



2025 DEKALB COUNTY REAL ESTATE TAX STATEMENT

IRVIN J. JOHNSON, TAX COMMISSIONER

IMPORTANT PROPERTY TAX INFORMATION ON BACK

OWNER **BRIXMOR IA NORTHEAST PLAZA LLC**
 CO-OWNER
 PARCEL ID / PIN **18 197 01 041/2028947**
 PROPERTY ADDRESS **3253 BUFORD HWY**
 TAX DISTRICT **20S BROOKHAVEN SSD**

APPRAISAL VALUES AND EXEMPTION INFORMATION
 TOTAL APPRAISAL **71,882,900** EXEMPTION CODE
 40% ASSESSMENT **28,753,160** BASE ASSESSMENT FRZ
 APPEAL ASSESSMENT **0** NET FROZEN EXEMPTION

TAXING AUTHORITIES	TAXABLE ASSESSMENT	x	MILLAGE	=	GROSS TAX AMOUNT	-	FROZEN EXEMPTION	-	CONST-HMST EXEMPTION	-	EHOST CREDIT	=	NET TAX DUE	
COUNTY OPNS	28,753,160		.0110270		317,061.10		0.00		0.00		0.00		317,061.10	
HOSPITALS	28,753,160		.0006110		17,568.18		0.00		0.00		0.00		17,568.18	
COUNTY BONDS	28,753,160		.0000000		0.00		0.00		0.00		0.00		0.00	
UNINC BONDS	28,753,160		.0002540		7,303.30		0.00		0.00		0.00		7,303.30	
FIRE	28,753,160		.0024530		70,531.50		0.00		0.00		0.00		70,531.50	
COUNTY SUBTOTAL (30.61%)													412,464.08	
SCHOOL OPNS	28,753,160		.0227800		654,996.98		0.00		0.00		0.00		654,996.98	
SCHOOL SUBTOTAL (48.60%)													654,996.98	
CITY TAXES	28,753,160		.0027400		78,783.66		0.00		0.00		0.00		78,783.66	
STATE TAXES	28,753,160		.0000000		0.00		0.00		0.00		0.00		0.00	
CITY BONDS	28,753,160		.0004700		13,514.00		0.00		0.00		0.00		13,514.00	
BRKHVN SSD	28,753,160		.0040000		115,012.64		0.00		0.00		0.00		115,012.64	
BROOKHAVEN STRE	1 UNIT(S)		39.69		39.69		0.00		0.00		0.00		39.69	
STORM WATER	512.9 UNIT(S)		142		72,831.80		0.00		0.00		0.00		72,831.80	
OTHER SUBTOTAL (20.79%)													280,181.79	
2025 PROPERTY TAXES					TOTAL MILLAGE	GROSS TAX AMOUNT	-	FROZEN EXEMPTION	-	CONST-HMST EXEMPTION	-	EHOST CREDIT	=	NET TAX DUE
					0.044335	1,347,642.85	-	0.00	-	0.00	-	0.00	=	1,347,642.85

The DEKALB COUNTY adopted millage rate exceeds the estimated roll-back rate as stated in the annual notice of assessment that you previously received for this taxable year, which will result in an increase in the amount of property tax that you will owe.

SPECIAL NOTICE: AS REQUIRED BY STATE LAW O.C.G.A 48-5-311, THIS IS A **TEMPORARY** BILL PENDING THE RESOLUTION OF YOUR APPEAL. IF AN APPEAL HAD NOT BEEN FILED, YOUR TAXES WOULD HAVE BEEN \$1,347,642.85 BASED ON THE ORIGINAL ASSESSMENT OF 28,753,160. THIS **TEMPORARY** BILL OF \$1,347,642.85 IS BASED ON AN APPEAL ASSESSMENT OF 28,753,160. PAYMENTS ARE STILL REQUIRED BY SEPTEMBER 30TH AND NOVEMBER 17TH. THE FINAL AMOUNT WILL BE ADJUSTED WHEN THE APPEAL IS RESOLVED. IF THE APPEAL IS RESOLVED BEFORE NOVEMBER 17TH, A BILL WILL BE ISSUED FOR THE BALANCE DUE OR A REFUND WILL BE SENT FOR ANY OVERPAYMENT. INTEREST APPLIES AFTER NOVEMBER 17TH.

IF MAKING FULL PAYMENT, TAXES MUST BE PAID ON OR BEFORE SEPTEMBER 30, 2025

IRVIN J. JOHNSON
 DEKALB COUNTY TAX COMMISSIONER
 NICOLE M. GOLDEN
 CHIEF DEPUTY TAX COMMISSIONER
 Collections Division
 P.O. Box 117545
 Atlanta, GA 30368-7545
 Phone: (404) 298-4000

PAY ONLINE AT
 WWW.DEKALBTAX.ORG

DUE DATE
NOVEMBER 17, 2025

5% PENALTY FOR LATE PAYMENT
 RETURN COUPON WITH PAYMENT

Make check payable to:
 DEKALB COUNTY
 TAX COMMISSIONER

PARCEL I.D.	18 197 01 041
SITUS	3253 BUFORD HWY
TOTAL ANNUAL TAX	1,347,642.85
INSTALLMENT AMOUNT DUE	673,821.42
ENTER AMOUNT PAID	
SECOND INSTALLMENT	

PIN: 2028947



RETURN SERVICE REQUESTED

BRIXMOR IA NORTHEAST PLAZA LLC
 500 E BROWARD BLVD
 FT LAUDERDALE FL 33394-3000

022028947800067382142900134764285281

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 SEPTEMBER 30, 2025

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 DEKALB COUNTY TAX COMMISSIONER
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DUE DATE
SEPTEMBER 30, 2025

5% PENALTY FOR LATE PAYMENT
 RETURN COUPON WITH PAYMENT

Make check payable to:
 DEKALB COUNTY
 TAX COMMISSIONER

PARCEL I.D.	18 197 01 041
SITUS	3253 BUFORD HWY
TOTAL ANNUAL TAX	1,347,642.85
INSTALLMENT AMOUNT DUE	673,821.43
ENTER AMOUNT PAID	
FIRST INSTALLMENT	

PIN: 2028947



RETURN SERVICE REQUESTED

BRIXMOR IA NORTHEAST PLAZA LLC
 500 E BROWARD BLVD
 FT LAUDERDALE FL 33394-3000

022028947800067382143700134764285284

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