



PROPERTY INFORMATION PACKAGE

IVEY LAKE SUBDIVISION

**LOT 135
RESIDENTIAL LOT
CARROLL COUNTY, GEORGIA**

ONLINE ONLY

**Auction Date:
June 7th, 2017
4:00 p.m.**

All Bidding Subject to "Dynamic Close" Auto Extend



Property Information Package

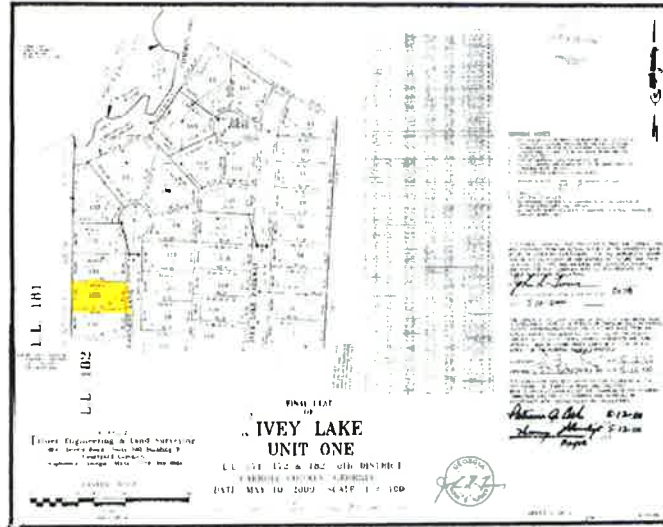
**LOT 135
IVEY LAKE SUBDIVISION
CARROLL COUNTY, GEORGIA**

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RESIDENTIAL BUILDING LOT IVEY LAKE SUBDIVISION



**LOT 135, IVEY LAKE SUBDIVISION
516 EARNEST LANE, TEMPLE, GEORGIA**

- Excellent 0.33± Residential Lot
- Begin Your Dream Home, Immediately
- Perfect Neighborhood for the Growing Family
- City Utilities
- Curb and Gutter In Place

Carroll County Tax Assessor's Parcel Number: T003 0080096
2016 Ad Valorem Taxes: \$ 65.70

For more property information please visit www.rowellauctions.com or call 1 (800) 323-8388





Summary

Parcel Number T03 0080096
 Location Address 516 EARNEST LN
 Legal Description V/LOT 135 IVEY LAKE UNIT 1 T19/20
 (Note: Not to be used on legal documents)
 Class R3-Residential
 (Note: This is for tax purposes only. Not to be used for zoning.)
 Tax District TEMPLE (District 05)
 Millage Rate 32.85
 Acres 0.33
 Homestead Exemption No (S0)
 Landlot/District 171 / 06
 Water Public
 Sewer Public Sewer
 Electric Electricity
 Gas Pipe Gas
 Topography Level
 Drainage Good
 Road Class City
 Parcel Road Access Paved

[View Map](#)

Owner

Land

Type	Description	Calculation Method	Square Footage	Frontage	Depth	Acres	Lots
RES	Res-Ivey Lake	Lot	0	0	0	0.33	1

Sales

Sale Date	Deed Book / Page	Plat Book / Page	Sale Price	Reason	Grantor	Grantee
12/19/2011	5033 54		\$609	RR	COMMUNITY & SOUTHERN BANK	CARTER JULIE
9/17/2010	4889 090		\$0	Legal	FIRST COMMERCE COMMUNITY BANK	COMMUNITY & SOUTHERN BANK
1/6/2009	4468 088	71 190	\$1	Repo/Foreclosure	BEAUCHAMP GROUP INC	FIRST COMMERCE COMMUNITY BANK
12/20/2007	4211 160	71 190	\$0	Quitclaim	CJD ENTERPRISES INC	BEAUCHAMP GROUP INC
5/1/2000		71 190	\$0	Plat Book		CJD ENTERPRISES INC

Valuation

	2016	2015
Previous Value	\$5,000	\$5,000
Land Value	\$5,000	\$5,000
+ Improvement Value	\$0	\$0
+ Accessory Value	\$0	\$0
= Current Value	\$5,000	\$5,000

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 Carroll County Tax Assessors makes every effort to produce and publish the most current and accurate information possible. No warranties, expressed or implied, are provided for the data herein, its use, or its interpretation. The assessed values are NOT certified values and therefore are subject to change before being finalized for ad valorem purposes.

Last Data Upload: 5/17/2017 12:32:48 AM





Overview



Legend

-  Parcels
-  Roads
-  City Labels

Parcel ID T030080096
 Class Code Residential
 Taxing District TEMPLE
 Acres 0.33

Owner
 Physical Address 516 EARNEST LN
 Assessed Value Value \$5000

Last 2 Sales			
Date	Price	Reason	Qual
12/19/2011	\$609	RR	U
9/17/2010	\$0	LG	U

(Note: Not to be used on legal documents)

Date created: 5/17/2017
 Last Data Uploaded: 5/17/2017 12:32:48 AM

Legal Description

A tract of land lying and being situated in Carroll County, Georgia and being described as Lot 135 containing .33 + acres according to an engineer's sketch attached to this contract as Exhibit " A2 " and being a portion of that tract of land being more particularly described as follows:

All that tract or parcel of land lying and being in Land Lots 171 and 182 of the 6th District, Carroll County, Georgia, being Lots 12, 13, 111, 112, 114 and 135 of Ivey Lake Subdivision, Unit One per Plat Book 71, Pages 190 and 191, Carroll County, Georgia Records, which is referred to and made a part of this description; and

All that tract or parcel of land lying and being in Land Lot 182 of the 6th District, Carroll County, Georgia, being Lots 76, 77, 97, 98 99, 108, 109 and 110 of Ivey Lake Subdivision, Unit Two per plat recorded in Plat Book 80, Pages 83 and 84, Carroll County, Georgia Records, which is referred to and made a part of this description.

2016 Property Tax Statement

Vickie Bearden
Carroll County Tax Office
423 College St. Room 401
Carrollton, GA 30117-0338

Phone: (770) 830-5843
Fax: (770) 830-5849

Bill Number	Due Date	CURRENT YEAR DUE
8618	12/14/2016	\$0.00

Payment Good Through:

Map: T030080096
 Last payment made on: 12/2/2016
 Location: 516 EARNEST LN

Taxes are due Dec 14, 2016. If mailing your payment this must be postmarked on or before the due date listed above. Interest will be added the day after the due date.

If you have an escrow account please send this bill to your mortgage company first.

RETURN THIS FORM WITH PAYMENT

Vickie Bearden
Carroll County Tax Office
423 College St. Room 401
Carrollton, GA 30117-0338

Phone: (770) 830-5843
Fax: (770) 830-5849



Scan this code with your mobile phone to view or pay this bill.

Tax Payer:
Map Code: T030080096
Description: V/LOT 135 IVEY LAKE UNIT 1 T19/20
Location: 516 EARNEST LN
Bill Number: 8618
District: 5

Building Value	Land Value	Acres	Fair Market Value	Due Date	Billing Date	Payment Good Through	Exemptions
\$0.00	\$5,000.00	0.3300	5000.00	12/14/2016	9/17/2016		

TAXING ENTITY	Adjusted FMV	Net Assessment	Exemptions	Taxable Value	Millage Rate	Gross Tax	Credit	Net Tax
STATE TAX	5000	2000.00	0.00	2000.00	0	0.00	0.00	0.00
COUNTY M&O	5000	2000.00	0.00	2000.00	11.818	23.64	0.00	16.70
SALES TAX ROLLBACK	0	0.0	0.0	2000.00	-3.469	0.0	-6.94	0.0
COUNTY SCHOOL M&O	5000	2000.00	0.00	2000.00	18.001	36.00	0.00	36.00
CITY OF TEMPLE	5000	2000.00	0.00	2000.00	12.493	24.99	0.00	13.00
TEMPLE SALES TAX RB	0	0.0	0.0	2000.00	-5.993	0.0	-11.99	0.0
TOTALS					32.850	84.63	-18.93	65.70

You can visit our website at WWW.CARROLLCOUNTYGATAX.COM to look up taxes, pay your bill, print a receipt, or change your address. After the due date interest will be added with a \$1 minimum. A 5% penalty will be added each 120 days until a 20% penalty is assessed HB 960. We accept VISA, MASTER CARD AND DISCOVER. All debit and credit cards are charged a 2.2% plus .30 per transaction fee. If mailing your payment, please allow 1-2 weeks for your check to clear due to high volume of mail received. PAYMENT WILL NOT BE LATE AS LONG AS IT IS POSTMARKED BY THE DUE DATE. If you are under APPEAL you are being billed at 85% and this amount is due by December 14, 2016	Current Due:	\$65.70
	Penalty:	\$0.00
	Interest:	\$0.00
	Other Fees:	\$0.00
	Back Taxes:	\$0.00
	Amount Paid:	\$65.70
	TOTAL DUE:	\$0.00

**For more information about this property or the
auction terms and procedures please contact:**



Office: 800-323-8388