

Go Bid
NOW!

Property Information



*Beautiful 1,682 Sq. Ft. Home
in Carlton Woods
Subdivision*

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

Online Only Auction



**116 Poplar Trail SW,
Moultrie, Georgia 31768**

Wednesday, August 18, 2021 at 2 P.M.



WEEKS AUCTION GROUP
ACCELERATED REAL ESTATE MARKETING

(229) 890 – 2437

www.WeeksAuctionGroup.com

Introduction

Dear Prospective Bidders,

Weeks Auction Group is pleased to announce the public auction of this Colquitt County Home Located in Carlton Woods Subdivision.

Beautiful 1,682 Sq.Ft. home in the Carlton Woods Subdivision. This home has four bedrooms and two bathrooms with a carport and storage room. Great shaded yard with a covered front porch and large back patio. It is located in Colquitt County close to Downtown Moultrie.

Bidding for this property will open on August 4, 2021 at 10:00 a.m. eastern time and continue to August 18, 2021. Bidding will begin closing at 2:00 p.m. 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. 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.

Jimmy Fitzpatrick
Auction Coordinator



Auction Date and Time: Wednesday, August 18, 2021 at 2:00 P.M.

Open House Dates and Times: Tuesday, August 10, 2021 2:00 P.M. – 5:00 P.M.
Monday, August 16, 2021 2:00 P.M. – 5:00 P.M.

For More Information Contact: Jimmy Fitzpatrick
Weeks Auction Group, Inc.
(229) 890-2437 – Office
(229) 221-9209 – Cell
Jimmy@BidWeeks.com

Property Information

Property Address: 116 Poplar Trail SW, Moultrie, Georgia 31768

Auction Date: Tuesday, August 17, 2021 at 2:00 P.M.

Property Size: 1,682 Sq. Ft. Home

Assessor's Parcel Numbers: CO37B 059

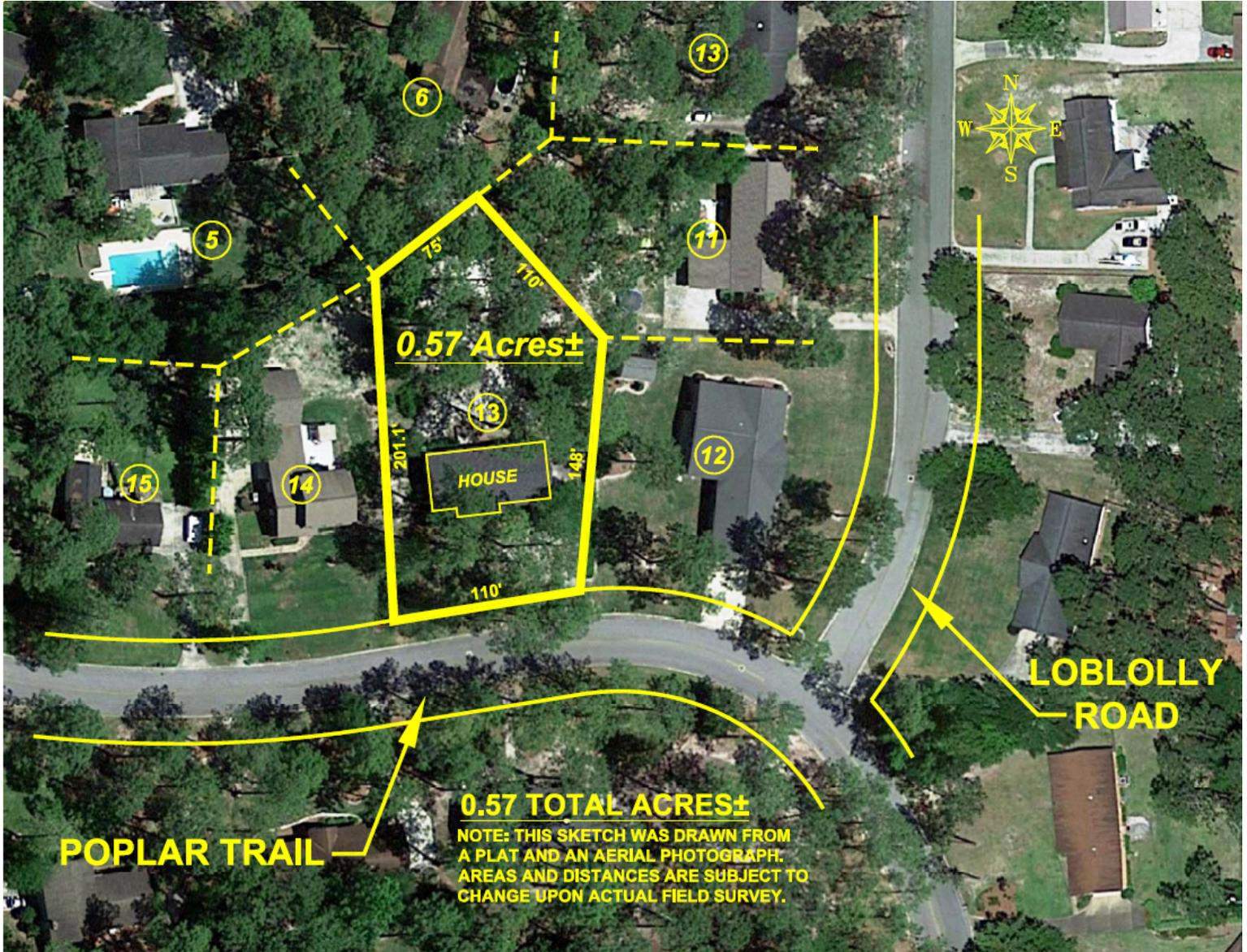
Tax Bill Amount: \$1892.21

Driving Directions: From Moultrie Courthouse, head South on S Main St toward 1st Ave SW (1.9 mi). Turn right on Lower Meigs Rd (.3 mi). Turn right on Longleaf Dr SW (.1 mi). Turn right at 1st cross street on Poplar Trail & destination will be on right. ***"Watch for Auction Signs!"***

Important Selling Features:

- 1,682 Sq. Ft. Home in Carlton Woods Subdivision
- 4 bedroom /2 bathroom
- Great yard, covered front porch, and large back patio
- Carport with storage room
- Located in Colquitt County

Aerial Map



Floor Plan



Tax Card Parcel – Page 1 M016 122



Summary

Parcel Number M016 122
Location Address 116 POPLAR TRL
Legal Description LOT 13 BLK D CARLTON WOODS SD
(Note: Not to be used on legal documents)
Class R3-Residential
(Note: This is for tax purposes only. Not to be used for zoning.)
Zoning
Tax District MOULTRIE (District 02)
Millage Rate 38.82
Acres 0
Neighborhood 30014 CITY THREE (30014)
Homestead Exemption No (50)
Landlot/District N/A

[View Map](#)

Owner

TODD SAMUEL KEITH
 TODD CANDICE W
 5266 CREEK WALK CIRCLE
 NORCROSS, GA 30092-1735

Land

Type	Description	Calculation Method	Square Footage	Frontage	Depth	Acres	Lots
Residential	LOT: \$ 20000.00	Lot	0	0	0	0	1

Residential Improvement Information

Style One Family (Single Family)
Heated Square Feet 1682
Interior Walls Sheetrock
Exterior Walls Brick Veneer
Foundation Masonary
Attic Square Feet 0
Basement Square Feet 0
Year Built 1969
Roof Type Composition
Flooring Type Carpet/Tile
Heating Type Cent AC/Heat
Number Of Rooms 0
Number Of Bedrooms 0
Number Of Full Bathrooms 2
Number Of Half Bathrooms 0
Number Of Plumbing Extras 3
Value \$108,946
Condition Good

Accessory Information

Description	Year Built	Dimensions/Units	Identical Units	Value
XDriveway, Concrete - Res	1995	0x0 / 1194	0	\$1,705

Sales

Sale Date	Deed Book / Page	Plat Book / Page	Sale Price	Reason	Grantor	Grantee
9/9/2005	882 356	5 17	\$120,000	4L	TODD GRACE M FAMILY TRUS	TODD SAMUEL KEITH
3/26/2003	781 256	5 17	\$0	NOT MARKET	TODD GRACE M	TODD GRACE M FAMILY TRUS
3/26/2003	781 252	5 17	\$0	NOT MARKET	TODD SAMUEL B	TODD GRACE M

Valuation

	2020	2019	2018	2017	2016
Previous Value	\$130,651	\$130,651	\$130,651	\$130,651	\$130,651
Land Value	\$20,000	\$20,000	\$20,000	\$20,000	\$20,000
+ Improvement Value	\$115,483	\$108,946	\$108,946	\$108,946	\$108,946
+ Accessory Value	\$1,705	\$1,705	\$1,705	\$1,705	\$1,705
= Current Value	\$137,188	\$130,651	\$130,651	\$130,651	\$130,651

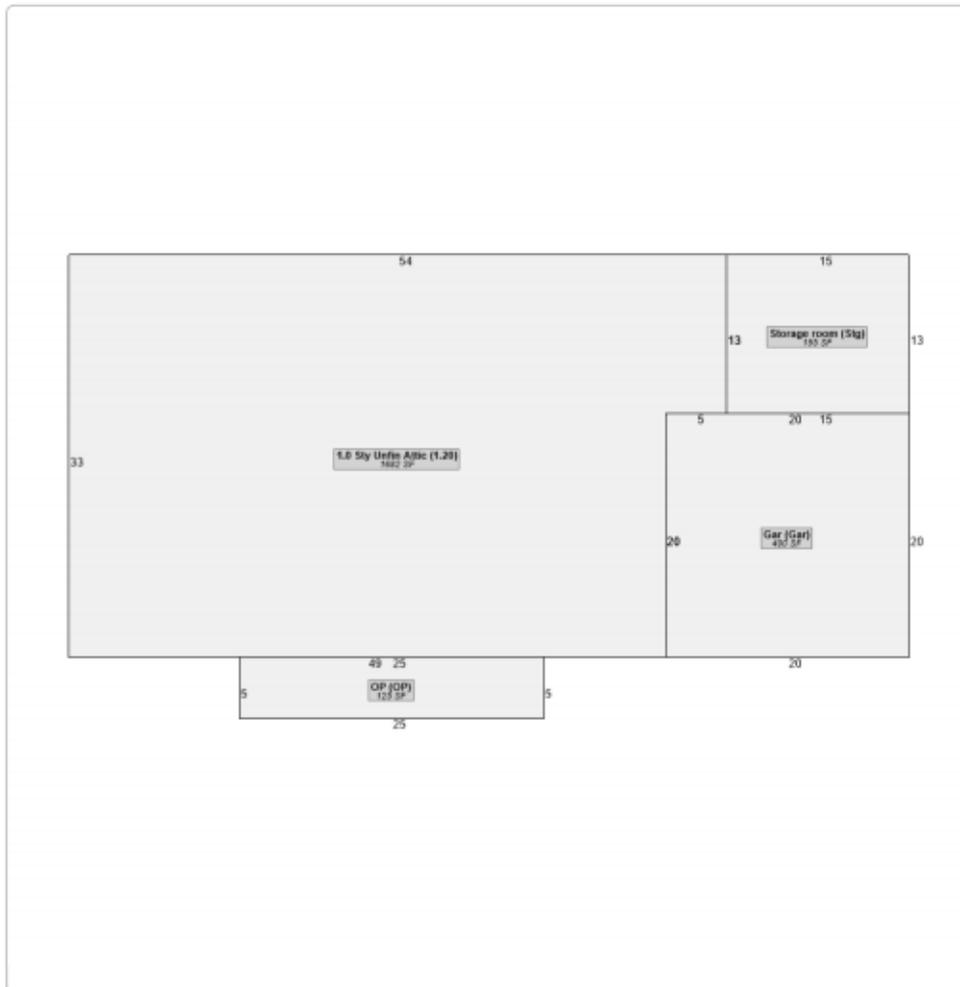
Assessment Notices (2020)

[2020 Assessment Notice \(PDF\)](#)

Tax Card Parcel – Page 2

M016 122

Sketches



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

The Colquitt County Assessor 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 tax roll. All other data is subject to change.

[User Privacy Policy](#)
[GDPR Privacy Notice](#)

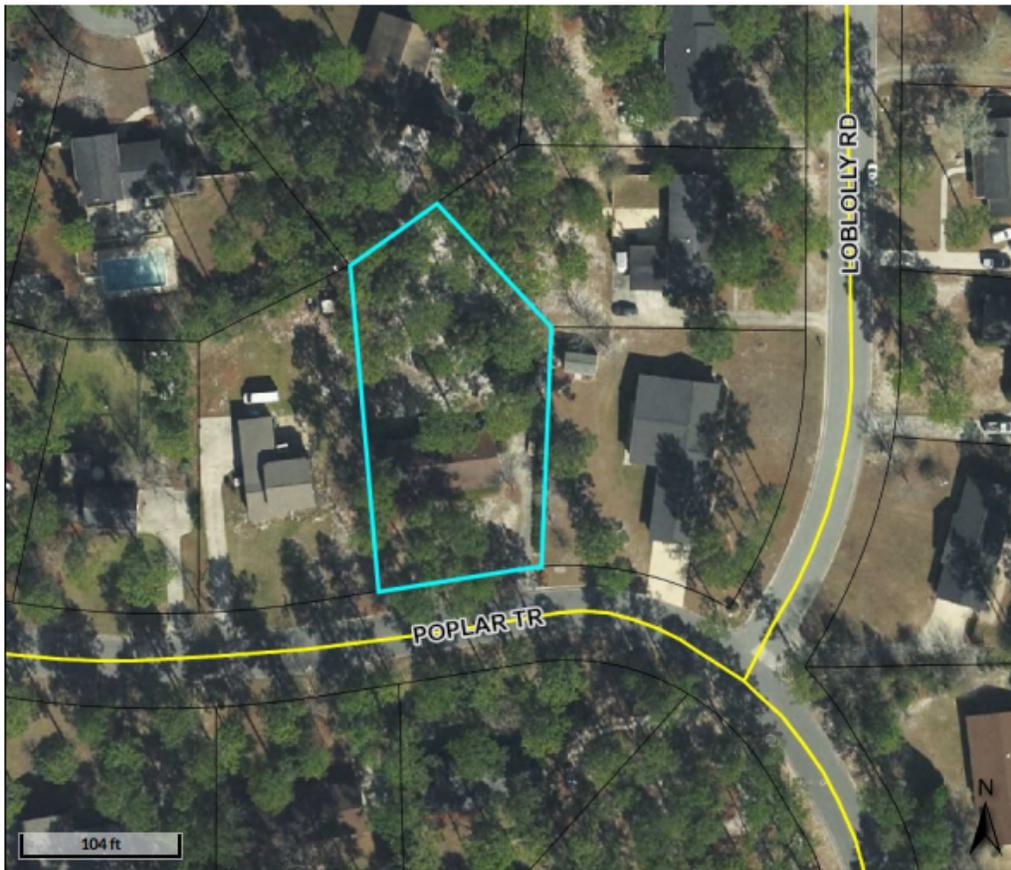
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Developed by
 Schneider
 GEOSPATIAL

Version 2.3.113

**Tax Map Parcel
M016 122**

 **qPublic.net™** Colquitt County, GA



Overview



Legend

-  Parcels
-  Roads
-  City Labels

Parcel ID - M016 122
Alt Id - 16348
Address - 116 POPLAR TRL
Owner - TODD SAMUEL KEITH
TODD CANDICEW

Date created: 3/28/2021
Last Data Uploaded: 3/26/2021 9:14:27 PM

Developed by  **Schneider**
GEOSPATIAL

Property Tax Bill 2020

2020 Property Tax Statement

Cindy Harvin
Colquitt County Tax Office
101 East Central Ave
PO BOX 99
Moultrie, GA 31776

Phone: 229-616-7410
Fax: 229-668-8371

TODD SAMUEL KEITH
TODD CANDICE W
5266 CREEK WALK CIRCLE

NORCROSS, GA 300921735
RETURN THIS FORM WITH PAYMENT

Bill Number	Due Date	CURRENT YEAR DUE
20546	12/10/2020	\$0.00

Payment Good Through:

Map: M016 122

Last payment made on: 10/23/2020

Location: 116 POPLAR TRL

** Georgia law requires all bills be sent to the January 1st owner-if sold, forward this bill to the new owner.
 ** Interest at a rate of 1% per month begins at the day after the due date.
 ** A 10% penalty is imposed on all property other than homestead property with a bill under \$500.00 ninety days after the due date.
 ** If you do not receive a tax bill on the other property you own, you must check with the Tax Commissioner's Office before the due date to avoid late charges.
 This office cannot guarantee receipt of bill in the mail.
 (If paid by mortgage company send them this portion)

Cindy Harvin
Colquitt County Tax Office
101 East Central Ave
PO BOX 99
Moultrie, GA 31776

Phone: 229-616-7410
Fax: 229-668-8371



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

Tax Payer: TODD SAMUEL KEITH
Map Code: M016 122
Description: LOT 13 BLK D CARLTON WOODS SD
Location: 116 POPLAR TRL
Bill Number: 20546
District: 2

Building Value	Land Value	Acres	Fair Market Value	Due Date	Billing Date	Payment Good Through	Exemptions
\$117,188.00	\$20,000.00	0	137188	12/10/2020	10/23/2020		

TAXING ENTITY	Adjusted FMV	Net Assessment	Exemptions	Taxable Value	Millage Rate	Gross Tax	Credit	Net Tax	
STATE TAX	137188	54875	0	54875	0	0.00	0.00	0.00	
COUNTY M&O INCORPORATED	137188	54875	0	54875	15	823.13	0.00	823.13	
SCHOOL M&O	137188	54875	0	54875	14.719	807.71	0.00	508.42	
SCHOOL SALES TAX ROLLBACK	0	0	0	54875	-5.454	0.00	-299.29	0.00	
ECONOMIC DEVELOPMENT AUTH	137188	54875	0	54875	0.289	15.86	0.00	15.86	
PARKS RECREATION	137188	54875	0	54875	1.788	98.12	0.00	98.12	
MOULTRIE	137188	54875	0	54875	8.14	446.68	0.00	446.68	
TOTALS						34.482	2,191.50	-299.29	1,892.21

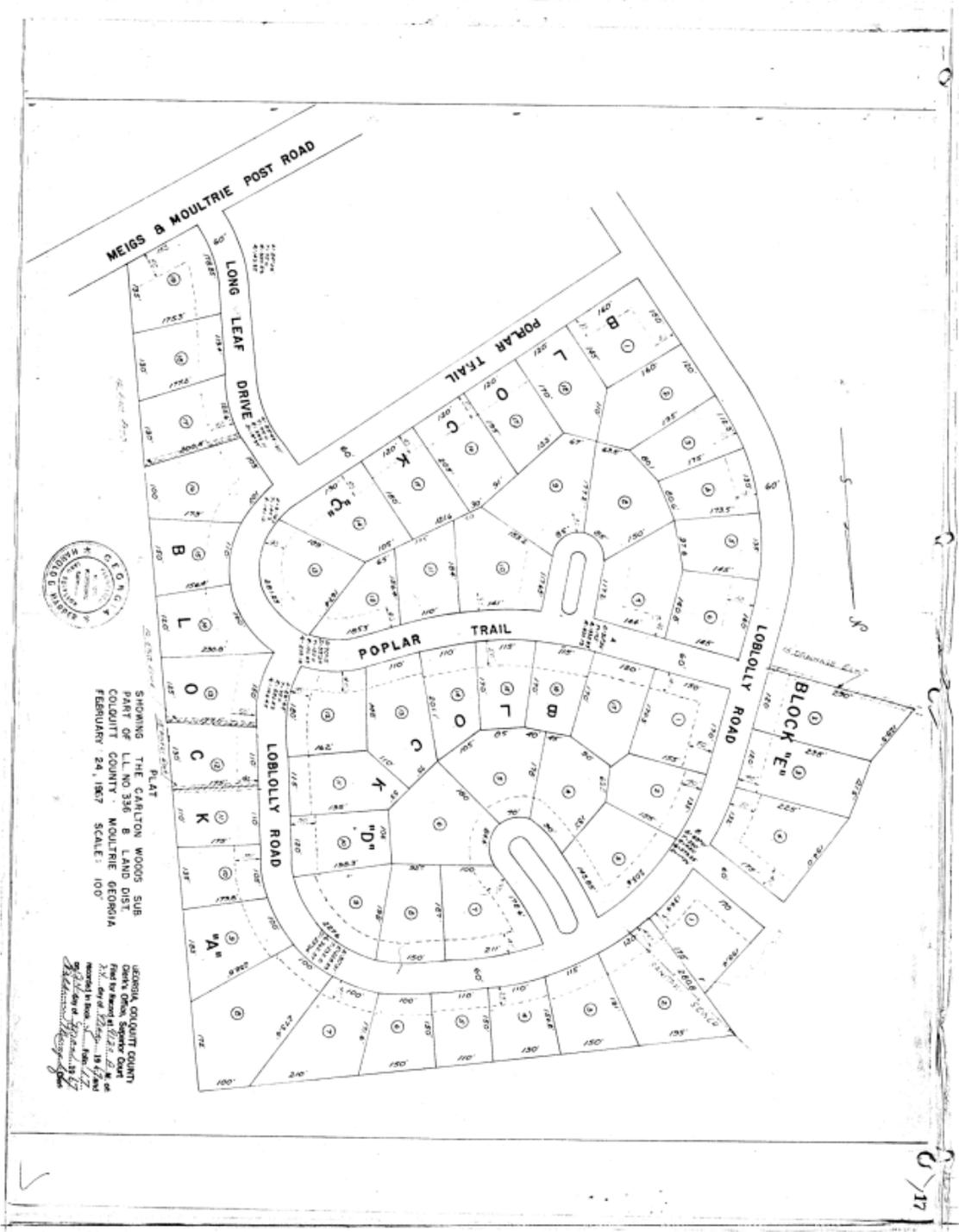
Current Due:	\$1,892.21
Penalty:	\$0.00
Interest:	\$0.00
Other Fees:	\$0.00
Back Taxes:	\$0.00
Amount Paid:	\$1,892.21

Legal Description

Lot Number 13 in Block D of Carlton Woods Subdivision in the 8th Land District of Colquitt County, Georgia, as shown by a plat of said Subdivision made by Harold G. Harper, Registered Land Surveyor, on February 24, 1967, and recorded *in* Plat Book 5, Page 17, Colquitt County Records.

This is the same real property conveyed by deed recorded Deed Book 0781, Pages 0256-0257, the Office of the Clerk of the Superior Court of Colquitt County, Georgia.

Plat Map



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