

City of Smyrna - Annexation Application Form Check List

Using this checklist as a guide, please review application materials with applicant or representative **before** accepting application.

1. APPLICATION FORM

- ☒ Correct Application Form Used (for 60% method or 100% method as applicable)
- ☒ Original form with original signature(s), address(es) and telephone number(s) obtained
- ☒ Check to make certain all signatures can be read. If signature(s) is/are illegible, make certain the applicant names are typed or legibly printed near the corresponding signature. (the notation "L.S." on the form stands for *legal signature*)
- ☒ All legal owners of the property have signed the application form

2. LEGAL DESCRIPTION

- ☒ Legal description of the subject property accompanies application
- ☒ Ask the applicant or representative if an electronic copy of the legal description is available; if so, make arrangements for the electronic information to be furnished to either the Community Development Department or City Clerk's Office


3. SECTION 5 VOTING RIGHTS ACT QUESTIONNAIRE

- ☒ Completed *Section 5 Voting Rights Act Questionnaire* accompanies application

4. MAP OF PROPERTY TO BE ANNEXED

- ☒ A tax plat, map or other graphic representation of the subject parcel(s) accompanies the application

I have reviewed the annexation application with the applicant(s) and/or representative(s) and have found the submitted paperwork to be complete and in good order.



City staff member signature

5/22/25

Date

This completed form should accompany annexation application materials submitted to the City Clerk's office.

2021 SUBMISSION UNDER SECTION 5
OF THE VOTING RIGHTS ACT
FOR THE CITY OF SMYRNA, GEORGIA

Map Designation# _____ LL/Parcel# 17068600020
City Ward# 7 Census Tract# 313.14

Copies of annexation ordinance (council meeting minutes) are attached, marked:
Exhibit _____

Responsible body: Mayor and Council of the City of Smyrna
P.O. Box 1226
Smyrna, GA 30081
Telephone (770) 434-6600

*THIS SECTION TO BE COMPLETED BY APPLICANT. PLEASE BE SURE THIS
INFORMATION IS ACCURATE – IT WILL BE USED TO ESTABLISH EMERGENCY
SERVICE THROUGH OUR 911 SYSTEM.*

1. Is the property to be annexed vacant? Yes ☒ No ☐
2. If NO, name of resident(s): N/A Vacant
3. Complete street address: N/A Vacant
4. Telephone Number: N/A Vacant
5. Number of registered voters before annexation: 0
Number and type of minorities or minority language groups: N/A Vacant
6. Number of registered voters after annexation: 0
Number and type of minorities or minority language groups: N/A Vacant
7. Use of property before annexation (i.e., vacant, business, residential): Vacant, Railroad
8. Zoning classification before annexation: HI - Heavy Industrial
9. Use of property after annexation (i.e., vacant, business, residential). If residential, please state proposed number of dwelling units: Vacant, Railroad, Billboard Sign
10. Zoning classification being requested (if ar. HI - Heavy Industrial
11. Effect of change on members of racial or minority groups: N/A Vacant
12. Total number of acres being annexed: 7.55 Acres

City of Smyrna
Application for Annexation

We, the undersigned, who constitute one hundred percent (100%) of the owners of the land by acreage, as described below, which is unincorporated and contiguous to the City of Smyrna, hereby apply to have said area annexed into the City of Smyrna under the provisions of laws of the State of Georgia, said property being annexed being described as follows:

ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN LAND LOT 683 OF THE 17TH DISTRICT, 2ND SECTION, COBB COUNTY, GEORGIA, BEING A TRACT OF LAND CONSISTING OF 7.55 ACRES MORE OR LESS AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:
BEGINNING AT AN IRON PIN LOCATED ON THE SOUTHWESTERLY RIGHT OF WAY LINE OF THE MAIN LINE OF THE NORFOLK SOUTHERN RAILROAD (HAVING A 200 FOOT RIGHT OF WAY), WHERE SAID RIGHT OF WAY LINE IS INTERSECTED BY THE SOUTHEASTERLY SIDE OF OAKDALE ROAD (HAVING A 70 FOOT RIGHT OF WAY); THENCE SOUTH 76 DEGREES 43 MINUTES 12 SECONDS EAST ALONG THE SOUTHWESTERLY RIGHT OF WAY OF SAID RAILROAD A DISTANCE OF 295.69 FEET TO AN IRON PIN LOCATED ON THE EAST LINE OF LAND LOT 683 BEING THE TRUE POINT OF BEGINNING (POB); THENCE 200 FEET DUE NORTH TO A POINT DIRECTLY OPPOSITE THE POB AND ON THE NORTHEASTERLY RIGHT OF WAY LINE OF THE MAIN LINE OF THE NORFOLK SOUTHERN RAILROAD; THENCE CONTINUING IN A SOUTHEASTERLY DIRECTION 819.1 FEET ALONG SAID RIGHT OF WAY LINE OF SAID RAILROAD TO THE CENTERLINE OF THE CIRCUMFERENTIAL HIGHWAY (SR 407) AKA INTERSTATE 285; THENCE SOUTHERLY ALONG SAID CENTERLINE 387.6 FEET TO THE POINT WHERE SAID CENTERLINE INTERSECTS WITH THE SOUTHWESTERLY RIGHT OF WAY OF A SPUR LINE OF SAID RAILROAD (HAVING A 200 FOOT RIGHT OF WAY); THENCE CONTINUING IN A NORTHWESTERLY DIRECTION 754.6 FEET ALONG THE SOUTHWESTERLY RIGHT OF WAY LINE OF THE SPUR LINE OF SAID RAILROAD (HAVING A 200 FOOT RIGHT OF WAY) TO AN IRON PIN BEING THE TRUE POINT OF BEGINNING.

WHEREFORE, THE UNDERSIGNED HEREBY APPLY FOR SUCH ANNEXATION.

Souther Region Industrial Realty

Owner's Printed Name	Owner's Printed Name		
Solomon Jackson	14,704,636,477.00		
Address	Telephone#	Address	Telephone#
650 W. Peachtree St. NW, Atlanta, GA	30308		

Witness the hands and seals of 100% of the record title holders of the land described above:

Signed by:	5/21/2025
Owner's Legal Signature/Date	Owner's Legal Signature/Date

Tax Comparison Based on 2020 Millage Rates (Estimate)

Based on Average Appriased Value

Appraised Value	\$32,770	<< Start here.					
Assessed Value	\$13,108						
MILLAGE RATES (2020)	State	County General	County Bond	County Fire	School General	City	Total
Unincorporated Cobb	0	0.00846	0.00013	0.00286	0.0189		0.03035
City of Smyrna	0	0.00846	0.00013	0	0.0189	0.00899	0.03648

TAXES	Cobb County	City of Smyrna
School Tax	\$248	\$248
County Tax	\$150	\$113
City Tax	\$0	\$118
TOTAL	\$398	\$478
DIFFERENCE		\$80

[illegible]

**COBB COUNTY
BOARD OF TAX ASSESSORS**

P.O. Box 649
Marietta, GA 30061-0649
(770) 528-3100



C4
2024
M-2

SOUTHERN REGION INDUSTRIAL REALTY I
NORFOLK SOUTHERN CORP TAX DEPT
650 W PEACHTREE ST NW
ATLANTA GA 30308-1925

Official Tax Matter - 2024 Tax Year

This correspondence constitutes an
official notice of ad valorem assessment
for the tax year shown above.

Annual Assessment Notice Date: 04/19/2024

Last date to file a written appeal: 06/03/2024

***** This is not a tax bill - Do not send payment *****

County property records are available online at:
www.cobbassessor.org

The amount of your ad valorem tax bill for the year shown above will be based on the **Appraised** (100%) and **Assessed** (40%) values specified in BOX 'B' of this notice. **You have the right to submit an appeal regarding this assessment to the County Board of Tax Assessors.** If you wish to file an appeal, you must do so no later than 45 days after the date of this notice. If you do not file an appeal by this date, your right to file an appeal will be lost. Appeal forms which may be used are available at <http://dor.georgia.gov/documents/property-tax-appeal-assessment-form>.

At the time of filing your appeal you must select one of the following appeal methods:

A

- (1) County Board of Equalization (value, uniformity, denial of exemption, or taxability)
- (2) Arbitration (value)
- (3) County Hearing Officer (value or uniformity, on non-homestead real property or wireless personal property valued, in excess of \$500,000)

All documents and records used to determine the current value are available upon request. For further information regarding this assessment and filing an appeal, you may contact the county Board of Tax Assessors which is located at 736 Whitlock Avenue, Suite 200, Marietta, GA 30064 and which may be contacted by telephone at: (770) 528-3100. Your staff contacts are Appraiser Cornelius and Christine Stinchcomb.

Additional information on the appeal process may be obtained at <http://dor.georgia.gov/property-tax-real-and-personal-property>

B

Account Number	Property ID Number	Acreage	Tax Dist	Covenant Year	Homestead
	17068600020	2.42	Unincorporated		NO
Property Description	C4 - COMMERCIAL SMALL TRACTS NBHD - 22C				
Property Address	1990 WATKINS RD SE				
	Taxpayer Returned Value	Previous Year Fair Market Value	Current Year Fair Market Value	Current Year Other Value	
100% Appraised Value		32,770	32,770		
40% Assessed Value		13,108	13,108		
Reasons for Assessment Notice					
Annual assessment notice - no change					

C

The estimate of your ad valorem tax bill for the current year is based on the previous or most applicable year's net millage rate and the fair market value contained in this notice. The actual tax bill you receive may be more or less than this estimate. This estimate may not include all eligible exemptions.

Taxing Authority	Other Exempt	Homestead Exempt	Net Taxable Value	Millage	Estimated Tax
COUNTY GENERAL			13,108	.008460	110.89
COUNTY BOND			13,108	.000000	.00
COUNTY FIRE			13,108	.002990	39.19
SCHOOL GENERAL			13,108	.018700	245.12
SCHOOL BOND			13,108	.000000	.00
TOTAL COUNTY					395.20
STATE TOTAL			13,108	.000000	.00
TOTAL ESTIMATE					395.20

Total Estimated Tax \$395.20