

## ANNUAL NOTICE OF ASSESSMENT

PT-306 (revised May 2018)

COBB COUNTY  
BOARD OF TAX ASSESSORSP.O. Box 649  
Marietta, GA 30061-0649  
(770) 528-3100C3  
2024

## Official Tax Matter - 2024 Tax Year

This correspondence constitutes an  
official notice of ad valorem assessment  
for the tax year shown above.Annual Assessment Notice Date: **04/19/2024**Last date to file a written appeal: **06/03/2024**

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

County property records are available online at:  
**www.cobbassessor.org**JOHNSON TERRY P  
1440 BAILEY FARM DR SW  
MARIETTA GA 30064-5200

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 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 736 Whitlock Avenue, Suite 200, Marietta, GA 30064 and which may be contacted by telephone at: (770) 528-3100. Your staff contacts are Appraiser Cornelius and Christine Stinchcomb.

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
	19085600370	.64	Mableton		NO
Property Description	C3 - COMMERCIAL LOTS NBHD - 25C				
Property Address	3865 STORY DR				
	Taxpayer Returned Value	Previous Year Fair Market Value	Current Year Fair Market Value	Current Year Other Value	
100% Appraised Value		152,570	175,020		
40% Assessed Value		61,028	70,008		

## Reasons for Assessment Notice

Structure value adjusted to reflect current market  
Land value adjusted to reflect current market value

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	Other Exempt	Homestead Exempt	Net Taxable Value	Millage	Estimated Tax
COUNTY GENERAL			70,008	.008460	592.27
COUNTY BOND			70,008	.000000	.00
COUNTY FIRE			70,008	.002990	209.32
SCHOOL GENERAL			70,008	.018700	1,309.15
SCHOOL BOND			70,008	.000000	.00
TOTAL COUNTY					2,110.74
MABLETON			70,008	.000000	.00
STATE TOTAL			70,008	.000000	.00
TOTAL ESTIMATE					2,110.74

Total Estimated Tax **\$2,110.74**