



# 2023 PROPERTY TAX STATEMENT

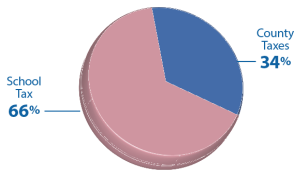
## DAWSON COUNTY GEORGIA

Nicole Stewart  
TAX COMMISSIONER

25 Justice Way, Suite 1222  
Dawsonville, Georgia 30534  
Office: 706-344-3520 | Tax Assessors: 706-344-3590

PROPERTY OWNER(S)	MAP CODE		LOCATION		BILL #	DISTRICT		
CHEBROLU PAVAN KUMAR & VENKATA MANASA	087 005 109		64 GRAND HICKORY WAY		2023-2772	1		
	BUILDING VALUE	LAND VALUE	TOTAL FAIR MARKET VALUE	ACRES	EXEMPTIONS	DUE DATE		
	357,259	57,741	415,000	0	S1	12/1/2023		
<b>PROPERTY DESCRIPTION:</b>								
Etowah Preserve Lot # 109								
	FAIR MARKET VALUE	40% ASSESSED VALUE	LESS EXEMPTIONS	TAXABLE VALUE	MILLAGE RATE	GROSS TAX	LESS CREDITS	NET TAX
STATE TAX	415,000.00	166,000.00	2,000.00	164,000.00	0	0	0	0
COUNTY M&O	415,000.00	166,000.00	2,000.00	164,000.00	9.681	1587.68	0	822.56
SALES TAX ROLLBACK	0.00	0.00	0.00	164,000.00	-4.047	0	-663.71	0
HTRG COUNTY	0.00	0.00	0.00	18,000.00	-5.634	0	-101.41	0
SCHOOL M&O	415,000.00	166,000.00	2,000.00	164,000.00	10.8	1771.2	0	1576.8
HTRG SCHOOL	0.00	0.00	0.00	18,000.00	-10.8	0	-194.4	0
<b>TOTAL</b>						<b>3,358.88</b>	<b>-959.52</b>	<b>2,399.36</b>

The "HTRG Credit" reduction shown on your bill is the result of homeowner tax relief enacted by the Governor and the General Assembly of the State of Georgia.



THE PIE GRAPH SHOWS HOW THE AVERAGE TAX DOLLAR IS DISTRIBUTED AMONG THE VARIOUS GOVERNMENT AGENCIES. (PERCENTAGES MAY VARY DEPENDING ON EXEMPTIONS)



2023 Current Due	2,399.36
Penalty	0.00
Interest	0.00
Other Fees	0.00
Previous Payments	0.00
Delinquent Tax*	0.00
<b>TOTAL DUE</b>	<b>2,399.36</b>

\* Please note that delinquent tax due reflects total owed at the time of billing and the amount will change monthly due to interest charges. Please read the state mandated penalties and interest on the back of this bill.

DETACH TOP PORTION TO KEEP FOR YOUR RECORDS AND RETURN BOTTOM PORTION WITH PAYMENT.

Make payable to "Dawson County Tax Office" and include this coupon. Do not staple, tape or attach payment.

### DAWSON COUNTY, GEORGIA 2023 TAX BILL

25 Justice Way, Suite 1222  
Dawsonville, Georgia 30534

IF TAXES ARE PAID BY YOUR MORTGAGE COMPANY, SEND THEM THIS PORTION

LEGAL DESCRIPTION	MAP ID #	TAX BILL #
Etowah Preserve Lot # 109	087 005 109	2023-2772



<b>TOTAL DUE December 1, 2023</b>	<b>\$ 2,399.36</b>
Late fees, interest, and penalties will apply to the unpaid balance at midnight on December 1, 2023.	PLEASE WRITE THE MAP ID# ABOVE ON YOUR CHECK

CHEBROLU PAVAN KUMAR & VENKATA MANASA  
64 GRAND HICKORY WAY

DAWSONVILLE, GA 30534

If receipt is desired, please include a self-addressed stamped envelope or print at [www.DawsonCountyTax.com](http://www.DawsonCountyTax.com). If delinquent taxes are due, please call 706-344-3520 for current amount as interest continues to accrue.

Credit cards accepted online at:  
[www.DawsonCountyTax.com](http://www.DawsonCountyTax.com)

Nicole Stewart  
TAX COMMISSIONER

25 Justice Way, Suite 1222  
Dawsonville, Georgia 30534-3454

Please see reverse side for additional information  
\$35 Fee for returned checks

Thank you for the privilege of serving as your Tax Commissioner ... **Nicole Stewart**

**Dawson County Courthouse 25 Justice Way, Suite 1222 • Dawsonville, GA 30534**  
**Phone: 706-344-3520. Monday – Friday 8am to 5pm**

**UNDERSTANDING MY TAX BILL**

**MILLAGE RATE**

The millage rate (also known as the tax rate) is a figure applied to the taxable value of your property to calculate your property tax liability. One "mill" equals one dollar of tax on every thousand dollars of taxable value. This rate is set by the Board of Commissioners and the Board of Education.

**FAIR MARKET VALUE & ASSESSED VALUE**

The fair market value of your property is determined by the Tax Assessors office. The assessed value is 40% of the fair market value.

**STATE MANDATED PENALTIES AND INTEREST**

If payment is late, the following interest and penalty will be added to the balance owed:

- Interest is applied monthly as prescribed by law.
- A five percent (5%) penalty will be added to the unpaid principle 120 days from the due date. An additional 5% penalty (on the unpaid principle) will accrue again every 120 days until a maximum of 20% of the original principle has been charged.

**TAXES ESCROWED THROUGH MORTGAGE COMPANY**

It is ultimately the responsibility of the property owner to ensure tax is paid. Please forward this tax bill to your mortgage company. **We do not send one to them.**

**E-SERVICES**

Sign-up at [www.DawsonCountyTax.com](http://www.DawsonCountyTax.com) for statement notifications and reminder e-alerts.

**ADDRESS CHANGE**

Please note that your tax bill has been mailed to the address in our records. Failure to receive a tax bill does not relieve obligation to pay tax bill by due date. It is the responsibility of the taxpayer to have a current and updated address on file with the Tax Assessors office. Please fill out below and return with your payment.

Name: \_\_\_\_\_

New Address: \_\_\_\_\_  
\_\_\_\_\_

**REQUIRED FOR ADDRESS CHANGE**

Taxpayer Signature: \_\_\_\_\_

Map Code#: \_\_\_\_\_ Daytime Phone#: \_\_\_\_\_

**APPEALED BILLS**

Appealed bills are billed at 85%, unless requested at time of appeal application with the Tax Assessors Office to bill at 100%. After the appeal process is final, we will refund you for the amount due or rebill you for the remaining amount due.

**ASSESSORS INFORMATION**

All exemptions are applied for at the Tax Assessors office and approved by the Board of Assessors. For more information please call (706) 344-3590.

**PROPERTY BOUGHT OR SOLD**

Property taxes are not pro-rated according to sale date, amount of usage, or current ownership.

**BUSINESS, BOATS & AIRCRAFT:**

If you owned the property on Jan 1st of the tax bill year, you must pay the tax in full. In January, you will receive a Personal Property Reporting Form from the Tax Assessors office. Be sure to return this form with a signed Bill of Sale indicating what property was sold, the purchaser's name, address, and the date of sale. **If you did not own the property on Jan 1st of the tax bill year, please contact the Tax Assessors Office immediately at (706) 344-3590.**

**REAL ESTATE:**

The property tax statement is sent to the Jan 1st owner and the current owner, if known. If the tax liability is transferred to the new owner, please forward the signed settlement statement reflecting that transfer to the Tax Commissioner by mail or email [tagoffice@dawsoncountyga.gov](mailto:tagoffice@dawsoncountyga.gov)

**PAYMENT OPTIONS**

**Online:** [www.DawsonCountyTax.com](http://www.DawsonCountyTax.com) (American Express, Discover, MasterCard, Visa, PayPal and PayPal Credit)

**In Person:** Dawson County Courthouse 25 Justice Way, Suite 1222 Dawsonville, GA 30534 M-F 8am to 5pm

**By Mail:** Check mailed to Dawson County Tax Commissioner 25 Justice Way, Suite 1222 Dawsonville, GA 30534

**By Phone:** (706) 701-2576 - Enter your bill number without the year. Example: Bill 2021-1234-enter 1234 ONLY.

**Outdoor Drop Box:** Located at the crosswalk at the entrance to the Dawson County Courthouse.

**No payment contracts will be allowed.**

**\$35 fee for all returned checks.**

**Please note that your Tax Commissioner is responsible for the billing and collection of tax and is not responsible for the property value or the millage rates which are used to determine the tax amount due.**