

PARID: 13 0189 LL0494  
LADERA CAPITAL LLC

0 NEW WEST RD

## Parcel

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Parcel ID:	13 0189 LL0494
Property Location:	0 NEW WEST RD
Unit:	
City:	SOUTH FULTON
Neighborhood:	1328
Improvement Strata:	VA
Property Class:	R4
Land Use Code:	100-Residential vacant **
Living Units:	0
Acres:	6.3
Zoning:	AG1-
Location	6
Fronting:	9 - 9
Parking Type:	1-OFF STREET
Parking Quantity:	2
Street 1/Street 2:	1-Paved/-
Topo 1/Topo2/Topo3:	1-LEVEL/-/-
Util1/Util2/Util3:	1-ALL PUBLIC/-/-

## Legal

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Tax District	55
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## Owners

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Owners:	LADERA CAPITAL LLC
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## Mailing Address

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Address	FUL Exmp Code	ATL Exmp Code
LADERA CAPITAL LLC 6175 HICKORY FLAT HWY STE 110-331 CANTON GA 30115		

## Sales

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Sale Date:	Sale Price:
16-NOV-17	\$1,000
23-NOV-98	\$40,000
29-FEB-88	\$0

## Sale Details

1 of 3

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Grantor:	PREMIER REALTY GROUP, INC.
Grantee:	LADERA CAPITAL LLC
Sales Date:	16-NOV-17
Sale Price Sale Validity:	M : Sale Includes Multiple Parcels
Sale Source:	6 : PT61
Sales Type:	1 : LAND
Sale Flag:	
Deed Book:	58184
Deed Page:	0344
Deed Type:	LW

Land

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Line Number: 1  
Land Type: A - ACREAGE  
Land Code: 7  
Square Feet: 274,428  
Acres: 6.3



Sorry, no sketch available  
for this record

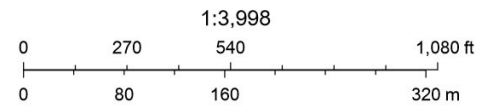
Item	Area



13 0189 LL0494, 0 NEW WEST RD, SOUTH FULTON



August 4, 2021



Tyler\_Transportation, Tyler\_TaxParcels



PARID: 13 0189 LL0460  
LADERA CAPITAL LLC

0 NEW WEST RD

## Parcel

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Parcel ID: 13 0189 LL0460  
 Property Location: 0 NEW WEST RD  
 Unit:  
 City: SOUTH FULTON  
 Neighborhood: 1328  
 Improvement Strata: VA  
 Property Class: R3  
 Land Use Code: 100-Residential vacant \*\*  
 Living Units: 0  
 Acres: .4017  
 Zoning: AG1-  
 Location: 6  
 Fronting: 9 - 9  
 Parking Type: 1-OFF STREET  
 Parking Quantity: 2  
 Street 1/Street 2: 1-Paved/-  
 Topo 1/Topo2/Topo3: 1-LEVEL/-/-  
 Util1/Util2/Util3: 1-ALL PUBLIC/-/-

## Legal

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Tax District 55

## Owners

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Owners: LADERA CAPITAL LLC

## Mailing Address

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Address	FUL Exmp Code	ATL Exmp Code
LADERA CAPITAL LLC 6175 HICKORY FLAT HWY STE 110-331 CANTON GA 30115		

## Sales

---

Sale Date:	Sale Price:
16-NOV-17	\$1,000
23-NOV-98	\$0

## Sale Details

1 of 2


---

Grantor: PREMIER REALTY GROUP, INC.  
 Grantee: LADERA CAPITAL LLC  
 Sales Date: 16-NOV-17  
 Sale Price Sale Validity: M : Sale Includes Multiple Parcels  
 Sale Source: 6 : PT61  
 Sales Type: 1 : LAND  
 Sale Flag:  
 Deed Book: 58184  
 Deed Page: 0344  
 Deed Type: LW

Land

---

Line Number: 1  
Land Type: S - SQUARE FOOT  
Land Code: 6  
Square Feet: 17,500  
Acres: .4017



Sorry, no sketch available  
for this record

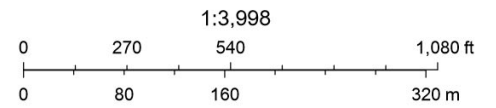
Item	Area



13 0189 LL0460, 0 NEW WEST RD, SOUTH FULTON



August 4, 2021



Tyler\_Transportation, Tyler\_TaxParcels



PARID: 13 0189 LL0478  
LADERA CAPITAL LLC

0 NEW WEST RD

## Parcel

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Parcel ID:	13 0189 LL0478
Property Location:	0 NEW WEST RD
Unit:	
City:	SOUTH FULTON
Neighborhood:	1328
Improvement Strata:	VA
Property Class:	R3
Land Use Code:	100-Residential vacant **
Living Units:	0
Acres:	1.0044
Zoning:	AG1-
Location	6
Fronting:	9 - 9
Parking Type:	1-OFF STREET
Parking Quantity:	2
Street 1/Street 2:	1-Paved/-
Topo 1/Topo2/Topo3:	1-LEVEL/-/-
Util1/Util2/Util3:	1-ALL PUBLIC/-/-

## Legal

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Tax District	55
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## Owners

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Owners:	LADERA CAPITAL LLC
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## Mailing Address

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Address	FUL Exmp Code	ATL Exmp Code
LADERA CAPITAL LLC 6175 HICKORY FLAT HWY STE 110-331 CANTON GA 30115		

## Sales

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Sale Date:	Sale Price:
16-NOV-17	\$1,000
17-DEC-07	\$10,512
23-NOV-98	\$0

## Sale Details

1 of 3

---

Grantor:	PREMIER REALTY GROUP, INC.
Grantee:	LADERA CAPITAL LLC
Sales Date:	16-NOV-17
Sale Price Sale Validity:	M : Sale Includes Multiple Parcels
Sale Source:	6 : PT61
Sales Type:	1 : LAND
Sale Flag:	
Deed Book:	58184
Deed Page:	0344
Deed Type:	LW

Land

---

Line Number: 1  
Land Type: S - SQUARE FOOT  
Land Code: 6  
Square Feet: 43,750  
Acres: 1.0044



Sorry, no sketch available  
for this record

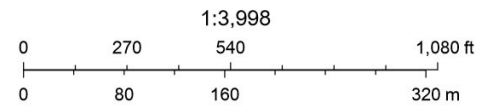
Item	Area



13 0189 LL0478, 0 NEW WEST RD, SOUTH FULTON



August 4, 2021



Tyler\_Transportation, Tyler\_TaxParcels



PARID: 13 0189 LL0486  
LADERA CAPITAL LLC

0 NEW WEST RD

## Parcel

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Parcel ID: 13 0189 LL0486  
 Property Location: 0 NEW WEST RD  
 Unit:  
 City: SOUTH FULTON  
 Neighborhood: 1328  
 Improvement Strata: VA  
 Property Class: R3  
 Land Use Code: 100-Residential vacant \*\*  
 Living Units: 0  
 Acres: 1.0044  
 Zoning: AG1-  
 Location: 6  
 Fronting: 9 - 9  
 Parking Type: 1-OFF STREET  
 Parking Quantity: 2  
 Street 1/Street 2: 1-Paved/-  
 Topo 1/Topo2/Topo3: 1-LEVEL/-/-  
 Util1/Util2/Util3: 1-ALL PUBLIC/-/-

## Legal

---

Tax District 55

## Owners

---

Owners: LADERA CAPITAL LLC

## Mailing Address

---

Address	FUL Exmp Code	ATL Exmp Code
LADERA CAPITAL LLC 6175 HICKORY FLAT HWY STE 110-331 CANTON GA 30115		

## Sales

---

Sale Date:	Sale Price:
16-NOV-17	\$1,000
17-DEC-07	\$10,122
23-NOV-98	\$0

## Sale Details

1 of 3

---

Grantor: PREMIER REALTY GROUP, INC.  
 Grantee: LADERA CAPITAL LLC  
 Sales Date: 16-NOV-17  
 Sale Price Sale Validity: M : Sale Includes Multiple Parcels  
 Sale Source: 6 : PT61  
 Sales Type: 1 : LAND  
 Sale Flag:  
 Deed Book: 58184  
 Deed Page: 0344  
 Deed Type: LW

Land

---

Line Number: 1  
Land Type: S - SQUARE FOOT  
Land Code: 6  
Square Feet: 43,750  
Acres: 1.0044



Sorry, no sketch available  
for this record

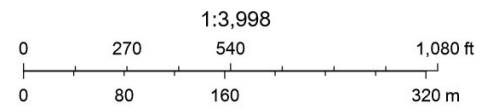
Item	Area



13 0189 LL0486, 0 NEW WEST RD, SOUTH FULTON



August 4, 2021



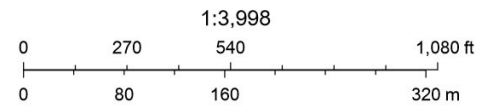
Tyler\_Transportation, Tyler\_TaxParcels



13 0189 LL0494, 0 NEW WEST RD, SOUTH FULTON



August 4, 2021



Tyler\_Transportation, Tyler\_TaxParcels



PARID: 13 0189 LL0452  
LADERA CAPITAL LLC

0 NEW WEST RD

Parcel

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Parcel ID:	13 0189 LL0452
Property Location:	0 NEW WEST RD
Unit:	
City:	SOUTH FULTON
Neighborhood:	1328
Improvement Strata:	VA
Property Class:	R3
Land Use Code:	100-Residential vacant **
Living Units:	0
Acres:	1.0044
Zoning:	AG1-
Location	6
Fronting:	9 - 9
Parking Type:	1-OFF STREET
Parking Quantity:	2
Street 1/Street 2:	1-Paved/-
Topo 1/Topo2/Topo3:	1-LEVEL/-/-
Util1/Util2/Util3:	1-ALL PUBLIC/-/-

Legal

---

Tax District	55
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Owners

---

Owners:	LADERA CAPITAL LLC
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Mailing Address

---

Address	FUL Exmp Code	ATL Exmp Code
LADERA CAPITAL LLC 6175 HICKORY FLAT HWY STE 110-331 CANTON GA 30115		

Sales

---

Sale Date:	Sale Price:
16-NOV-17	\$1,000
17-DEC-07	\$11,162
23-NOV-98	\$0

Sale Details

1 of 3

---

Grantor:	PREMIER REALTY GROUP, INC.
Grantee:	LADERA CAPITAL LLC
Sales Date:	16-NOV-17
Sale Price Sale Validity:	M : Sale Includes Multiple Parcels
Sale Source:	6 : PT61
Sales Type:	1 : LAND
Sale Flag:	
Deed Book:	58184
Deed Page:	0344
Deed Type:	LW



Land

---

Line Number: 1  
Land Type: S - SQUARE FOOT  
Land Code: 6  
Square Feet: 43,750  
Acres: 1.0044



Sorry, no sketch available  
for this record

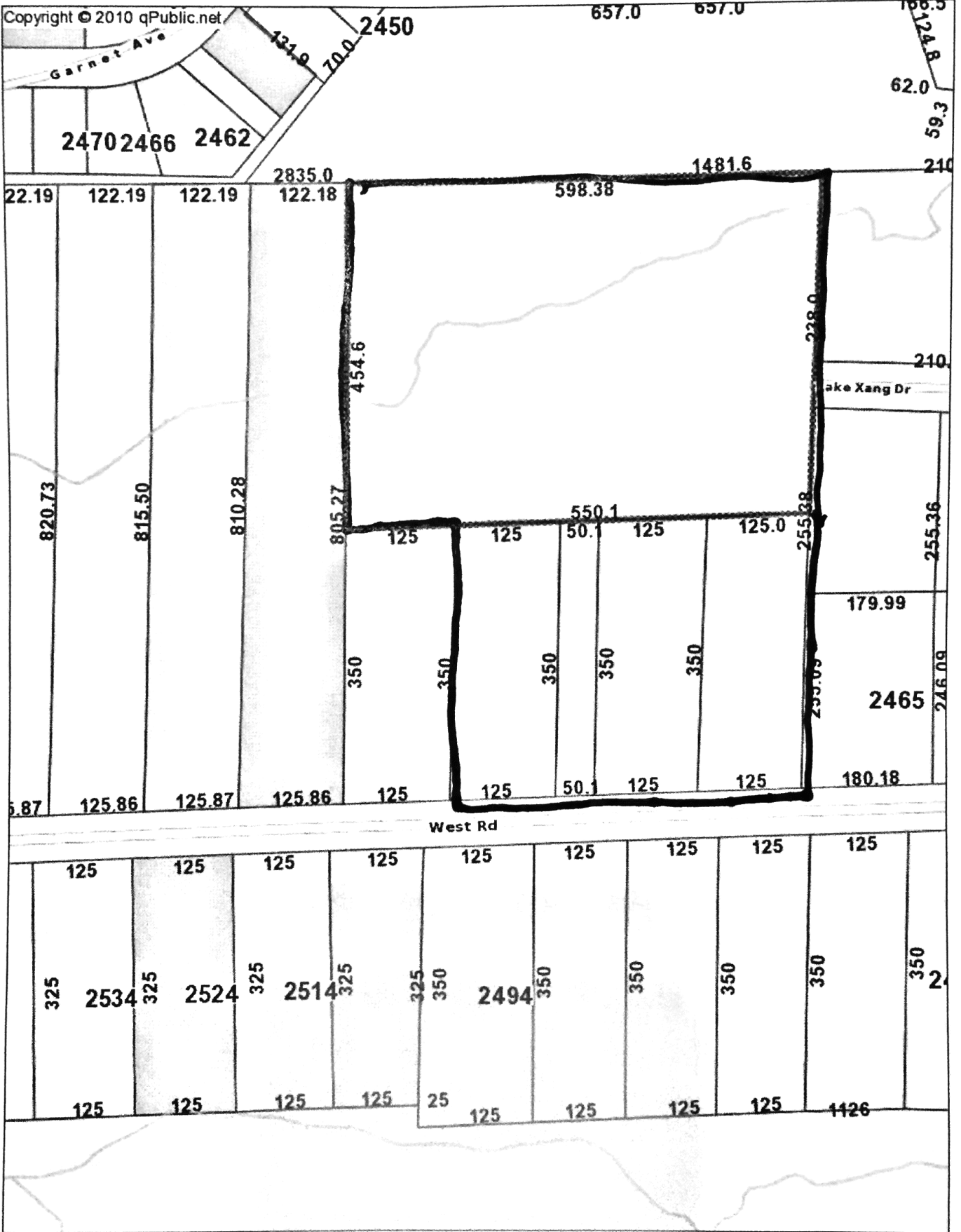
Item	Area
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Searched for:

Name LADERA CAPITAL LLC  
2021  
No

Results 1 - 5 of 5

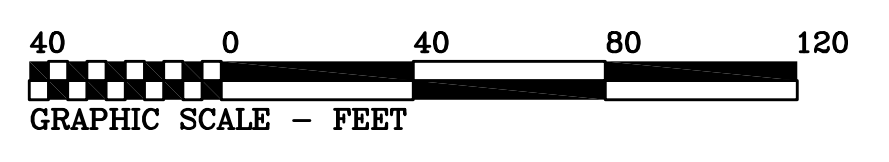
Parcel ID	Owner	Parcel Address	City
<a href="#">13 0189 LL0452</a>	LADERA CAPITAL LLC	0 NEW WEST RD	SOUTH FULTON
<a href="#">13 0189 LL0460</a>	LADERA CAPITAL LLC	0 NEW WEST RD	SOUTH FULTON
<a href="#">13 0189 LL0478</a>	LADERA CAPITAL LLC	0 NEW WEST RD	SOUTH FULTON
<a href="#">13 0189 LL0486</a>	LADERA CAPITAL LLC	0 NEW WEST RD	SOUTH FULTON
<a href="#">13 0189 LL0494</a>	LADERA CAPITAL LLC	0 NEW WEST RD	SOUTH FULTON



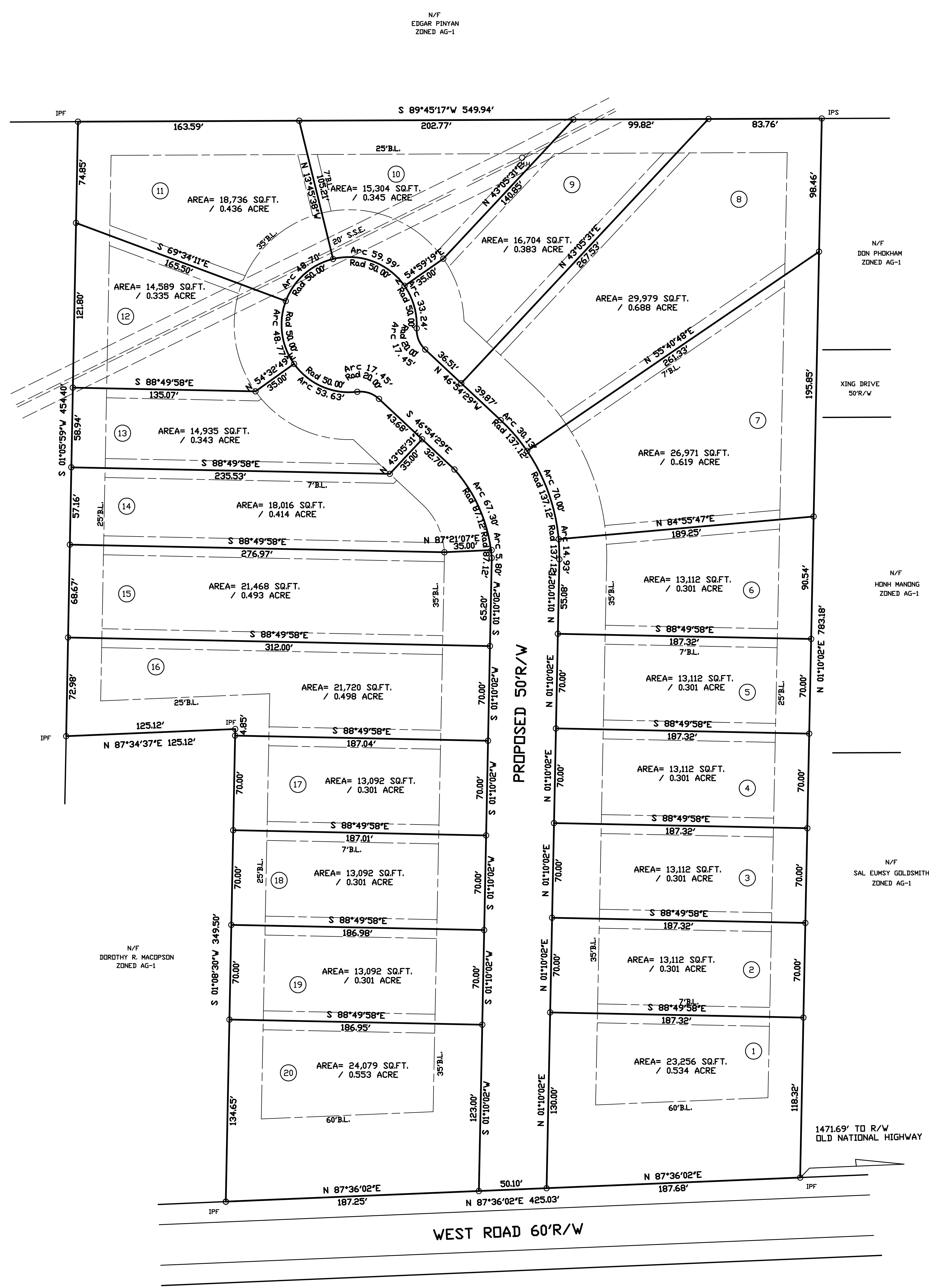
Fulton County makes every effort to produce the most accurate information possible. No warranties, expressed or implied, are provided for the data herein, its use or interpretation. The assessment information is from the last certified taxroll. All data is subject to change before the next certified taxroll.



- LEGEND
- 1" = 1/8" = 15.24 CM
  - 2" = 1/4" = 30.48 CM
  - 3" = 3/8" = 45.72 CM
  - 4" = 1/2" = 60.96 CM
  - 5" = 5/8" = 76.20 CM
  - 6" = 3/4" = 91.44 CM
  - 7" = 7/8" = 106.68 CM
  - 8" = 1" = 121.92 CM
  - 9" = 1 1/8" = 137.16 CM
  - 10" = 1 1/4" = 152.40 CM
  - 11" = 1 3/8" = 167.64 CM
  - 12" = 1 1/2" = 182.88 CM
  - 13" = 1 5/8" = 198.12 CM
  - 14" = 1 3/4" = 213.36 CM
  - 15" = 1 7/8" = 228.60 CM
  - 16" = 2" = 253.84 CM
  - 17" = 2 1/8" = 269.08 CM
  - 18" = 2 1/4" = 284.32 CM
  - 19" = 2 3/8" = 299.56 CM
  - 20" = 2 1/2" = 314.80 CM
  - 21" = 2 5/8" = 330.04 CM
  - 22" = 2 3/4" = 345.28 CM
  - 23" = 2 7/8" = 360.52 CM
  - 24" = 3" = 375.76 CM
  - 25" = 3 1/8" = 391.00 CM
  - 26" = 3 1/4" = 406.24 CM
  - 27" = 3 3/8" = 421.48 CM
  - 28" = 3 1/2" = 436.72 CM
  - 29" = 3 5/8" = 451.96 CM
  - 30" = 3 3/4" = 467.20 CM
  - 31" = 3 7/8" = 482.44 CM
  - 32" = 4" = 497.68 CM
  - 33" = 4 1/8" = 512.92 CM
  - 34" = 4 1/4" = 528.16 CM
  - 35" = 4 3/8" = 543.40 CM
  - 36" = 4 1/2" = 558.64 CM
  - 37" = 4 5/8" = 573.88 CM
  - 38" = 4 3/4" = 589.12 CM
  - 39" = 4 7/8" = 604.36 CM
  - 40" = 5" = 619.60 CM
  - 41" = 5 1/8" = 634.84 CM
  - 42" = 5 1/4" = 650.08 CM
  - 43" = 5 3/8" = 665.32 CM
  - 44" = 5 1/2" = 680.56 CM
  - 45" = 5 5/8" = 695.80 CM
  - 46" = 5 3/4" = 711.04 CM
  - 47" = 5 7/8" = 726.28 CM
  - 48" = 6" = 741.52 CM
  - 49" = 6 1/8" = 756.76 CM
  - 50" = 6 1/4" = 772.00 CM
  - 51" = 6 3/8" = 787.24 CM
  - 52" = 6 1/2" = 802.48 CM
  - 53" = 6 5/8" = 817.72 CM
  - 54" = 6 3/4" = 832.96 CM
  - 55" = 6 7/8" = 848.20 CM
  - 56" = 7" = 863.44 CM
  - 57" = 7 1/8" = 878.68 CM
  - 58" = 7 1/4" = 893.92 CM
  - 59" = 7 3/8" = 909.16 CM
  - 60" = 7 1/2" = 924.40 CM
  - 61" = 7 5/8" = 939.64 CM
  - 62" = 7 3/4" = 954.88 CM
  - 63" = 7 7/8" = 970.12 CM
  - 64" = 8" = 985.36 CM
  - 65" = 8 1/8" = 1000.60 CM
  - 66" = 8 1/4" = 1015.84 CM
  - 67" = 8 3/8" = 1031.08 CM
  - 68" = 8 1/2" = 1046.32 CM
  - 69" = 8 5/8" = 1061.56 CM
  - 70" = 8 3/4" = 1076.80 CM
  - 71" = 8 7/8" = 1092.04 CM
  - 72" = 9" = 1107.28 CM
  - 73" = 9 1/8" = 1122.52 CM
  - 74" = 9 1/4" = 1137.76 CM
  - 75" = 9 3/8" = 1153.00 CM
  - 76" = 9 1/2" = 1168.24 CM
  - 77" = 9 5/8" = 1183.48 CM
  - 78" = 9 3/4" = 1198.72 CM
  - 79" = 9 7/8" = 1213.96 CM
  - 80" = 10" = 1229.20 CM
  - 81" = 10 1/8" = 1244.44 CM
  - 82" = 10 1/4" = 1259.68 CM
  - 83" = 10 3/8" = 1274.92 CM
  - 84" = 10 1/2" = 1290.16 CM
  - 85" = 10 5/8" = 1305.40 CM
  - 86" = 10 3/4" = 1320.64 CM
  - 87" = 10 7/8" = 1335.88 CM
  - 88" = 11" = 1351.12 CM
  - 89" = 11 1/8" = 1366.36 CM
  - 90" = 11 1/4" = 1381.60 CM
  - 91" = 11 3/8" = 1396.84 CM
  - 92" = 11 1/2" = 1412.08 CM
  - 93" = 11 5/8" = 1427.32 CM
  - 94" = 11 3/4" = 1442.56 CM
  - 95" = 11 7/8" = 1457.80 CM
  - 96" = 12" = 1473.04 CM
  - 97" = 12 1/8" = 1488.28 CM
  - 98" = 12 1/4" = 1503.52 CM
  - 99" = 12 3/8" = 1518.76 CM
  - 100" = 12 1/2" = 1534.00 CM
  - 101" = 12 5/8" = 1549.24 CM
  - 102" = 12 3/4" = 1564.48 CM
  - 103" = 12 7/8" = 1579.72 CM
  - 104" = 13" = 1594.96 CM
  - 105" = 13 1/8" = 1610.20 CM
  - 106" = 13 1/4" = 1625.44 CM
  - 107" = 13 3/8" = 1640.68 CM
  - 108" = 13 1/2" = 1655.92 CM
  - 109" = 13 5/8" = 1671.16 CM
  - 110" = 13 3/4" = 1686.40 CM
  - 111" = 13 7/8" = 1701.64 CM
  - 112" = 14" = 1716.88 CM
  - 113" = 14 1/8" = 1732.12 CM
  - 114" = 14 1/4" = 1747.36 CM
  - 115" = 14 3/8" = 1762.60 CM
  - 116" = 14 1/2" = 1777.84 CM
  - 117" = 14 5/8" = 1793.08 CM
  - 118" = 14 3/4" = 1808.32 CM
  - 119" = 14 7/8" = 1823.56 CM
  - 120" = 15" = 1838.80 CM



TOTAL AREA= 9.005 ACRES  
ZONED AG-1  
PROPOSED ZONING R-4



PRELIMINARY PLAT SURVEY FOR:  
**RICHARD DeTHOMAS**  
LAND LOT 189 13<sup>th</sup> DISTRICT  
FULTON COUNTY, GEORGIA  
SCALE: 1"=40' DATE: MARCH 16th, 2006

IN MY OPINION, THIS PLAT IS A CORRECT REPRESENTATION OF THE LAND PLATTED AND HAS BEEN PREPARED IN ACCORDANCE WITH THE HIGHEST STANDARDS AND REQUIREMENTS OF LAW.

RICKY C. BUSBEE, GEORGIA R.L.S. 2497  
THE FIELD DATA UPON WHICH THIS PLAT OR MAP IS BASED HAS A CLOSURE PRECISION OF ONE FOOT IN 25,000 FEET AND AN ANGULAR ERROR OF 07 SECONDS PER ANGLE, AND WAS ADJUSTED USING CRANDALL'S RULE. THIS MAP OR PLAT HAS BEEN CALCULATED FOR CLOSURE AND IS FOUND TO BE ACCURATE WITHIN ONE FOOT IN 150,000 FEET.  
EQUIPMENT USED: TOPCON GT-502



SURVEY BY:  
BUSBEE SURVEYING COMPANY, INC.  
3348 HIGHWAY 120  
DULUTH, GEORGIA 30096  
PH. 1-770-497-9866 FAX: 770-497-9881





Sapphire Blvd

Faldspar Way  
Topaz Rd

Turquoise Ln  
Mica Trl

Garnet Ave

Dalton Park

Addison Park

279

Old National Hwy

West Rd

Jonesboro Rd

138

138

Jonesboro Rd

Old National Way

138

Jonesboro Rd