

2024 Property Tax Statement

Clay Guess
Lowndes Tax Commissioner
300 N. Patterson ST., PO Box 1409
Valdosta, GA 31603
Phone 229-671-2579 - Fax 229-671-2599
taxcommissioner@lowndescounty.com

CANAAN PROPERTIES LLC

303 WOODROW WILSON DRIVE
VALDOSTA, GA 31602

RETURN THIS PORTION WITH PAYMENT
(Interest will be added per month if not paid by due date)

Bill No.	Due Date	Current Due	Prior Payment	Back Taxes	*Total Due*
2024-7307	12/30/2024	\$0.00	\$2,337.21	\$0.00	Paid 03/31/2025

Map: 0080A 006A
Location: OFF GORNT0 RD
Printed: 05/20/2025

* Taxpayers may file a tax return for the current value on real and personal property for the taxable year on Jan. 1st- April 1st at the Board of Tax Assessors office.
* All Homestead Exemptions must be filed during the same period in the Tax Assessors Office. Homeowners age 65 or older may qualify for a 10,000 exemption.
* If this property has sold, please forward bill to new owner.
* If you have an escrow account on this property, please forward this bill to your mortgage company.

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Tax Payer: CANAAN PROPERTIES LLC
Map Code: 0080A 006A Real
Description: PART OF PARCEL B, 2.039 AC, PCA-2279
Location: OFF GORNT0 RD
Bill No: 2024-7307
District: 001

Building Value	Land Value	Acres	Fair Market Value	Due Date	Billing Date	Payment Good through	Exemptions	
50,400.00	151,500.00	2.0400	\$201,900.00	12/30/2024				
Entity	Adjusted FMV	Net Assessment	Exemptions	Taxable Value	Millage Rate	Gross Tax	Credit	Net Tax
State Tax	\$201,900	\$80,760	\$0	\$80,760	0.000000	\$0.00	\$0.00	\$0.00
County Tax	\$201,900	\$80,760	\$0	\$80,760	8.805000	\$711.09	\$0.00	\$711.09
County Sales Tax Credit	\$201,900	\$80,760	\$0	\$80,760	-3.522000	\$0.00	-\$284.44	-\$284.44
Industrial Authority	\$201,900	\$80,760	\$0	\$80,760	0.823000	\$66.47	\$0.00	\$66.47
Parks and Recreation	\$201,900	\$80,760	\$0	\$80,760	1.250000	\$100.95	\$0.00	\$100.95
Valdosta City Tax	\$201,900	\$80,760	\$0	\$80,760	11.263000	\$909.60	\$0.00	\$909.60
Valdosta School Tax	\$201,900	\$80,760	\$0	\$80,760	14.068000	\$1,136.13	\$0.00	\$1,136.13
Valdosta Sales Tax Credit	\$201,900	\$80,760	\$0	\$80,760	-4.757000	\$0.00	-\$384.18	-\$384.18
TOTALS					27.930000	\$2,924.24	-\$668.62	\$2,255.62

Main office hours: Monday-Friday 8:00am - 4:45pm
Drive-Thru hours: Monday-Friday 8:00am - 4:45pm
Pay online at www.lowndescountytax.com
To avoid interest and penalties, please pay by the due date.

Current Due	\$2,255.62
Penalty	\$0.00
Interest	\$61.09
Other Fees	\$20.50
Previous Payments	\$2,337.21
Back Taxes	\$0.00
Total Due	\$0.00
Paid Date	03/31/2025