



Talbot County Board of Assessors
PO Box 337
38 South Jefferson Ave. #337
Talbotton GA 31827
(706)665-3377

Official Tax Matter - 2022 Tax Year

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

Annual Assessment Notice Date: 5/10/2022

Last date to file a written appeal: 6/24/2022

***** THIS IS NOT A TAX BILL - DO NOT SEND PAYMENT *****

County property records are available online at:
<http://www.qpublic.schneider/ga/talbot>

BARNHILL TERRI L
211 RISING SUN ROAD

WOODLAND GA 31836

To file an appeal electronically please visit our website at www.qpublic.net/ga/talbot or email office@talbotgabo.org
You can also file for homestead exemption online

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:

- (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 PO Box 337 38 South Jefferson Ave. #337 Talbotton, GA 31827 and which may be contacted by telephone at: (706) 665-3377. **Your staff contacts are LAUREN A. HARBIN and QCL.**

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
7613	007 11411 C	15.65	1	2015	None
Property Description	TRACTS 4 & 5 OF WOODLAND LAKE SURVEY				
Property Address	211 SUN RISE ROAD				
	Taxpayer Returned Value	Previous Year Fair Market Value	Current Year Fair Market Value	Current Year Other Value	
100% Appraised Value	0	499,270	659,699	8,956	
40% Assessed Value	0	199,708	263,880	3,582	

Reasons for Assessment Notice

Land Value Adjusted to Reflect Current Market; Structure Value Adjusted to Reflect Current Market; *Annual Notice of Assessment;

The estimate of your ad valorem tax bill for the current year is based on the previous or most applicable year's 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
COUNTY	19,062	0	244,818	15.440000	3,779.99
SCHOOL	19,062	0	244,818	13.545000	3,316.06
*Garbage Fee	0	0	0	0.000000	180.00
Total Estimated Tax					\$7276.05