



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

# ANNUAL NOTICE OF ASSESSMENT

PT-306 (revised May 2018)



## 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:

**05/26/2023**

### Last date to file written appeal:

**07/10/2023**

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

County property records are available online at:  
[dekalbcountyga.gov/property-appraisal/welcome](http://dekalbcountyga.gov/property-appraisal/welcome)

### ADDRESS SERVICE REQUESTED

1056 POLO DOWN DR  
TOWN AND COUNTRY MO 63017  
1850 COTILLION DR UNIT 4311  
ATLANTA GA 30338-7904

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 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 Maloof Annex, 1300 Commerce Drive, Decatur, GA 30030 and which may be contacted by telephone at: (404) 371-0841.

**Your staff contacts are NIKISHA REID (404) 371-2004 and KAHLESE HARRIS (404) 371-2971.**

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
5364526	18 345 14 155	.00	DUNWOODY		NO
Property Description	R3 - RESIDENTIAL LOT				
Property Address	1850 COTILLION DR 4311				
	Taxpayer Returned Value	Previous Year Fair Market Value	Current Year Fair Market Value	Current Year Other Value	
100% <b>Appraised</b> Value		195,800	223,200		
40% <b>Assessed</b> Value		78,320	89,280		

### Reasons for Assessment Notice

ANNUAL ASSESSMENT NOTICE REQUIRED BY GA LAW 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 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	2022 Millage	=	Gross Tax Amount	-	Frozen Exemption	-	CONST-HMST Exemption	-	EHost Credit	=	Net Tax Due
COUNTY OPNS	89,280		.008988		802.45		.00		.00		.00		802.45
HOSPITALS	89,280		.000476		42.50		.00		.00		.00		42.50
COUNTY BONDS	89,280		.000000		.00		.00		.00		.00		.00
UNIC BONDS	89,280		.000490		43.75		.00		.00		.00		43.75
FIRE	89,280		.003159		282.04		.00		.00		.00		282.04
SCHOOL OPNS	89,280		.023080		2,060.58		.00		.00		.00		2,060.58
STATE TAXES	89,280		.000000		.00		.00		.00		.00		.00
CITY TAXES	89,280		.003040		271.41		.00		.00		.00		271.41
DEKALB SANI					.00								.00
STORMWTR FEE					66.85								66.85
<b>Estimate for County</b>			<b>.039233</b>		<b>3,569.58</b>		<b>.00</b>		<b>.00</b>		<b>.00</b>		<b>3,569.58</b>
Total Estimate			.039233		3,569.58		.00		.00		.00		3,569.58

SEE REVERSE