

<Publish before descriptions>

DELINQUENT PROPERTY TAX SALE <(Bold)

Under and by virtue of certain tax fi fa's issued by the Tax Commissioner of Douglas County, Georgia, in favor of the State of Georgia and County of Douglas, against the following named persons and the property as described next to their respective name(s). There will be sold for cash or certified funds at public outcry, at the Tax Commissioner's Office located at 6200 Fairburn Road in Douglasville, Douglas County, Georgia, between the legal hours of sale, on the first Tuesday in June, 2022, the same being June 7, 2022, and continuing on Wednesday, June 8, 2022, if necessary between the legal hours of sale, 10:00 AM and 4:00 PM. The below listed and described properties, or as much thereof as will satisfy the state and county tax execution on the respective individual and property, will be sold. The property (ies) hereinafter described have been levied on as the property of the persons whose names immediately precede the property description. Each of the respective parcels of property are located in Douglas County, State of Georgia. The years for which said fi fa's are issued and levied are stated opposite the name of the owner in each case. Each defendant and tenant in possession, if applicable, has been notified of levy time and place of sale. Purchaser shall pay for title, all transfer cost, all taxes, advertising cost and recording fees.

MAP AND PARCEL: 00050150033

CURRENT RECORD HOLDER: JONES JUSTIN L

DEFENDANT IN FI-FA: SAME AS CRH(S)

AMOUNT DUE: \$4,611.35

TAX YEARS DUE: 2021

DEED BOOK: 3041/31

LEGAL DESCRIPTION: ALL THAT TRACT OF LAND BEING IN LAND LOT 5, 1ST DISTRICT, 5TH SECTION, IN DOUGLAS COUNTY, GEORGIA, BEING LOT 24, PHASE 1, OF BEAR CREEK CLUB SUBDIVISION, AS SHOWN IN PLAT BOOK 24, PAGE 260. 5403 LEGACY TRAIL

MAP AND PARCEL: 00350250249

CURRENT RECORD HOLDER: SMITH VENETTA

DEFENDANT IN FI-FA: SAME AS CRH(S)

AMOUNT DUE: \$348.44

TAX YEARS DUE: 2021

DEED BOOK: 2596/736

LEGAL DESCRIPTION: ALL THAT TRACT OF LAND BEING IN LAND LOT 35, 2ND DISTRICT, 5TH SECTION, IN DOUGLAS COUNTY, GEORGIA, BEING LOT 72, UNIT 1, OF KINGSWOOD SHOALS SUBDIVISION, AS SHOWN IN PLAT BOOK 29, PAGE 129. 6145 QUEENSDALE DRIVE

MAP AND PARCEL: 09661820004

CURRENT RECORD HOLDER: WINGATE SUSAN K

DEFENDANT IN FI-FA: SAME AS CRH(S)

AMOUNT DUE: \$5,046.54

TAX YEARS DUE: 2021

DEED BOOK: 2747/359

LEGAL DESCRIPTION: ALL THAT TRACT OF LAND BEING IN LAND LOT 966, 18TH DISTRICT, 2ND SECTION, IN DOUGLAS COUNTY, GEORGIA, AND CONSISTING OF 5 ACRES, MORE OR LESS. 2256 MACK ROAD

MAP AND PARCEL: 01690250054

CURRENT RECORD HOLDER: ZHONG KAI INVESTMENT LLC

DEFENDANT IN FI-FA: SAME AS CRH(S)

AMOUNT DUE: \$3,046.86

TAX YEARS DUE: 2021

DEED BOOK: 3272/708

LEGAL DESCRIPTION: ALL THAT TRACT OF LAND BEING IN LAND LOT 169, 2ND DISTRICT, 5TH SECTION, DOUGLAS COUNTY, GEORGIA, AND CONSISTING OF 21.5846 ACRES, MORE OR LESS. CONNERS ROAD

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* Deed Book: Refers to Deed Records located in the Douglas County Courthouse, Clerk of Superior Court's Office where property is more fully described.

Greg Baker
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