

Go Bid  
**NOW!**

# *Property Information*

*Charming Brick Home  
Located in Camilla, Georgia*

*Final Contract to Include a  
10% Buyer's Premium*

*Online Only Auction*



**170 MacDonald Street  
Camilla, Georgia 31730  
Tuesday, August 30, 2022, at 2 pm**



**WAG**  
WEEKS AUCTION GROUP  
ACCELERATED REAL ESTATE MARKETING

(229)890-2437  
[www.WeeksAuctionGroup.com](http://www.WeeksAuctionGroup.com)

## Introduction

Dear Prospective Bidders,

Weeks Auction Group is pleased to announce the public auction of this charming brick home located on a corner lot near downtown Camilla, Georgia.

This beautiful three bedroom two bath home sits on a large .57+/- acre lot. The home has a two car garage and an above ground swimming pool.

Bidding for this property will open on August 16, 2022, at 10:00 am eastern time and will continue to September 30, 2022. Bidding will begin closing at 2:00 pm eastern time subject to auto extensions. All bidding for this property will be conducted on the Weeks Auction Group online bidding platform at [www.WeeksAuctionGroup.com](http://www.WeeksAuctionGroup.com). Prior to placing any bids, please read this Property Information Package along with the Bidding Terms and Conditions, and the Sample Purchase Contract. All documents can be found online under the "Documents" tab.

Please don't hesitate to contact me if you have any question about the property, the auction process, or if you'd like to schedule a private showing of the property.

Sincerely,  
Weeks Auction Group, Inc.

Forrest Horne  
Auction Coordinator





**Auction Date and Time:** Tuesday, September 30, 2022, at 2:00 pm

**Open House Dates and Times:** Monday, August 22, 2022, 3:00 pm – 6:00 pm  
Monday, August 29, 2022, 3:00 pm – 6:00 pm

**For More Information Contact:** Forrest Horne  
Weeks Auction Group, Inc.  
(229) 890-2437 – Office  
(229) 225-6854 – Cell  
Forrest@BidWeeks.com

## Property Information

**Property Address:** 170 MacDonald Street, Camilla, Georgia 31730

**Auction Date:** Tuesday, September 30, 2022, at 2:00 pm

**Property Size:** 0.57 Acres

**Assessor's Parcel Numbers:** C0140-156-000

**Tax Bill Amount:** \$1704.38

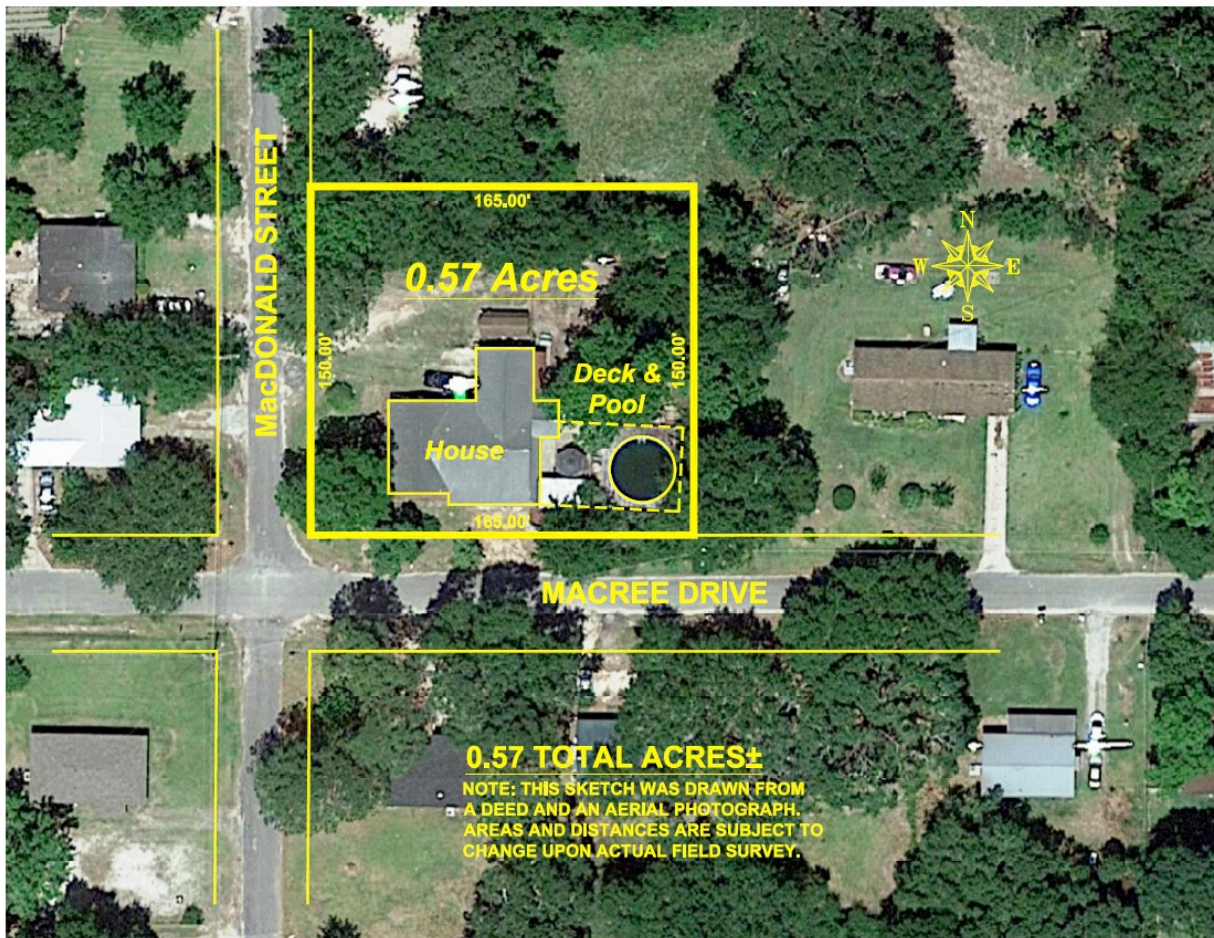
**Driving Directions:** From US Hwy 19 head west on E. Broad Street. Turn left on S. Butler Street. Turn Right on McRee Drive. Go one block and Turn Right on MacDonald Street. The property is on the corner of MacDonald Street and McRee Drive. ***Watch for Auction Signs!***

### Important Selling Features:

- 3 Bedroom /2 Bath Home w/ Two Car Garage
- 2551+/- Sq. Ft.
- Large .57+/- Acre Lot
- City Water & Sewer
- Convenient to Downtown Camilla
- Antiques, Collectibles & Home Furnishings Selling Separately!



## Aerial Map




## Floor Plan



## Tax Card Parcel – Page 1

### C0140-156-000

 **qPublic.net™** Mitchell County, GA

#### Summary

Parcel Number C0140-156-000  
 Account/Realkey 7982  
 Location Address 170 MCDONALD ST  
 Legal Description 170 MCDONALD ST  
 Class R3-Residential  
 (Note: Not to be used on legal documents)  
 (Note: This is for tax purposes only. Not to be used for zoning.)  
 Tax District CAMILLA (District 02)  
 Millage Rate 43.619  
 Acres 0.57  
 Homestead Exemption Yes (S1)  
 Landlot/District N/A  
 Water N/A  
 Sewer N/A  
 Electric N/A  
 Gas N/A  
 Topography 001  
 Drainage N/A  
 Road Class 006  
 Parcel Road Access 001  
 Subdivision MCREE



[View Map](#)

#### Owner

HALL KRISTAE  
 170 MCDONALD ST  
 CAMILLA, GA 31730

#### Land

Type	Description	Calculation Method	Square Footage	Frontage	Depth	Acres	Lots
Residential	TRACT-LOT: 7500.00	Lot	0	0	0	50015	1

#### Residential Improvement Information

Style One Family  
 Heated Square Feet 2551  
 Interior Walls Sheetrock/Panel  
 Exterior Walls Brick Veneer  
 Foundation Slab Perimeter Footing  
 Attic Square Feet 0  
 Basement Square Feet 0  
 Year Built 1950  
 Roof Type Enamel Metal  
 Flooring Type Carpet/Hardwood/Tile  
 Heating Type Central Heat & Air  
 Number Of Rooms 0  
 Number Of Bedrooms 0  
 Number Of Full Bathrooms 2  
 Number Of Half Bathrooms 0  
 Number Of Plumbing Extras 3  
 Value \$96,400  
 Condition Average  
 Fireplaces/Appliances Const 1 sty 1 Box 1  
 House Address 170 MCDONALD ST

#### Accessory Information

Description	Year Built	Dimensions/Units	Identical Units	Value
UTILITY BUILDING, UNFINISHED	1900	0x0 / 372	1	\$600
GAZEBO	1900	0x0 / 0	1	\$600
LEAN-TO	1900	0x0 / 339	1	\$400

#### Sales

Sale Date	Deed Book / Page	Plat Book / Page	Sale Price	Reason	Grantor	Grantee
1/21/1992	342 176		\$31,700	Unqualified - Improved	HALL JIMMY W	HALL KRISTAE



## Tax Card Parcel – Page 2

### C0140-156-000

#### Valuation

	2021	2020	2019	2018
Previous Value	\$105,500	\$100,900	\$100,900	\$98,116
Land Value	\$7,500	\$7,500	\$7,500	\$7,500
+ Improvement Value	\$96,400	\$96,400	\$91,800	\$91,800
+ Accessory Value	\$1,600	\$1,600	\$1,600	\$1,600
= Current Value	\$105,500	\$105,500	\$100,900	\$100,900

#### Area Sales Report

Sale date range:

From: 2019-07-20

To: 2022-07-20

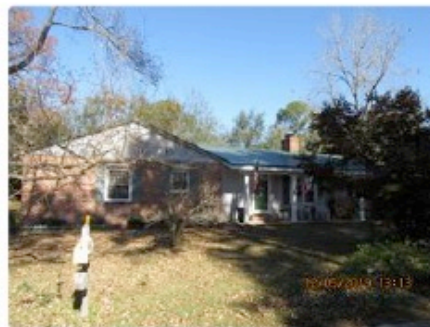
Sales by Area

1500

Feet

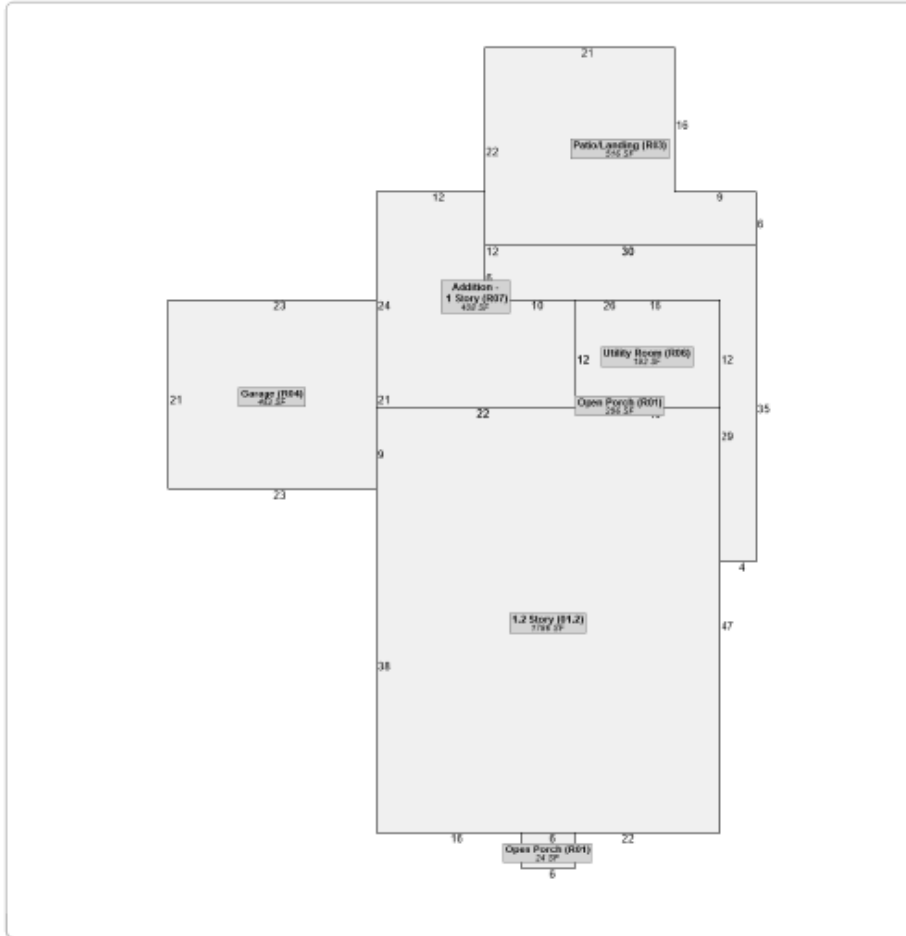
Sales by Distance

#### Photos



#### Sketches

**Tax Card Parcel – Page 3**  
**C0140-156-000**



No data available for the following modules: Rural Land, Conservation Use Rural Land, Commercial Improvement Information, Mobile Homes, Prebill Mobile Homes, Permits.

Mitchell County makes every effort to produce the most accurate information possible. No warranties, expressed or implied, are provided for the data herein, its use or interpretation. The assessment information is from the last certified taxroll. All data is subject to change before the next certified taxroll.

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Last Data Upload: 7/20/2022, 7:05:26 AM

Developed by  
 **Schneider**  
GEOSPATIAL

Version 2.3.208

## Tax Map Parcel C0140-156-000

**qPublic.net**™ Mitchell County, GA



### Overview



### Legend

- Parcels
- Roads
- City Limits

Parcel ID C0140-156-000  
 Class Code Residential  
 Taxing District CAMILLA  
 Acres 0.57

Owner HALL KRISTAE  
 170 MCDONALD ST  
 CAMILLA, GA 31730  
 Physical Address 170 MCDONALD ST  
 Assessed Value Value \$105500

Last 2 Sales  

Date	Price	Reason	Qual
1/21/1992	\$31700	UI	U
n/a	0	n/a	n/a

(Note: Not to be used on legal documents)

Date created: 7/20/2022  
 Last Data Uploaded: 7/20/2022 7:05:26 AM

Developed by **Schneider**  
 GEOSPATIAL



## Property Tax Bill 2021

### 2021 Property Tax Statement

Brian K. Brock  
 Mitchell Tax Commissioner  
 PO Box 373  
 11 West Broad Street  
 Camilla, GA 31730  
 229-336-2010


HALL KRISTA E  
 170 MCDONALD ST  
 camilla, GA 31730

Bill No.	Due Date	Current Due	Prior Payment	Back Taxes	*Total Due*
2021-4527	12/20/2021	\$0.00	\$1713.26	\$0.00	Paid 12/27/2021

Map: C0140-00000-156-000  
 Location: 170 MCDONALD ST  
 Account No: 226350 010

### RETURN THIS PORTION WITH PAYMENT

(Interest will be added per month if not paid by due date)

Brian K. Brock Mitchell Tax Commissioner PO Box 373 11 West Broad Street Camilla, GA 31730 229-336-2010		<b>Tax Payer:</b> HALL KRISTA E <b>Map Code:</b> C0140-00000-156-000    Real <b>Description:</b> 170 MCDONALD ST <b>Location:</b> 170 MCDONALD ST <b>Bill No:</b> 2021-4527
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Building Value	Land Value	Acres	Fair Market Value	Due Date	Billing Date	Payment Good through	Exemptions
0.00	0.00	0.5700	\$105,500.00	12/20/2021	10/11/2021		

Entity	Adjusted FMV	Net Assessment	Exemptions	Taxable Value	Millage Rate	Gross Tax	Credit	Net Tax	
CITY TAX		\$0	\$42,200	\$0	\$42,200	0.007245	\$305.74	\$0.00	\$305.74
COUNTY		\$0	\$42,200	\$2,000	\$40,200	0.018706	\$751.98	\$0.00	\$751.98
SCHOOL		\$0	\$42,200	\$2,000	\$40,200	0.016086	\$788.24	-\$141.58	\$646.66
<b>TOTALS</b>					<b>0.042037</b>	<b>\$1,845.96</b>	<b>-\$141.58</b>		<b>\$1,704.38</b>

Certain persons are eligible for certain homestead exemptions from ad valorem taxation. In addition to the regular homestead authorized for all homeowners, certain elderly persons are entitled to additional homestead exemptions. The full law relating to each exemption must be referred to in order to determine eligibility for the exemption. If you are eligible for one of the exemptions and are now receiving the benefit of the exemption, you must apply for the exemption not later than April 1st in order to receive the exemption in future years. For more information on eligibility for exemptions or on the proper method of applying for an exemption, you may contact the office of the County Tax Office at PO Box 373 11 West Broad Street, Camilla, GA 31730 or 229-336-2010. If you feel that your property has been assigned too high a value for tax purposes by the Board of Tax Assessors, you should file a tax return reducing the value not later than April 1st in order to have an opportunity to have this value lowered for next year's taxes. Information on filing a return can be obtained from the County Tax Office at PO Box 373 11 West Broad Street, Camilla, GA 31730 or 229-336-2010.

**LOCAL OPTION SALES TAX CREDIT:**  
 The General Assembly reenacted the Local Option Sales Tax Act and another part of your bill shows the dollar amount of reduction of local property taxes which you have received. The law now requires the following additional information to be provided to each taxpayer.

<b>Current Due</b>	\$1,704.38
<b>Penalty</b>	\$0.00
<b>Interest</b>	\$0.00
<b>Other Fees</b>	\$8.88
<b>Previous Payments</b>	\$1,713.26
<b>Back Taxes</b>	\$0.00
<b>Total Due</b>	<b>\$0.00</b>
<b>Paid Date</b>	12/27/2021

## Legal Description

**Tax Parcel Number: C0140-156-000**

**Property Description: 170 MacDonald Street, Camilla, Mitchel County, GA 31730**

That certain tract or parcel of land, together with all improvements thereon, located in Bennett's Park Subdivision in the City of Camilla, Mitchell County, Georgia and being further describes as follows: Begin at a stake where the east side of McDonald Street intersects the north side of McRee Drive in said City of Camilla, and run thence north 1 degree 15 minutes west along the east side of McDonald Street 150.0 feet to an unnamed alley; thence north 88 degrees 45 minutes east along the south side of unnamed alley 165.0 feet to a stake; thence south 1 degree 15 minutes east 150.0 feet to the north side of McRee Drive; thence south 88 degrees 45 minutes west along the north side of said McRee Drive 165.0 feet to Point of Beginning, all as shown by plat of survey made by D. Conner Collins, Registered Land Surveyor, on the 14<sup>th</sup> day of December, 1963.

***Go Bid Now!***



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