

2026 DEKALB COUNTY REAL ESTATE TAX STATEMENT

OWNER 1 SMITH JANE
OWNER 2 SMITH JOHN
PARCEL ID/PIN 22 333 22 333/1234567
ADDRESS 123 TEST DR
TAX DISTRICT 50 DUNWOODY

APPRaisal VALUES AND EXEMPTION INFORMATION
TOTAL APPRAISAL 920,500 EXEMPTION CODE H1F
40% ASSESSMENT 368,200 BASE ASSESSMENT FRZ 301,480
APPEAL ASSESSMENT 312,970 NET FROZEN EXEMPTION 11,490

TAXING AUTHORITY	TAXABLE ASSESSMENT X	MILLAGE RATE	=	GROSS TAX AMOUNT	FROZEN - EXEMPTION	CONST-HMST - EXEMPTION	-	EHOST CREDIT	-	HTRG CREDIT	=	NET TAX DUE
COUNTY OPNS	312,970	.0106840		3,343.77	122.76	106.84		2,827.49		192.31		94.37
HOSPITALS	312,970	.0007020		219.70	8.07	7.02		185.77		12.64		6.20
COUNTY BONDS	312,970	.0000000		0.00	0.00	0.00		0.00		0.00		0.00
FIRE	312,970	.0026270		822.17	30.18	26.27		0.00		47.29		718.43
UNINC BONDS	312,970	.0003660		114.55	0.00	4.21		0.00		0.00		110.34
SCHOOL OPNS	312,970	.0227800		7,129.46	0.00	284.76		0.00		410.04		6,434.66
CITY TAXES	312,970	.0030400		951.43	34.93	331.88		115.52		54.72		414.38
STATE TAXES	312,970	.0000000		0.00	0.00	0.00		0.00		0.00		0.00
DEKALB SANI	1 UNIT(S)	315		315.00	0.00	0.00		0.00		0.00		315.00
CITY SLIGHT	63 UNIT(S)	.9		56.70	0.00	0.00		0.00		0.00		56.70
CITY SPD HUMP	1 UNIT(S)	25		25.00	0.00	0.00		0.00		0.00		25.00
CITY SWTR FEE	1 UNIT(S)	101.97		101.97	0.00	0.00		0.00		0.00		101.97
2026 PROPERTY TAXES		0.040199		13,079.75	-	195.94	-	760.98	-	3,128.78	-	717.00
												= \$8,277.05

1ST INSTALLMENT DUE SEPT 30, 2026 ▶ \$4,138.52 2ND INSTALLMENT DUE NOV 16, 2026 ▶ \$4,138.53

IMPORTANT MESSAGE(S):

COUNTY SUBTOTAL 929.34
SCHOOL SUBTOTAL 6,434.66
CITY SUBTOTAL 414.38
OTHER SUBTOTAL 498.67
SAVINGS / CREDITS -4,802.70

* THIS IS A **TEMPORARY** BILL PENDING THE RESOLUTION OF YOUR APPEAL. PAYMENT IS STILL DUE BY THE INSTALLMENT DEADLINES. WHEN THE APPEAL IS RESOLVED, AN ADJUSTED BILL WILL BE ISSUED FOR THE BALANCE DUE OR A REFUND WILL BE ISSUED FOR ANY OVERPAYMENT. IF AN APPEAL HAD NOT BEEN FILED, YOUR TAXES WOULD HAVE BEEN \$9,536.54 BASED ON THE ORIGINAL ASSESSMENT OF 368,200.
* 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.

NICOLE M. GOLDEN
DEKALB COUNTY TAX COMMISSIONER
Collection Division
P.O. Box 117545
Atlanta, GA 30368-7545

Pay-by-Phone: 678-501-7995
Pay Online: DeKalbTaxGA.gov

Make check payable to: DeKalb County Tax Commissioner

RETURN SERVICE REQUESTED

SCAN TO PAY



PARCEL ID	22 333 22 333
SITUS	123 TEST DR
TOTAL ANNUAL TAX	\$8,277.05
INSTALLMENT DUE	\$4,138.53
ENTER AMOUNT PAID	
2ND INSTALLMENT DUE BY NOV 16, 2026	
5% penalty for late payment	

SMITH JANE
SMITH JOHN
123 TEST DR
DUNWOODY GA 30338

PIN: 3662628

RETURN THIS STUB WITH PAYMENT

Payment concerns? Contact us before placing a stop-payment on a check. Failure to do so may result in a late fee and NSF fee.

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RETURN SERVICE REQUESTED

IF PAYING THE
TOTAL ANNUAL TAX,
PAYMENT DUE BY
9/30.

IF PAYING IN
TWO INSTALLMENTS,
PAYMENTS DUE
9/30 AND 11/16.

PARCEL ID	22 333 22 333
SITUS	123 TEST DR
TOTAL ANNUAL TAX	\$8,277.05
INSTALLMENT DUE	\$4,138.52
ENTER AMOUNT PAID	
1ST INSTALLMENT DUE BY SEPT 30, 2026	
5% penalty for late payment	

PIN: 3662628

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DUNWOODY GA 30338

RETURN COUPON WITH PAYMENT

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WHAT YOU NEED TO KNOW ABOUT YOUR TAX BILL & FAQS

Tax bills are mailed mid-August to the current owner on record as of Jan. 1 and at the time of billing. Failure to receive a bill does not relieve the responsibility of paying taxes due. Tax bills may be viewed online at DeKalbTaxGA.gov.

Property tax bills are calculated based on millage rates set by the governing authorities, the fair market value determined by the Property Appraisal & Assessment Department, and the assessment valuation of 40%. The Tax Commissioner is responsible for billing, collecting and disbursing property taxes.

How can I lower my taxes? DeKalb County offers homestead exemptions to help reduce property taxes for eligible homeowners. All requirements are listed online at DeKalbTaxGA.gov. Contact us to check your exemption status, or apply online or in person at any three Tax Commissioner’s office locations.

EHOST Credit: This bill includes a county Equalized Homestead Option Sales Tax credit that reduces the gross ad valorem tax amount for qualified homeowners with a homestead exemption. O.C.G.A. § 48-8-109.5 (d)

Have a mortgage company? Tax bills are not mailed to mortgage companies by the Tax Commissioner. Contact your closing attorney or mortgage company to determine who is responsible for paying taxes.

Can I appeal my property value? Value appeals are handled by the Property Appraisal & Assessment Department. The deadline to file an appeal was July. For more information, call 404-371-0841 or visit the website <https://dekalbcountyga.gov/departments/property-appraisal>.

Do I still have to make a payment if my property value is being appealed? Yes, payment is still due by the installment deadline. Tax bills on appealed properties reflect 85% of the appeal application. The balance will be billed once the appeal has been resolved.

Paying the total annual tax amount in one payment? Payment must be received by the Sept. 30 deadline.

Owe prior year taxes? Please see the front of your bill, or contact our office at 404-298-4000 to avoid tax sale.

LATE PAYMENTS are charged a one-time 5% penalty per installment. Beginning Jan. 1, interest accrues monthly on the outstanding balance until paid in full. Accounts with an outstanding balance after Dec. 31 are subject to a lien and tax sale.

HOMESTEAD EXEMPTION CODES

EXEMPTION CODE	DESCRIPTION
H1F	Basic Exemption + Freeze
H1S	Basic Exemption + State SR + Freeze
H3F	Age 62 + School + Freeze
H4F	Age 65 + School + Freeze
H5F	Disabled Vet Exemption + Freeze
H6F	SR 65 + Partial School + Freeze
H7F	SR 62 + Partial School + Freeze
H8F	SR 65 + Partial School + Freeze
H9F	SR 70 + School + Freeze
H10F	Disabled Vet + State SR + Freeze

DID YOU KNOW?

- Board of Commissioners & Board of Education:**
- Establishes millage rate for the basis of all taxes levied.
- Property Appraisal Department:**
- Handles value appeals.
 - Determines taxable value (ad valorem) of all property.
 - Produces assessment notices and sets fair market value.

- Tax Commissioner’s Office:**
- Processes exemption applications.
 - Produces property tax bills.
 - Computes, collects, distributes tax funds to levying authorities.
 - Does not allocate tax funds, levy taxes or set deadline dates.

PLEASE INCLUDE PAYMENT STUB WITH THE ENVELOPE INCLUDED WITH THIS STATEMENT.

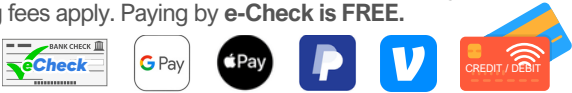
DeKalb County Tax Commissioner Nicole M. Golden | DeKalbTaxGA.gov | 404-298-4000

PAYMENT METHODS

Bill pay (bank/credit union): Payments are posted on the date we receive them from the bank.

Online: Visit DeKalbTaxGA.gov. Credit/debit card payments are accepted; processing fees apply. Paying by **e-Check is FREE**.

Pay-by-phone: Call 678-501-7995. Credit/debit card payments are accepted; processing fees apply. Paying by **e-Check is FREE**.



Drop box: 24-hour secure drop box at all office locations. Payment must be placed in the box by the due date; cash not accepted.

Mail: Due to ongoing USPS mail delivery issues, please consider alternative payment methods.

PAYMENT CONCERNS: If payment is not posted on our website, call us at 404-298-4000 before placing a stop-payment on a check. Payments mailed during payment season may take a week or longer to post once received. *A cancelled payment may result in a late fee and NSF fee.*

CHANGE OF ADDRESS?

Tax bills are mailed to the address on record. It is the responsibility of the property owner to notify the Tax Commissioner’s Office of an address or name change.

To submit an address change, please download the form at DeKalbTaxGA.gov or click the link under the Property Tax menu to complete the form online.