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434 GREEN STREET | GAINESVILLE, GA 30501 | (770) 532-0022**

|   |   |
|---|---|
| <b>GEORGIA DEPARTMENT OF REVENUE</b><br><b>Local Government Services Division</b><br><b>County Digest Section</b> | <b>2020 TAX DIGEST CONSOLIDATED SUMMARY</b> |
|---|---|

**County:MORGAN County #:104 Tax District:STATE**  
**Dist #: 01 Assessment %: 040 Tot Parcels:12860**

| AGRICULTURAL              |       |           |            | CONSERVATION USE           |       |             |             |
|---------------------------|-------|-----------|------------|----------------------------|-------|-------------|-------------|
| Code                      | Count | Acres     | 40% Value  | Code                       | Count | Acres       | 40% Value   |
| A1                        | 3,371 |           | 92,584,961 | V3                         | 6     | 12.34       | 54,692      |
| A3                        | 8     | 13.07     | 47,672     | V4                         | 593   | 8,013.03    | 18,173,270  |
| A4                        | 543   | 5,245.38  | 12,282,972 | V5                         | 1,203 | 109,709.07  | 127,593,429 |
| A5                        | 707   | 24,022.74 | 30,933,555 | V6                         | 290   |             | 1,102,016   |
| ENVIRONMENTALLY SENSITIVE |       |           |            |                            |       |             |             |
| Code                      | Count | Acres     | 40% Value  |                            |       |             |             |
| A6                        | 2,197 |           | 8,686,068  | W3                         |       |             |             |
| A7                        |       |           |            | W4                         |       |             |             |
| A9                        |       |           |            | W5                         |       |             |             |
| AA                        |       |           |            |                            |       |             |             |
| PROPERTY EXEMPTIONS       |       |           |            |                            |       |             |             |
| Code                      | Count |           |            | Code                       | Count | M&O         | Bond        |
| AB                        |       |           |            | SA                         | 1     | 17,662      |             |
| AF                        |       |           |            | SB                         | 0     | 0           |             |
| AI                        |       |           |            | SF                         | 25    | 27,678,263  |             |
| AZ                        |       |           |            | SH                         | 14    | 1,171,486   |             |
| BROWNFIELD PROPERTY       |       |           |            |                            |       |             |             |
| Code                      | Count | Acres     | 40% Value  | SJ                         | 134   | 17,310,443  |             |
| B1                        | 3     |           | 204,797    | SP                         | 1,004 | 802,443     |             |
| B3                        | 1     | 1.43      | 270,000    | SN                         | 294   | 16,995,626  |             |
| B4                        |       |           |            | ST                         | 0     | 0           |             |
| B5                        |       |           |            | SV                         | 1,802 | 120,683,414 |             |
| B6                        |       |           |            | SW                         | 0     | 0           |             |
|                           |       |           |            | SX                         |       |             |             |
| COMMERCIAL                |       |           |            | STATE HOMESTEAD EXEMPTIONS |       |             |             |
| Code                      | Count | Acres     | 40% Value  | S1                         | 2,646 | 5,292,000   |             |
| C1                        | 1,240 |           | 68,417,507 | S3                         | 23    | 46,000      |             |
| C3                        | 392   | 252.52    | 10,938,137 | S4                         | 946   | 69,330,630  |             |
| C4                        | 133   | 782.66    | 9,233,612  | S5                         | 65    | 4,551,332   |             |
| C5                        | 7     | 359.83    | 2,031,067  | S6                         |       |             |             |
| C7                        |       |           |            | S7                         |       |             |             |
| C9                        | 1     | 0         | 36,432     | S8                         |       |             |             |

|    |     |  |            |
|----|-----|--|------------|
| CA | 2   |  | 51,590     |
| CB | 1   |  | 120        |
| CF | 706 |  | 27,655,464 |
| CI | 726 |  | 10,846,971 |
| CP | 8   |  | 8,537,606  |
| CZ | 1   |  | 1,000      |

**FLPA FAIR MARKET  
ASSMT**

| Cod e | Coun t | Acres     | 40% Value  |
|-------|--------|-----------|------------|
| F3    |        |           |            |
| F4    | 18     | 179.79    | 391,392    |
| F5    | 116    | 30,780.02 | 25,116,930 |
| F9    |        |           |            |
| Total | 134    | 30,959.81 | 25,508,322 |

**HISTORIC**

| Cod e | Coun t | Acres | 40% Value |
|-------|--------|-------|-----------|
| H1    | 13     |       | 1,371,192 |
| H3    | 4      | 5.66  | 96,424    |

**INDUSTRIAL**

| Cod e | Coun t | Acres    | 40% Value  |
|-------|--------|----------|------------|
| I1    | 157    |          | 20,248,104 |
| I3    | 11     | 9.32     | 8,820,791  |
| I4    | 42     | 299.69   | 1,866,033  |
| I5    | 14     | 1,399.87 | 5,403,484  |
| I7    |        |          |            |
| I9    |        |          |            |
| IA    | 1      |          | 114,000    |
| IB    |        |          |            |
| IF    | 29     |          | 33,088,705 |
| II    | 18     |          | 5,632,217  |
| IP    | 17     |          | 19,710,583 |
| IZ    | 1      |          | 5,938,878  |

|    |     |            |
|----|-----|------------|
| S9 |     |            |
| SC | 744 | 71,909,746 |
| SD | 0   | 0          |
| SE | 0   | 0          |
| SG | 0   | 0          |
| SS | 0   | 0          |

**LOCAL HOMESTEAD EXEMPTIONS**

|    |   |   |
|----|---|---|
| L1 | 1 | 0 |
| L2 | 0 | 0 |
| L3 | 0 | 0 |
| L4 | 0 | 0 |
| L5 | 0 | 0 |
| L6 |   |   |
| L7 |   |   |
| L8 |   |   |
| L9 | 0 | 0 |

|              |              |                    |          |
|--------------|--------------|--------------------|----------|
| <b>TOTAL</b> | <b>7,689</b> | <b>335,789,045</b> | <b>0</b> |
|--------------|--------------|--------------------|----------|

**EXEMPT PROPERTY**

| Code | Count | 40% Value   |
|------|-------|-------------|
| E0   |       |             |
| E1   | 734   | 128,433,182 |
| E2   | 293   | 25,745,570  |
| E3   | 92    | 6,691,922   |
| E4   | 119   | 651,687     |
| E5   | 11    | 2,305,396   |
| E6   |       |             |
| E7   |       |             |
| E8   |       |             |
| E9   | 21    | 8,643,248   |

|              |              |                    |
|--------------|--------------|--------------------|
| <b>TOTAL</b> | <b>1,270</b> | <b>172,471,005</b> |
|--------------|--------------|--------------------|

**SUMMARY**

| Code                | Count | Acres     | 40% Value   |
|---------------------|-------|-----------|-------------|
| Agricultural        | 6,826 | 29,281.19 | 144,535,228 |
| Brownfield Property | 4     | 1.43      | 474,797     |
| Commercial          | 3,217 | 1,395.01  | 137,749,506 |

| FOREST LAND CONSERVATION USE |        |           |             |                           |                |            |               |
|------------------------------|--------|-----------|-------------|---------------------------|----------------|------------|---------------|
| Cod e                        | Coun t | Acres     | 40% Value   |                           |                |            |               |
| J3                           |        |           |             | Historical                | 17             | 5.66       | 1,467,616     |
| J4                           | 18     | 179.79    | 417,390     | Industrial                | 290            | 1,708.88   | 100,822,795   |
| J5                           | 116    | 30,780.02 | 23,037,221  | Forest Land Cons Use      | 134            | 30,959.81  | 23,454,611    |
| J9                           |        |           |             | Preferential              | 10             | 16.97      | 81,509        |
| PREFERENTIAL                 |        |           |             |                           |                |            |               |
| P3                           |        |           |             | Qualified Timberland      |                |            |               |
| P4                           | 1      | 16.97     | 30,646      | Residential               | 28,550         | 26,489.48  | 588,298,967   |
| P5                           |        |           |             | Residential Transitional  |                |            |               |
| P6                           | 9      |           | 50,863      | Utility                   | 46             | 5.05       | 33,689,927    |
| P7                           |        |           |             | Conservation Use          | 2,092          | 117,734.44 | 146,923,407   |
| P9                           |        |           |             | Environmentally Sensitive |                |            |               |
| QUALIFIED TIMBERLAND         |        |           |             |                           |                |            |               |
| Q4                           |        |           |             | Motor Vehicle             | 12,608         |            | 14,203,800    |
| Q5                           |        |           |             | Mobile Home               | 321            |            | 2,507,694     |
|                              |        |           |             | Timber 100%               | 65             | 11,515     | 3,007,049     |
|                              |        |           |             | Heavy Equipment           | 0              |            | 396,422       |
| RESIDENTIAL                  |        |           |             |                           |                |            |               |
| R1                           | 19,195 |           | 442,183,185 | Gross Digest              | 54,180         | 219,112.92 | 1,197,613,328 |
| R3                           | 4,770  | 4,496.45  | 69,975,328  | Exemptions Bond           |                |            |               |
| R4                           | 3,736  | 20,963.46 | 70,091,015  | Net Bond Digest           |                |            | 1,197,613,328 |
| R5                           | 17     | 1,029.57  | 1,611,936   | Gross Digest              | 54,180         | 219,112.92 | 1,197,613,328 |
| R6                           | 16     |           | 60,758      | Exemptions-M&O            |                |            | 335,789,045   |
| R7                           |        |           |             | Net M&O Digest            |                |            | 861,824,283   |
| R9                           |        |           |             | TAX LEVIED                |                |            |               |
| RA                           | 15     |           | 484,218     | TYPE                      | ASSESSED VALUE | MILLAGE    | TAX           |
| RB                           | 800    |           | 3,892,507   | M & O                     | 861,824,283    | .000       |               |
| RF                           |        |           |             | BOND                      | 1,197,613,328  |            |               |
| RI                           | 1      |           | 20          |                           |                |            |               |

**RZ**

**RESIDENTIAL  
TRANSITIONAL**

| <b>Cod<br/>e</b> | <b>Coun<br/>t</b> | <b>Acres</b> | <b>40%<br/>Value</b> |
|------------------|-------------------|--------------|----------------------|
| <b>T1</b>        |                   |              |                      |
| <b>T3</b>        |                   |              |                      |
| <b>T4</b>        |                   |              |                      |

**UTILITY**

| <b>Cod<br/>e</b> | <b>Coun<br/>t</b> | <b>Acres</b> | <b>40%<br/>Value</b> |
|------------------|-------------------|--------------|----------------------|
| <b>U1</b>        | <b>1</b>          |              | <b>10,201</b>        |
| <b>U2</b>        | <b>45</b>         | <b>5.05</b>  | <b>33,679,726</b>    |
| <b>U3</b>        |                   |              |                      |
| <b>U4</b>        |                   |              |                      |
| <b>U5</b>        |                   |              |                      |
| <b>U7</b>        |                   |              |                      |
| <b>U9</b>        |                   |              |                      |
| <b>UA</b>        |                   |              |                      |
| <b>UB</b>        |                   |              |                      |
| <b>UF</b>        |                   |              |                      |
| <b>UZ</b>        |                   |              |                      |



## SERVICES

- INSURANCE
- REAL ESTATE
  - COMMERCIAL
  - RESIDENTIAL
  - ACREAGE
  - INVESTMENTS
  - RECREATIONAL TOURISM
- MANAGEMENT
  - MULTI FAMILY
  - COMMERCIAL
  - HOME RENTAL
  - COMMUNITY MANAGEMENT
  - RAW ACREAGE
- RELOCATION
- HOME SERVICES
- CONSULTATION
- RESEARCH
- MORTGAGE
- DEVELOPMENT
- REO

## DATA PRODUCTS

- COUNTY DEMOGRAPHICS
- ANNUAL FORECASTS
- DEEP DIVE
- MONTHLY INDICATORS
- TEMPERATURE GAUGES
- MARKET WATCH
- LAKE REPORTS
- RESIDENTIAL REPORTS
- COUNTY DASHBOARDS
- ANNUAL TRAFFIC PATTERNS
- NFOGRAPHICS
- CUSTOM CONSULTATIONS



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