



# 2023 DEKALB COUNTY REAL ESTATE TAX STATEMENT

IRVIN J. JOHNSON TAX COMMISSIONER

PAY ONLINE OR SIGN UP FOR PAPERLESS BILLING AT [www.dekalbtax.org](http://www.dekalbtax.org)

OWNER FRYE IAN MILLOY  
CO-OWNER ZAVODNY MEGAN ELIZABETH  
PARCEL ID / PIN 15 185 05 012/0347221  
PROPERTY ADDRESS 3102 SAN JUAN DR  
TAX DISTRICT 04 UNINCORPORATED

## APPRAISAL VALUES AND EXEMPTION INFORMATION

TOTAL APPRAISAL	317,900	EXEMPTION CODE	H1F
40% ASSESSMENT	127,160	BASE ASSESSMENT FRZ	56,000
APPEAL ASSESSMENT	0	NET FROZEN EXEMPTION	71,160

The 2023 tax bill includes a county Equalized Homestead Option Sales Tax (EHOST) credit. Application of the EHOST credit will reduce the gross ad valorem tax amount paid by qualified homeowners. O.C.G.A. §48-8-109.5 (d) (Provided by the Office of the DeKalb County CEO).

**County Government Taxes are levied by the Board of Commissioners and represent 11.16% of your tax statement**  
**Board of Education School Taxes are levied by the Board of Education and represent 75.66% of your tax statement**  
**State & City Taxes and other charges are levied as applicable by State, City, or County authorities and represent 13.18% of your tax statement**

TAXING AUTHORITIES	TAXABLE ASSESSMENT	X MILLAGE	= GROSS TAX AMOUNT	- FROZEN EXEMPTION	- CONST-HMST EXEMPTION	- EHOST CREDIT	HTRG CREDIT	= NET TAX DUE
COUNTY OPNS	127,160	.0092090	1,171.02	655.31	92.09	423.62	0.00	0.00
HOSPITALS	127,160	.0003790	48.19	26.97	3.79	17.43	0.00	0.00
COUNTY BONDS	127,160	.0000000	0.00	0.00	0.00	0.00	0.00	0.00
UNIC BONDS	127,160	.0004790	60.91	34.09	0.00	0.00	0.00	26.82
UNIC TAXDIST	127,160	.0014470	184.00	102.97	14.47	0.00	26.05	40.51
FIRE	127,160	.0028370	360.75	201.88	28.37	0.00	51.07	79.43
POLICE SERVC	127,160	.0064590	821.33	459.64	64.59	0.00	116.26	180.84
<b>COUNTY SUBTOTAL</b>								<b>327.60</b>
SCHOOL OPNS	127,160	.0229800	2,922.14	0.00	287.24	0.00	413.64	2,221.26
<b>SCHOOL SUBTOTAL</b>								<b>2,221.26</b>
STATE TAXES	127,160	.0000000	0.00	0.00	0.00	0.00	0.00	0.00
DEKALB SANI	1 UNIT(S)	265	265.00	0.00	0.00	0.00	0.00	265.00
STORM WATER	1 UNIT(S)	96	96.00	0.00	0.00	0.00	0.00	96.00
STREET LIGHT	65 UNIT(S)	.4	26.00	0.00	0.00	0.00	0.00	26.00
<b>OTHER SUBTOTAL</b>								<b>387.00</b>
<b>TOTAL PROPERTY TAXES</b>	<b>TOTAL MILLAGE</b>		<b>GROSS TAX AMOUNT</b>	<b>- FROZEN EXEMPTION</b>	<b>- CONST-HMST EXEMPTION</b>	<b>- EHOST CREDIT</b>	<b>HTRG CREDIT</b>	<b>= NET TAX DUE</b>
<b>TOTAL DUE</b>	<b>0.043790</b>		<b>5,955.34</b>	<b>1,480.86</b>	<b>490.55</b>	<b>441.05</b>	<b>607.02</b>	<b>2,935.86</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.

OUR RECORDS INDICATE THAT A MORTGAGE COMPANY IS RESPONSIBLE FOR PAYMENT OF TAXES. IF A MORTGAGE COMPANY IS NOT RESPONSIBLE, PLEASE SUBMIT PAYMENT AS SHOWN BELOW.

YOUR TOTAL TAX SAVINGS FOR THIS YEAR IS \$2,412.46. A REDUCTION OF \$490.55 IS DERIVED FROM YOUR LOCAL CONSTITUTIONAL HOMESTEAD EXEMPTION(S). THE E-HOST CREDIT OF \$441.05 IS THE RESULT OF AN ADDITIONAL HOMESTEAD EXEMPTION FUNDED BY PROCEEDS FROM THE EQUALIZED HOMESTEAD OPTION SALES TAX. THE PROPERTY TAX FREEZE EXEMPTION SAVED YOU \$1,480.86.

## IF MAKING FULL PAYMENT, TAXES MUST BE PAID ON OR BEFORE OCTOBER 2, 2023

### DUE DATE

**NOVEMBER 15, 2023**

5% PENALTY FOR LATE PAYMENT  
RETURN COUPON WITH PAYMENT

Make check payable to:  
DEKALB COUNTY  
TAX COMMISSIONER

**RETURN SERVICE REQUESTED**

PARCEL I.D.	15 185 05 012
SITUS	3102 SAN JUAN DR
TOTAL ANNUAL TAX	2,935.86
INSTALLMENT AMOUNT DUE	1,467.94
ENTER AMOUNT PAID	
<b>SECOND INSTALLMENT</b>	

PIN: 0347221



FRYE IAN MILLOY  
ZAVODNY MEGAN ELIZABETH  
3102 SAN JUAN DR  
DECATUR GA 30032-3625

020347221400000146794400000293586783

If you do not see your tax payment posted on our website, please contact our office at 404-298-4000 before placing a stop-payment on a check. Failure to do so may result in a late fee and NSF fee.

## IF MAKING FULL PAYMENT, TAXES MUST BE PAID ON OR BEFORE OCTOBER 2, 2023

### DUE DATE

**OCTOBER 2, 2023**

5% PENALTY FOR LATE PAYMENT  
RETURN COUPON WITH PAYMENT

Make check payable to:  
DEKALB COUNTY  
TAX COMMISSIONER

**RETURN SERVICE REQUESTED**

PARCEL I.D.	15 185 05 012
SITUS	3102 SAN JUAN DR
TOTAL ANNUAL TAX	2,935.86
INSTALLMENT AMOUNT DUE	1,467.92
ENTER AMOUNT PAID	
<b>FIRST INSTALLMENT</b>	

PIN: 0347221



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ZAVODNY MEGAN ELIZABETH  
3102 SAN JUAN DR  
DECATUR GA 30032-3625

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