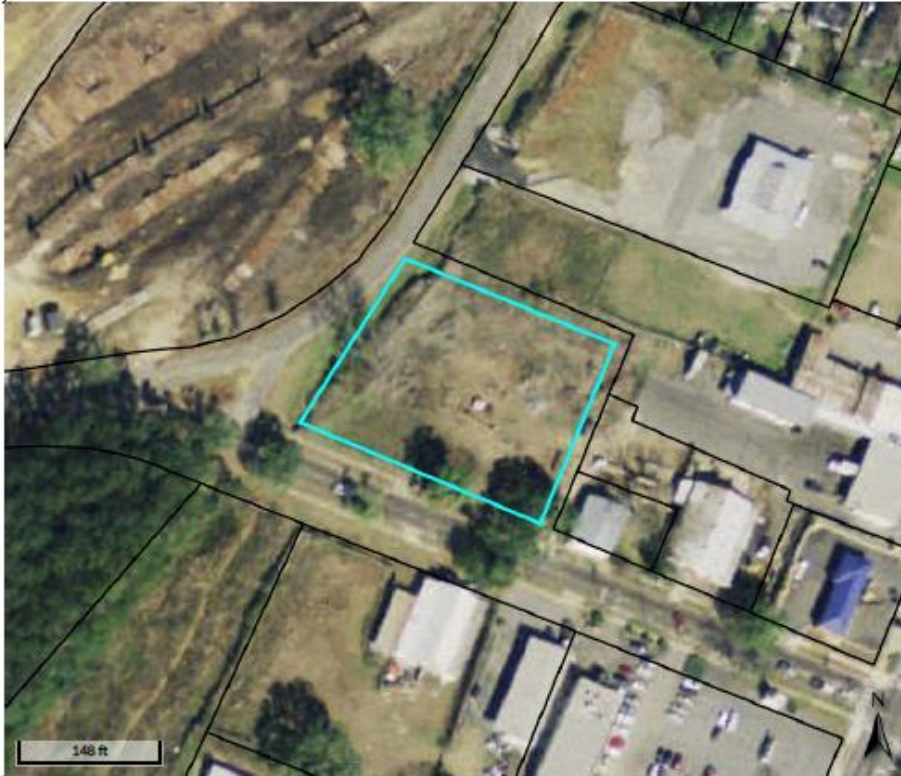
No data available for the following modules: Rural Land, Conservation Use Rural Land, Residential Improvement Information, Commercial Improvement Information, Mobile Homes, Accessory Information, Prebill Mobile Homes, Permits, Photos, Sketches.

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.

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Campbell Street – Tax Map



Overview

Legend

- Parcels

Parcel ID	004 015023	Owner	Dillard Bruce S & Laverne H	Last 2 Sales			
Class Code	Industrial		P O Box 132	Date	Price	Reason	Qual
Taxing District	01 City of Thomasville		Thomasville GA 31799	12/31/1980	0	08	U
	01 City of Thomasville	Physical Address	CAMPBELL ST	12/31/1980	0	08	U
Acres	1.1	Assessed Value	Value \$22000				

(Note: Not to be used on legal documents)

Date created: 6/19/2018
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Campbell Street – Property Tax Bill

3/7/2019

Taxes

2018 THOMAS COUNTY AD VALOREM TAX NOTICE

Internet Tax Bill

03/07/2019 07:21 PM

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



BILL NUMB. 2018 6250
ACCT NUMB. 187500 010
TAXPAYER DILLARD BRUCE S & LAVERN
MAP NUMBER 00040-00015-023-000
LOCATION VL/CAMPBELL & FLEMING ST
CURRENT YEAR TAXES \$0.00

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

PAY THIS AMOUNT \$0.00
ON OR BEFORE 11/15/2018

DILLARD BRUCE S & LAVERN
P O BOX 132
THOMASVILLE GA 31799

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

2018 THOMAS COUNTY AD VALOREM TAX NOTICE

YEAR	BILL NUM	ACCOUNT NUMBER	DI	LOCATION/DESCRIPTION	MAP/PARCEL	FAIR MARKET YRL
2018	6250	187500 010	01	VL/CAMPBELL & FLEMING ST	00040-00015-023-000	22.000
TAXING ENTITY	ASSESSMENT	EXEMPTION	TAXABLE VALUE	MILLAGE RATE	CREDITS	TAXES DUE
COUNTY	8800	0	8800	0.009005	20.51	79.24
EMER SER	8800	0	8800	0.001735	0	15.27

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 \$94.51
PENALTY/FEES \$0.00
INTEREST \$0.00
TOTAL AMT PAID \$94.51
TOTAL TAX DUE \$0.00

CREDITS ARE LISTED FOR INFORMATION PURPOSES ONLY

DILLARD BRUCE S & LAVERN
P O BOX 132
THOMASVILLE GA 31799

PAYMENT MUST BE MADE ON OR BEFORE
11/15/2018
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

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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 229-225-4130.

LOCAL OPTION SALES TAX CREDIT:

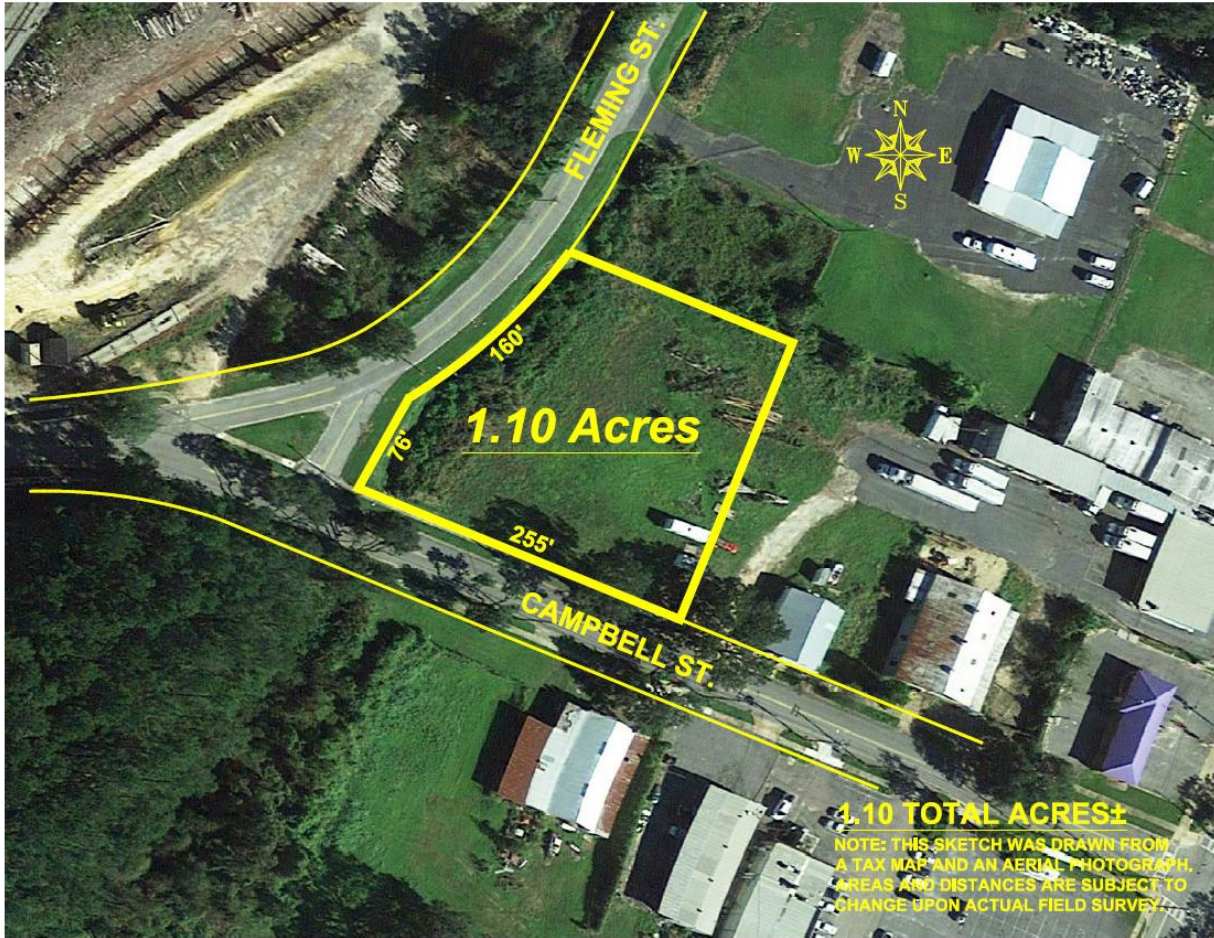
The General Assembly reenacted the Local Option Sales Tax Act and another part of your bill shows the dollar amount of reduction of local property taxes which you have received. The law now requires the following additional information to be provided to each taxpayer:

LOCAL TAX LEVY: 11.618
Mill rate required to produce local budget
Reduction in mill rate due to rollback to taxpayers of
sales tax proceeds this previous year 2.300
Actual mill rate set by local officials incorporated 8.037
Actual mill rate set by local officials unincorporated 8.053

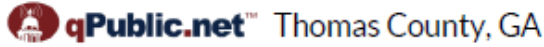
Campbell Street – Legal Description

One house and lot fronting on Smith Quarters 55 feet and running back 35 feet on the north by Smith Quarters, on the south by S.C. Davies, on the east by Wimon Williams, on the west by Mamie D. Mitchell, being the same land described in Deed Book 4-P, page 485, Thomas County Deed Records, said property being located in Thomasville, Thomas County, Georgia.

Campbell Street – Auction Map



Robin Drive – Tax Card



Summary

Parcel Number 012 050049
Location Address ROBIN DR
Legal Description ROBIN DR
 (Note: Not to be used on legal documents)
Class R4-Residential
 (Note: This is for tax purposes only. Not to be used for zoning.)
Zoning R-1
Tax District 01 City of Thomasville (District 01)
Millage Rate 28.833
Acres 3.25
Neighborhood B CLASS BASIC PLUS (200002)
Homestead Exemption No (50)
Landlot/District N/A / 13

[View Map](#)

Owner

Forest Hills
 c/o Bruce Dillard
 P O Box 132
 Thomasville, GA 31799

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
RES	Undeveloped/Not Buildable	Acres	141,570	0	0	3.25	0

Sales

Sale Date	Deed Book / Page	Plat Book / Page	Sale Price	Reason	Grantor	Grantee
			\$0	NM		FOREST HILLS

Valuation

	2018	2017	2016	2015
Previous Value	\$4,225	\$4,225	\$4,225	\$4,225
Land Value	\$4,648	\$4,225	\$4,225	\$4,225
+ Improvement Value	\$0	\$0	\$0	\$0
+ Accessory Value	\$0	\$0	\$0	\$0
- Current Value	\$4,648	\$4,225	\$4,225	\$4,225

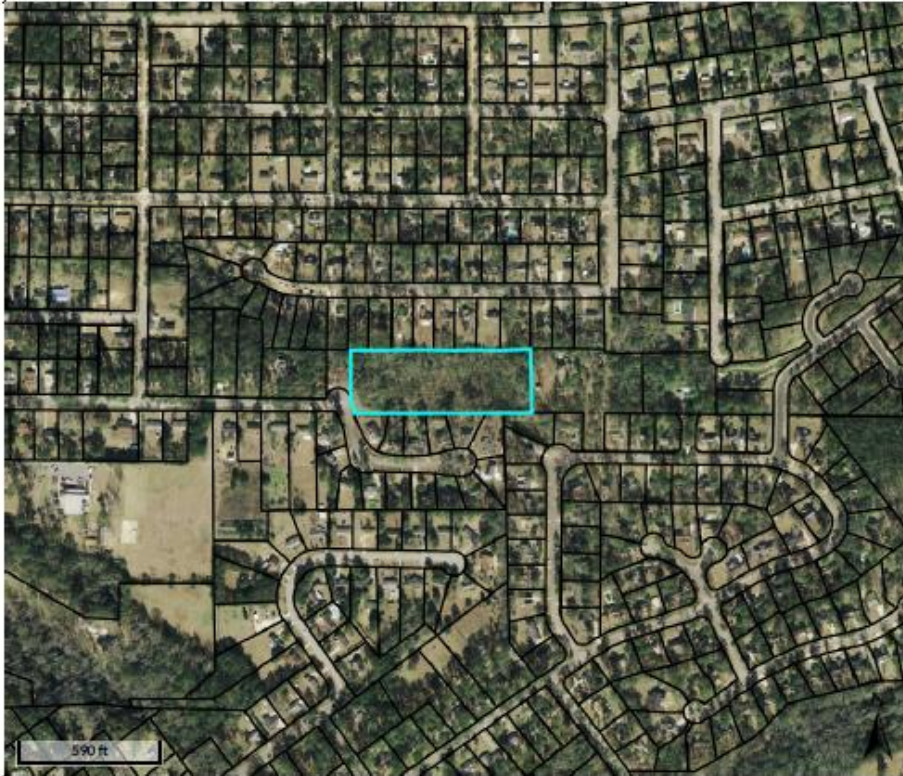
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Robin Street – Tax Map



Legend
 Parcels

Parcel ID	012 050049	Owner	Forest Hills c/o Bruce Dillard P O Box 132 Thomasville GA 31799	Last 2 Sales			
Class Code	Residential	Physical Address	ROBIN DR	Date	Price	Reason	Qual
Taxing District	01 City of Thomasville	Assessed Value	Value \$4648	n/a	0	n/a	n/a
Acres	3.25			n/a	0	n/a	n/a

(Note: Not to be used on legal documents)

Date created: 6/19/2018
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Robin Drive – Property Tax Bill

2018 THOMAS COUNTY AD VALOREM TAX NOTICE

Internet Tax Bill

03/13/2019 07:08 PM

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



BILL NUMB. 2018 7556
ACCT NUMB. 226680 010
TAXPAYER FOREST HILLS
MAP NUMBER 00120-00050-049-000
LOCATION ROBIN DR
CURRENT YEAR TAXES \$0.00
PAY THIS AMOUNT \$0.00
ON OR BEFORE 11/16/2018

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

FOREST HILLS
P O BOX 132
THOMASVILLE GA 31799

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

2018 THOMAS COUNTY AD VALOREM TAX NOTICE

YEAR	BILL NUM	ACCOUNT NUMBER	DI	LOCATION/DESCRIPTION	MAP/PARCEL	FAIR MARKET VAL
2018	7556	226680 010	01	ROBIN DR	00120-00050-049-000	4,548
TAXING ENTITY	ASSESSMENT	EXEMPTION	TAXABLE VALUE	MILLAGE RATE	CREDITS	TAXES DUE
COUNTY	1859	0	1859	0.009005	4.33	16.74
EMER SER	1859	0	1859	0.001735	0	3.23

The gradual reduction and elimination of the STATE
MILLAGE RATE is the result of property tax relief passed
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House of Representatives.

BASE AMOUNT \$19.97
PENALTY/FEES \$0.00
INTEREST \$0.00
TOTAL AMT PAID \$19.97
TOTAL TAX DUE \$0.00

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FOREST HILLS
P O BOX 132
THOMASVILLE GA 31799

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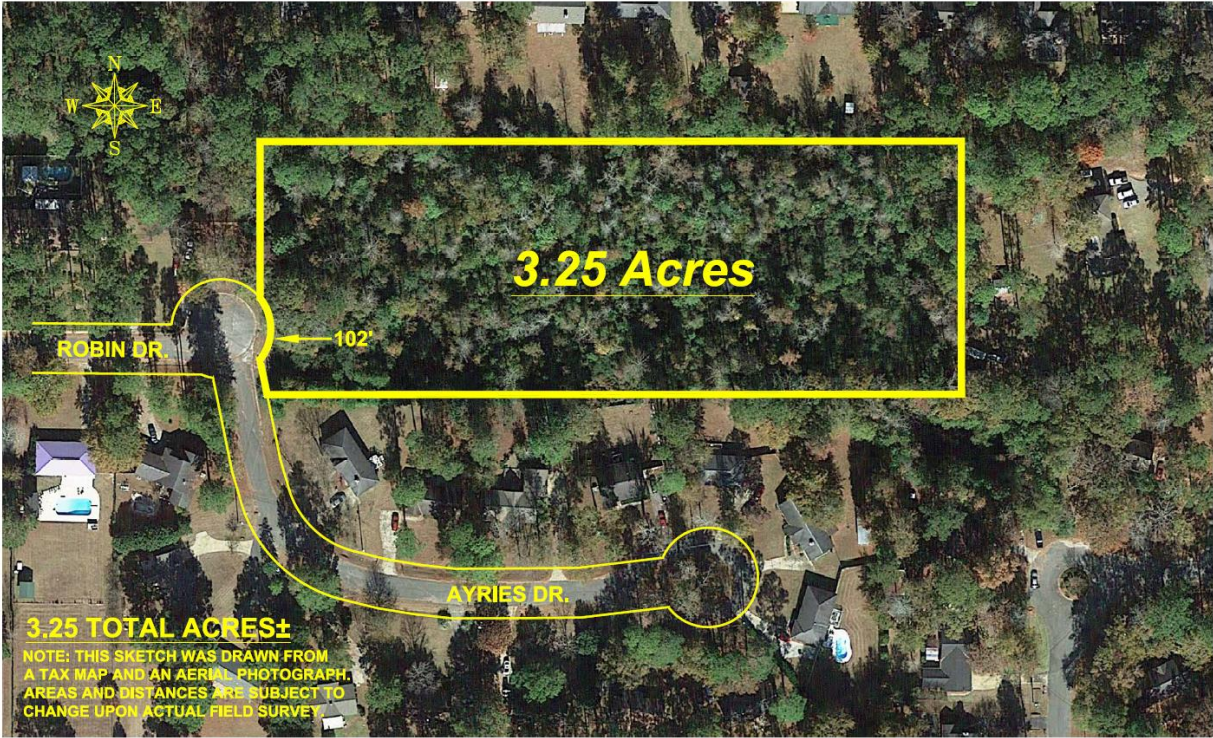
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LOCAL OPTION SALES TAX CREDIT:

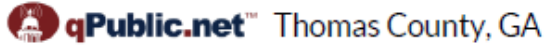
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LOCAL TAX LEVY:
Mill rate required to produce local budget. 11.618
Reduction in mill rate due to rollback to taxpayers of sales tax proceeds this previous year. 2.300
Actual mill rate set by local officials incorporated. 8.037
Actual mill rate set by local officials unincorporated. 8.053

Robin Drive – Auction Map



615 W Clay Street – Tax Card



Summary

Parcel Number 004 013003
Location Address 615 W CLAY ST
Legal Description 615 W CLAY ST
 (Note: Not to be used on legal documents)
Class R3-Residential
 (Note: This is for tax purposes only. Not to be used for zoning.)
Zoning M
Tax District 01 City of Thomasville (District 01)
Millage Rate 28.833
Acres 0.83
Neighborhood CITY MAP 4 (15118)
Homesite Exemption No (50)
Landlot/District 39 / 13

[View Map](#)

Owner

Dillard Bruce S & Lavonne H (wros)
 P O Box 132
 Thomasville, GA 31799

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
RES	CityMap 04 \$100	Front Feet	36,155	137	265	0.83	0

Sales

Sale Date	Deed Book / Page	Plat Book / Page	Sale Price	Reason	Grantor	Grantee
4/28/2004	1095 368		\$8,500	Land Unimproved	NEWSOME VELT	Dillard Bruce S & Lavonne H (wros)
5/2/1995	472 343		\$0	Qualify this sale	City of Thomasville	NEWSOME VELT

Valuation

	2018	2017	2016	2015
Previous Value	\$8,862	\$8,862	\$8,862	\$8,862
Land Value	\$8,862	\$8,862	\$8,862	\$8,862
+ Improvement Value	\$0	\$0	\$0	\$0
+ Accessory Value	\$0	\$0	\$0	\$0
- Current Value	\$8,862	\$8,862	\$8,862	\$8,862

No data available for the following modules: Rural Land, Conservation Use Rural Land, Residential Improvement Information, Commercial Improvement Information, Mobile Homes, Accessory Information, Precbill Mobile Homes, Permits, Photos, Sketches.

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.

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615 W Clay Street – Tax Map



Legend
 Parcels

Parcel ID	004 013003	Owner	Dillard Bruce S & Laverne H (wros)	Last 2 Sales			
Class Code	Residential		P O Box 132	Date	Price	Reason	Qual
Taxing District	01 City of Thomasville		Thomasville GA 31799	4/28/2004	\$8500	LM	Q
	01 City of Thomasville	Physical Address	615 W CLAY ST	5/2/1995	0	NQ	U
Acres	0.83	Assessed Value	Value \$8862				

(Note: Not to be used on legal documents)

Date created: 6/19/2018
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615 W Clay Street – Property Tax Bill

2018 THOMAS COUNTY AD VALOREM TAX NOTICE

Internet Tax Bill

03/13/2019 07:21 PM

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



BILL NUMB. 2018 6251
ACCT NUMB. 187530 010
TAXPAYER DILLARD BRUCE S & LAVERN
MAP NUMBER 00040-00013-003-000
LOCATION 615 W CLAY ST
CURRENT YEAR TAXES \$0.00
PAY THIS AMOUNT \$0.00
ON OR BEFORE 11/16/2018

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

DILLARD BRUCE S & LAVERN
P O BOX 132
THOMASVILLE GA 31799

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

2018 THOMAS COUNTY AD VALOREM TAX NOTICE

YEAR	BILL NUM	ACCOUNT NUMBER	DI	LOCATION/DESCRIPTION	MAP/PARCEL	FAIR MARKET VAL	
2018	6251	187530 010	01	615 W CLAY ST	00040-00013-003-000	8,862	
TAXING ENTITY		ASSESSMENT	EXEMPTION	TAXABLE VALUE	MILLAGE RATE	CREDITS	TAXES DUE
COUNTY		3545	0	3545	0.009005	8.26	31.92
EMER SER		3545	0	3545	0.001735	0	6.15

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 \$38.07
PENALTY/FEES \$0.00
INTEREST \$0.00
TOTAL AMT PAID \$38.07
TOTAL TAX DUE \$0.00

CREDITS ARE LISTED FOR INFORMATION PURPOSES ONLY

DILLARD BRUCE S & LAVERN
P O BOX 132
THOMASVILLE GA 31799

PAYMENT MUST BE MADE ON OR BEFORE
11/16/2018
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. 11.618
Reduction in mill rate due to rollback to taxpayers of sales tax proceeds this previous year. 2.300
Actual mill rate set by local officials incorporated. 8.037
Actual mill rate set by local officials unincorporated. 8.053

615 Clay Street – Legal Description

ALL THAT TRACT OR PARCEL OF LAND situate, lying and being in the City of Thomasville, Thomas County, Georgia, being known as 615 West Clay Street according to the present numbering system for the City of Thomasville, bounded on the northwest 105 feet, more or less, by Clay Street; on the south 240 feet, more or less, by property now or formerly of Seaboard Coastline Railroad; on the northeast 112 feet, more or less, by property now or formerly of Ira M. Williams; 81 feet, more or less, by property now or formerly of Essie Bell Monroe; 109 feet, more or less, by property now or formerly of Eula B. Monroe; and 43 feet, more or less, by property now or formerly of Nellie G. Thornton; and on the southwest 180 feet, more or less, by property now or formerly of Thomas A and Helen W Scott.

The above described property is the same land described in that Marshall's Deed dated March 10, 1995 to Velt Newsome, recorded in Deed Book 472, Page 343 among the Deed Records of Thomas County, Georgia. Also see Deeds Book 6-I, Page 234, Deed Book 6-X, Page 484 and Deed Book 1078, Pages 289-294 among the Deed Records of Thomas County, Georgia.

611 W Clay Street – Tax Card – Page 1



Summary

Parcel Number 004 013004
Location Address 611 W CLAY ST
Legal Description 611 W. CLAY ST.
 (Note: Not to be used on legal documents)
Class R3-Residential
 (Note: This is for tax purposes only. Not to be used for zoning.)
Zoning M
Tax District 01 City of Thomasville (District 01)
Millage Rate 28.833
Acres 0.13
Neighborhood CITY MAP 4 (15118)
Homesite Exemption No (50)
Landlot/District N/A / 13
[View Map](#)



Owner

Dillard Bruce S & Laverne H
 P O Box 132
 Thomasville, GA 31799
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
RES	CityMap 04 \$100	Front Feet	5,460	52	105	0.13	0

Residential Improvement Information

Style One Family
Heated Square Feet 1246
Interior Walls Plaster
Exterior Walls Wood Shng/Shakes
Attic Square Feet 0
Basement Square Feet 0
Year Built 1894
Roof Type Metal Galvanized
Flooring Type Pine
Heating Type No Heating
Number Of Rooms 0
Number Of Bedrooms 0
Number Of Full Bathrooms 1
Number Of Half Bathrooms 0
Number Of Plumbing Extras 0
Value \$12,620
Condition Poor
Fireplaces/Appliances FP Const 1 sty 1 Box 1
House Address 611 CLAY ST

Permits

Permit Date	Permit Number	Type
10/31/2012	INH.CODY	REVIEW PROPERTY VALU
10/24/2006	1416	INTERIOR WORK

Sales

Sale Date	Deed Book / Page	Plat Book / Page	Sale Price	Reason	Grantor	Grantee
12/16/2004	1157 61		\$3,000	Questionable Sale	WILLIAMS IRA M	Dillard Bruce S & Laverne H
	6P 295		\$0	NM		WILLIAMS IRA M

611 W Clay Street – Tax Card – Page 2

Valuation

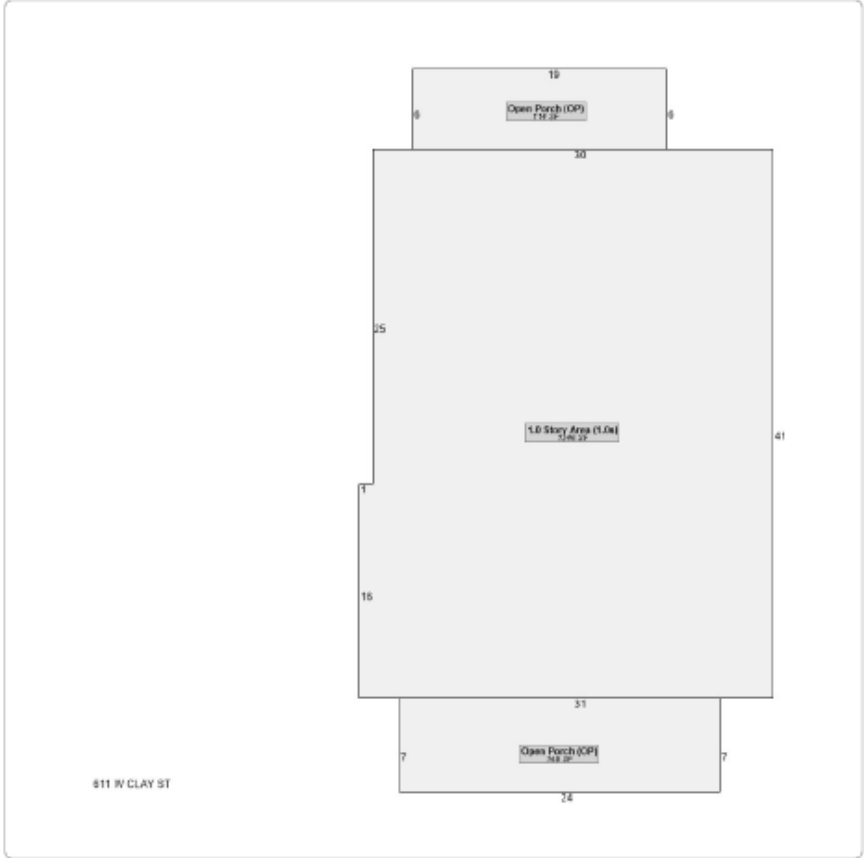
	2018	2017	2016	2015
Previous Value	\$16,600	\$15,969	\$14,060	\$13,808
Land Value	\$4,472	\$3,980	\$3,980	\$3,712
+ Improvement Value	\$12,980	\$12,620	\$11,989	\$10,348
+ Accessory Value	\$0	\$0	\$0	\$0
- Current Value	\$17,452	\$16,600	\$15,969	\$14,060

Photos



Sketches

611 W Clay Street – Tax Card – Page 3



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

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Developed by

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611 W Clay Street – Tax Map



Overview

Legend

- Parcels

Parcel ID	004 013004	Owner	Dillard Bruce S & Laverne H	Last 2 Sales			
Class Code	Residential		P O Box 132	Date	Price	Reason	Qual
Taxing District	01 City of Thomasville		Thomasville GA 31799	12/16/2004	\$3000	13	U
	01 City of Thomasville	Physical Address	611 W CLAY ST	n/a	0	n/a	n/a
Acres	0.13	Assessed Value	Value \$17452				

(Note: Not to be used on legal documents)

Date created: 6/19/2018
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611 W Clay Street – Property Tax Bill

2018 THOMAS COUNTY AD VALOREM TAX NOTICE

Internet Tax Bill

03/13/2019 07:24 PM

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



BILL NUMB. 2018 6252
ACCT NUMB. 187560 010
TAXPAYER DILLARD BRUCE S & LAVERN
MAP NUMBER 00040-00013-004-000
LOCATION 611 W. CLAY ST.
CURRENT YEAR TAXES \$0.00
PAY THIS AMOUNT \$0.00
ON OR BEFORE 11/15/2018

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

DILLARD BRUCE S & LAVERN
P O BOX 132
THOMASVILLE GA 31799

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

2018 THOMAS COUNTY AD VALOREM TAX NOTICE

YEAR	BILL NUM	ACCOUNT NUMBER	DI	LOCATION/DESCRIPTION	MAP/PARCEL	FAIR MARKET VAL
2018	6252	187560 010	01	611 W. CLAY ST.	00040-00013-004-000	17,452
TAXING ENTITY	ASSESSMENT	EXEMPTION	TAXABLE VALUE	MILLAGE RATE	CREDITS	TAXES DUE
COUNTY	6981	0	6981	0.009005	16.27	62.66
EMER SER	6981	0	6981	0.001735	0	12.11

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 \$74.97
PENALTY/FEES \$0.00
INTEREST \$0.00
TOTAL AMT PAID \$74.97
TOTAL TAX DUE \$0.00

CREDITS ARE LISTED FOR INFORMATION PURPOSES ONLY

DILLARD BRUCE S & LAVERN
P O BOX 132
THOMASVILLE GA 31799

PAYMENT MUST BE MADE ON OR BEFORE
11/15/2018
YOUR CANCELLED CHECK IS YOUR RECEIPT

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

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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. 11.618
Reduction in mill rate due to rollback to taxpayers of sales tax proceeds this previous year. 2.300
Actual mill rate set by local officials incorporated. 8.037
Actual mill rate set by local officials unincorporated. 8.053

611W Clay Street – Legal Description

One house and lot located at Number 611 West Clay Street in the City of Thomasville, Thomas County, Georgia, bounded as follows: North by West Clay Street; South by Mamie Mitchell and Luberta Thompson property; East by Will Leggins property and West by Geo Willis property.

117 Short Street – Tax Card – Page 1



Summary

Parcel Number 004 013007 A
Location Address 117 SHORT ST
Legal Description 117 SHORT ST
(Note: Not to be used on legal documents)
Class R3-Residential
(Note: This is for tax purposes only. Not to be used for zoning.)
Zoning M
Tax District 01 City of Thomasville (District 01)
Millage Rate 28.833
Acres 0.39
Neighborhood CITY MAP 4 (15118)
Homesite Exemption No (50)
Landlot/District 39 / 13
[View Map](#)



Owner

Dillard Bruce
 c/o Lavern Dillard
 P O Box 132
 Thomasville, GA 31799
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
RES	CityMap 04 \$100	Front Feet	16,988	81	210	0.39	0

Residential Improvement Information

Style One-Family
Heated Square Feet 1648
Interior Walls Sheetrock
Exterior Walls Vinyl Siding
Attic Square Feet 0
Basement Square Feet 0
Year Built 1834
Roof Type Metal Galvanized
Flooring Type Pine
Heating Type No Heating
Number Of Rooms 0
Number Of Bedrooms 0
Number Of Full Bathrooms 2
Number Of Half Bathrooms 0
Number Of Plumbing Extras 0
Value \$1,912
Condition Poor
Fireplaces/Appliances FP Const 1 sty 1 Box 2
House Address 117 SHORT ST

Permits

Permit Date	Permit Number	Type
05/14/2007	07-731	REPAIRS
01/06/2004	17	GENERAL MAINT.

Sales

Sale Date	Deed Book / Page	Plat Book / Page	Sale Price	Reason	Grantor	Grantee
7/3/2012	1815 422		\$0	Legal/Forced Sale	McIntyre LaJuan Lanier/Sherriff's sale	Dillard Bruce
1/21/2004	1085 189	9A 115	\$25,000	Fair Market Value	Deccasta Gatlin	McIntyre LaJuan Lanier
2/19/2003	984 198	9A 115	\$18,000	Bank Sale	Washington Mutual Bank	Deccasta Gatlin
11/6/2001	885 205	9A 115	\$26,075	Legal/Forced Sale	MONROE ESSIE BELL	Washington Mutual Bank
	60 711		\$0	NM		MONROE ESSIE BELL

117 Short Street – Tax Card – Page 2

Valuation

	2018	2017	2016	2015
Previous Value	\$5,507	\$5,918	\$5,355	\$5,355
Land Value	\$3,595	\$3,595	\$4,102	\$3,825
+ Improvement Value	\$1,968	\$1,912	\$1,816	\$1,530
+ Accessory Value	\$0	\$0	\$0	\$0
- Current Value	\$5,563	\$5,507	\$5,918	\$5,355

Photos



Sketches

117 Short Street – Tax Card – Page 3



No data available for the following modules: Rural Land, Conservation Use Rural Land, Commercial Improvement Information, Mobile Homes, Accessory Information, Probill Mobile Homes.

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117 Short Street – Tax Map



Overview

Legend

- Parcels

Parcel ID	004 013007 A	Owner	Dillard Bruce	Last 2 Sales			
Class Code	Residential		c/o Laverne Dillard	Date	Price	Reason	Qual
Taxing District	01 City of Thomasville		P O Box 132	7/3/2012	0	06	U
	01 City of Thomasville		Thomasville GA 31799	1/21/2004	\$25000	FM	Q
Acres	0.39	Physical Address	117 SHORT ST				
		Assessed Value	Value \$5563				

(Note: Not to be used on legal documents)

Date created: 6/19/2018
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117 Short Street – Property Tax Bill

2018 THOMAS COUNTY AD VALOREM TAX NOTICE

Internet Tax Bill

03/13/2019 07:28 PM

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



BILL NUMB. 2018 6248
ACCT NUMB. 187440 010
TAXPAYER DILLARD BRUCE
MAP NUMBER 00040-00013-007-A00
LOCATION 117 SHORT ST
CURRENT YEAR TAXES \$0.00
PAY THIS AMOUNT \$0.00
ON OR BEFORE 11/16/2018

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

DILLARD BRUCE
 P O BOX 132
 THOMASVILLE GA 31789

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

2018 THOMAS COUNTY AD VALOREM TAX NOTICE

YEAR	BILL NUM	ACCOUNT NUMBER	DI	LOCATION/DESCRIPTION	MAP/PARCEL	FAIR MARKET VAL	
2018	6248	187440 010	01	117 SHORT ST	00040-00013-007-A00	5,563	
TAXING ENTITY		ASSESSMENT	EXEMPTION	TAXABLE VALUE	MILLAGE RATE	CREDITS	TAXES DUE
COUNTY		2225	0	2225	0.009005	5.19	20.04
EMER SER		2225	0	2225	0.001735	0	3.86

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 \$23.90
 PENALTY/FEES \$0.00
 INTEREST \$0.00
 TOTAL AMT PAID \$23.90
TOTAL TAX DUE \$0.00

CREDITS ARE LISTED FOR INFORMATION PURPOSES ONLY

DILLARD BRUCE
 P O BOX 132
 THOMASVILLE GA 31799

PAYMENT MUST BE MADE ON OR BEFORE
 11/16/2018
 YOUR CANCELLED CHECK IS YOUR RECEIPT

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

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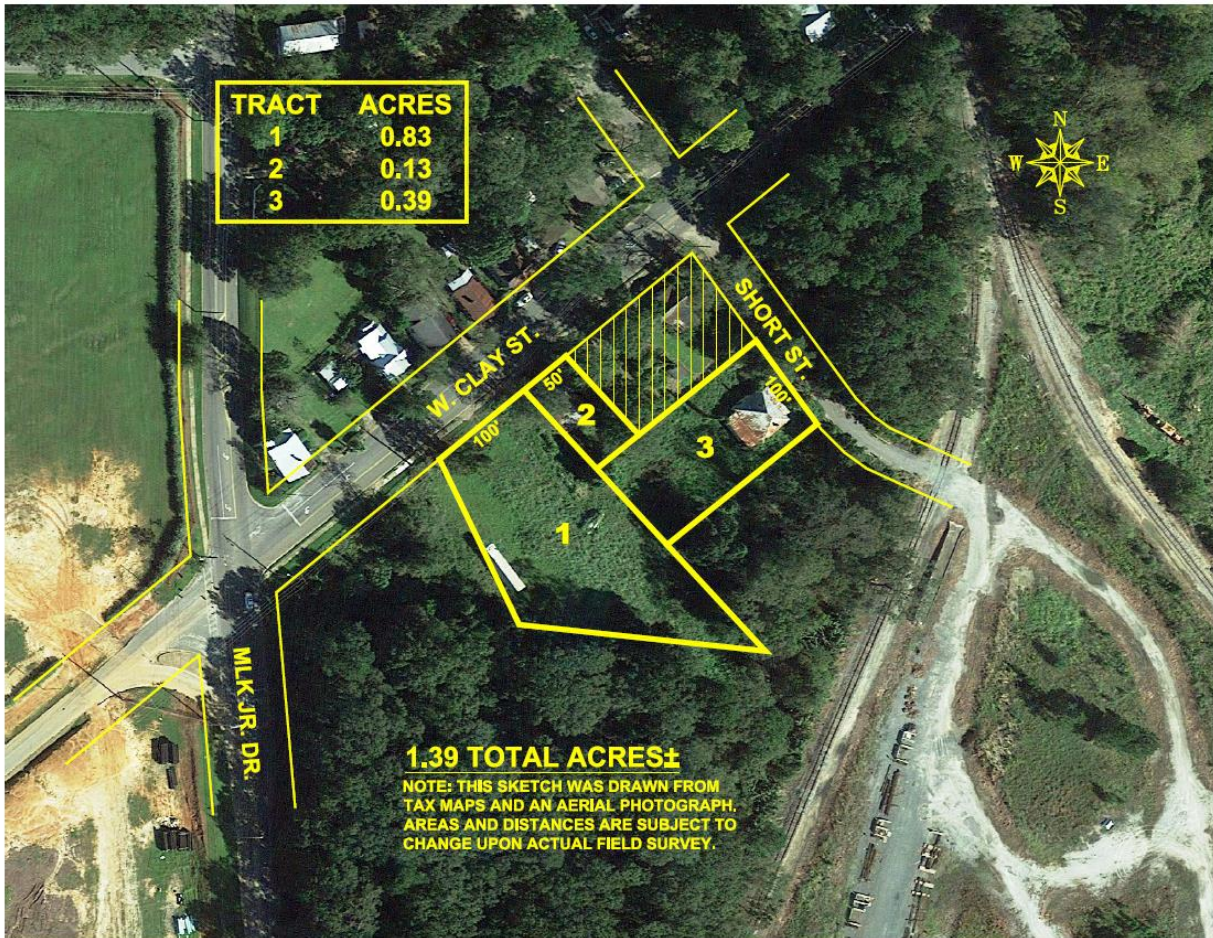
LOCAL TAX LEVY:
 Mill rate required to produce local budget. 11.618
 Reduction in mill rate due to rollback to taxpayers of sales tax proceeds this previous year. 2.300
 Actual mill rate set by local officials incorporated 8.037
 Actual mill rate set by local officials unincorporated 8.053

117 Short Street – Legal Decscription

PART OF LOT 128, in Column 7, West, Block 2, in Thomasville, Thomas County, Georgia starting at a point 120 feet, southeast from the north corner of said lot, and running in a southeasterly direction 81 feet to the lot formerly belonging to Emma Lewis; thence at right angles along said lot in southwesterly direction 210 feet ; thence at right angles 81 feet; thence in a northeasterly direction 210 feet to the starting point, said lot being a rectangle 81 by 210 feet, fronting the A.C.I. Railroad and having thereon a dwelling identified as No. 117 Short Street.

This is the same property described in that certain Limited Warranty Deed from Washington Mutual Bank (N) to Decasta Gatlin dated February 19, 2003 and recorded in Deed Book 984, Page 198 among the Deed Records of Thomas County, Georgia.

615 W Clay, 611 W Clay and 117 Short Street – Auction Map



Go Bid Now!

www.WeeksAuctionGroup.com