

12 Sammy McGhee Boulevard #204, Jasper  
(Pickens County) GA 30143

**Reserve**

**THURSDAY, FEBRUARY 23, 2023**

SALE SITE: HOME 2 SUITES (OFF DELK ROAD), 2168 KINGSTON COURT, MARIETTA, GA 30067



## Features

**CALL FOR  
INFORMATION**

**770.425.1141  
or 800.479.1763  
johndixon.com**



**JOHN DIXON  
& ASSOCIATES**  
AUCTIONS • MARKETING

PROPERTY TYPE:	Commercial Office Unit
SUBDIVISION:	Grandview @ Gateway
LOT(S):	n/a
BEDS/BATHS:	n/a
YEAR BUILT:	2005
SQUARE FEET:	1,500±
ACREAGE:	0
TAX ID:	JA10 053 104
AGENT:	Cassie Rasco

02/23 GAL: 2034, NCFL: 6397, John L. Dixon, Licensed Mississippi Real Estate Broker and Mississippi Auction License #1667

2140 Newmarket Parkway, Suite 118, Marietta, Georgia • 30067 • office: 770.425.1141 • fax: 770.425.4413 • toll-free: 800.479.1763

The above information is believed to be accurate but is not warranted. Offer subject to errors, changes, omissions, prior sales and withdrawals without notice.

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### Summary

**Parcel Number** JA10 053 104  
**Location Address** 12 SAMMY MCGHEE BOULEVARD  
**Legal Description** DIST13 LL14 CONDO ONLY (SUITE 204) .12AC  
(Note: Not to be used on legal documents)  
**Class** C3-Commercial  
(Note: This is for tax purposes only. Not to be used for zoning.)  
**Tax District** JASPER (District 02)  
**Millage Rate** 25.805  
**Acres** 0  
**Homestead Exemption** No (S0)  
**Landlot/District** 14 / 13

[View Map](#)



### Owner

MY HOME FOR RENT LLC  
 4265 HUNTERS WALK WAY  
 CUMMING, GA 30028

### Land

Type	Description	Calculation Method	Square Footage	Frontage	Depth	Acres	Lots
Commercial	GRANDVIEW @ GATEWAY-\$75K LOT	Lot	0	0	0	0	1

### Commercial Improvement Information

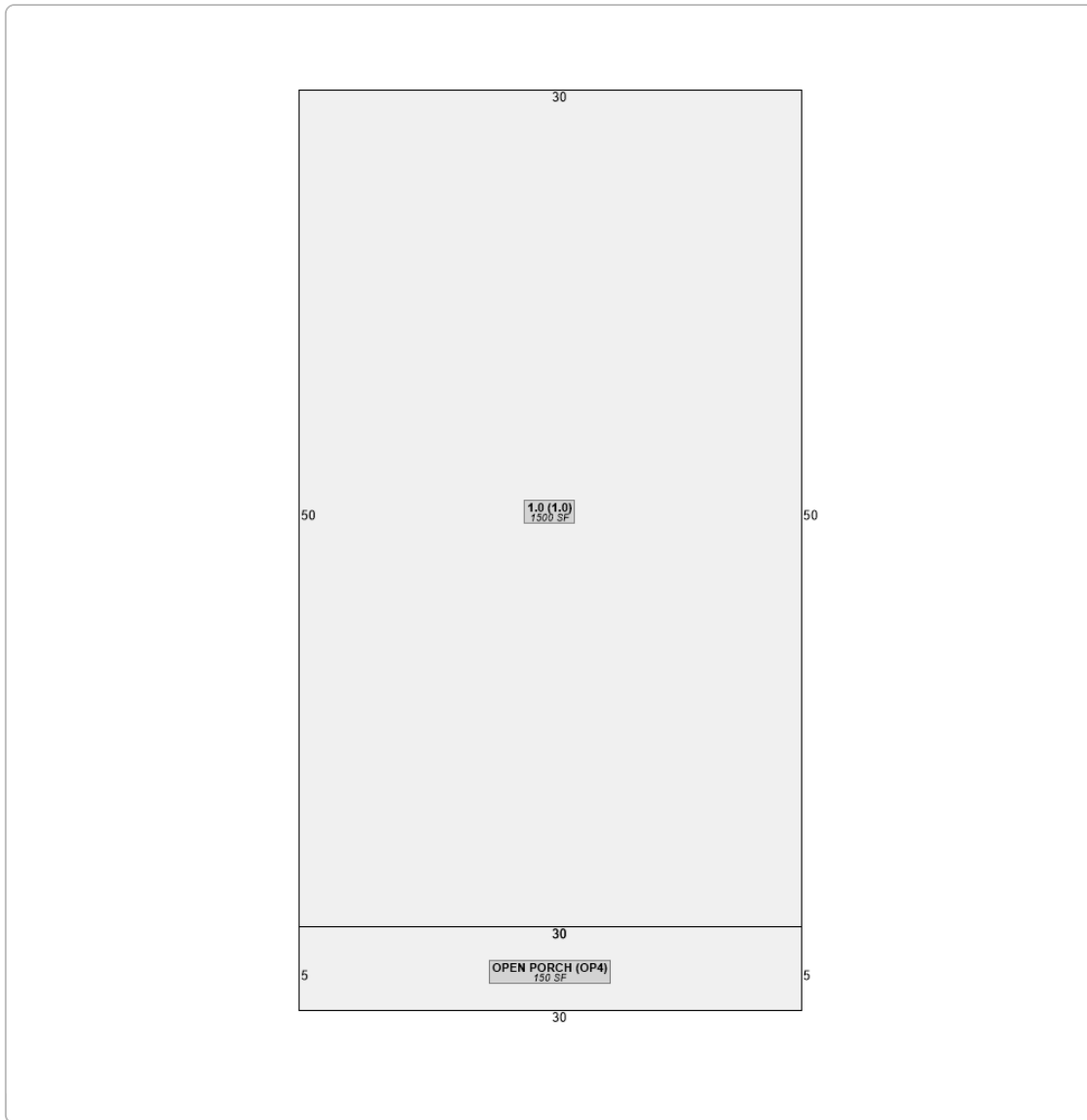
**Description** Medical Office Bldg-1  
**Value** \$114,465  
**Actual Year Built** 2005  
**Effective Year Built**  
**Square Feet** 1500  
**Wall Height** 9  
**Wall Frames** Steel  
**Exterior Wall** Stucco  
**Roof Cover** Galvanized Metal  
**Interior Walls** Sheetrock  
**Floor Construction** Elevated Slab  
**Floor Finish** Carpet/Vinyl Tile  
**Ceiling Finish** Sheetrock  
**Lighting** Standard F.F.  
**Heating** Cent. Htg. & A.C.  
**Number of Buildings** 1

### Sales

Sale Date	Deed Book / Page	Plat Book / Page	Sale Price	Reason	Grantor	Grantee
9/24/2021	1296 116		\$62,300	ADDITIONAL INTEREST	BAGH SIRSEH	MY HOME FOR RENT LLC
5/27/2005	650 783		\$203,290	FAIR MARKET VALUE	RSK PROPERTIES	BAGH SIRSEH



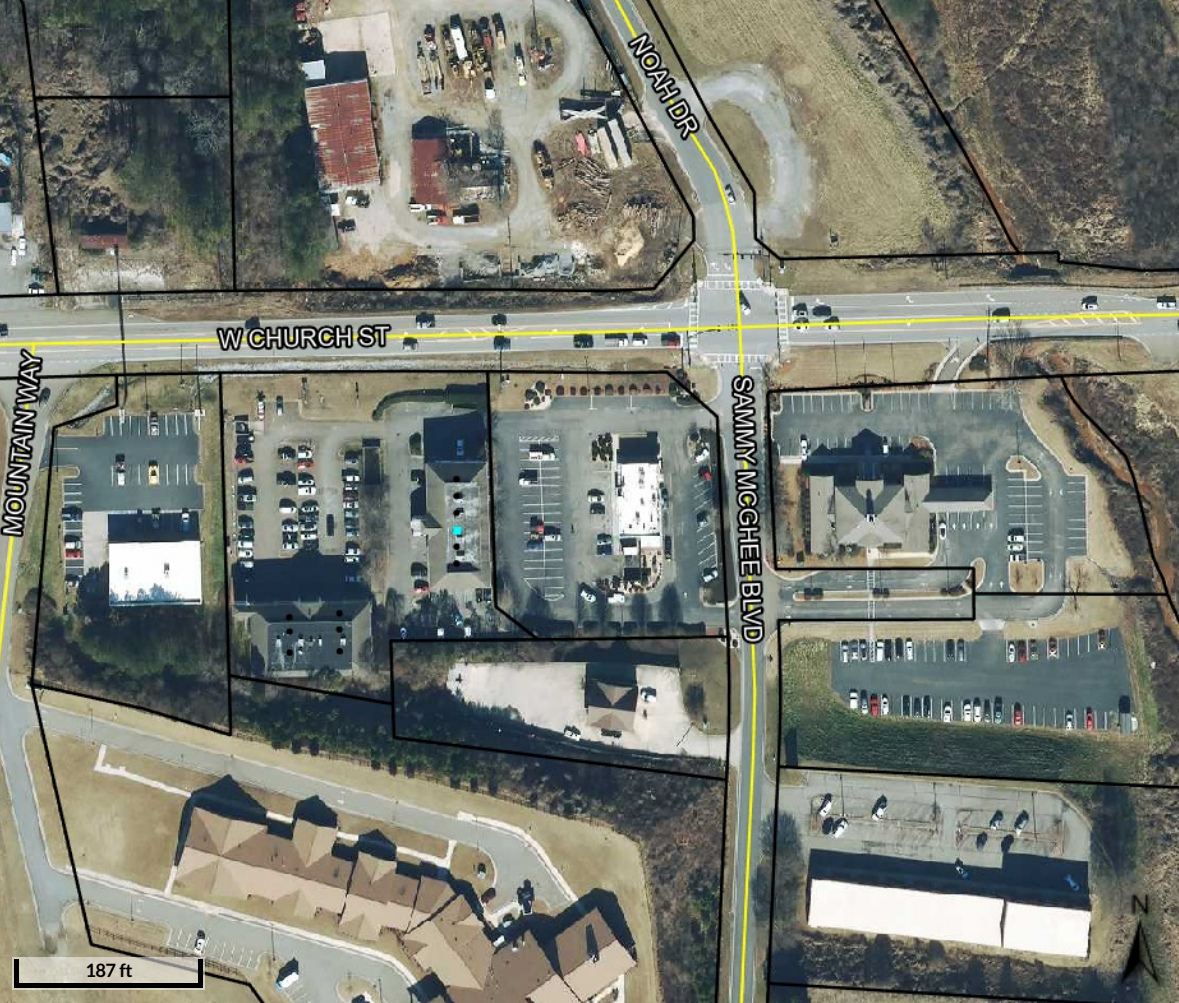
Sketches











NOAH DR

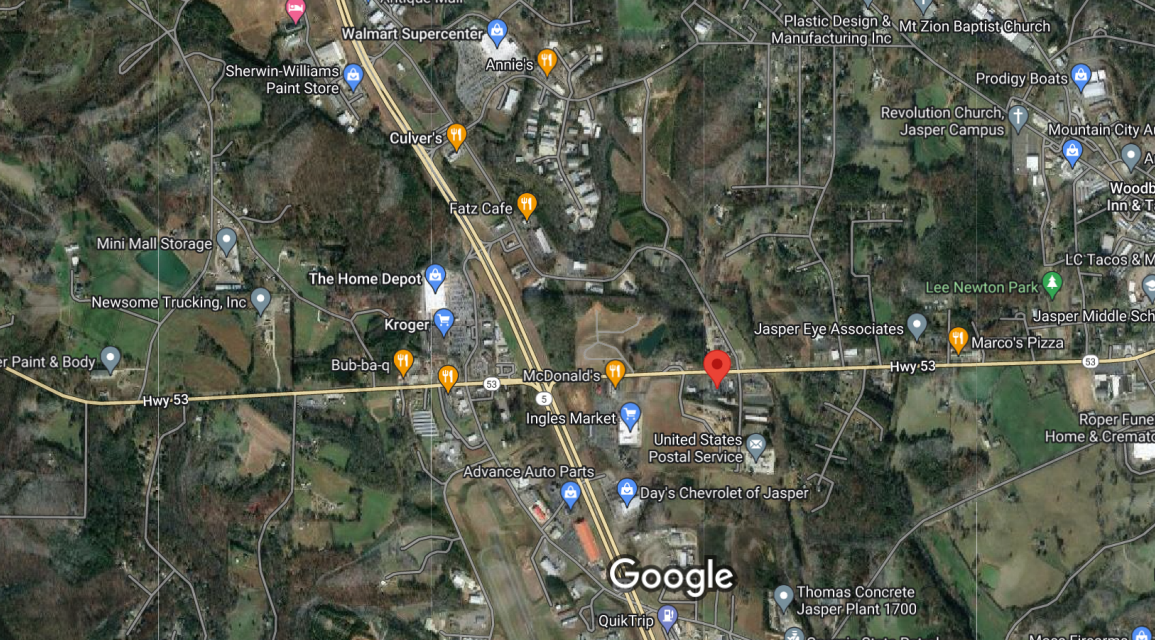
W CHURCH ST

MOUNTAIN WAY

SAMMY MCCHIEE BLVD

187 ft

N



Walmart Supercenter

Sherwin-Williams  
Paint Store

Annie's

Culver's

Fatz Cafe

The Home Depot

Kroger

Bub-ba-q

McDonald's

Ingles Market

Advance Auto Parts

United States  
Postal Service

Day's Chevrolet of Jasper

Plastic Design &  
Manufacturing Inc

Mt Zion Baptist Church

Prodigy Boats

Revolution Church,  
Jasper Campus

Mountain City A

Woodb  
Inn & T

LC Tacos & M

Lee Newton Park

Jasper Middle Sch

Marco's Pizza

Hwy-53

Hwy-53

53

Google

Thomas Concrete  
Jasper Plant 1700

QuikTrip

Mega Firearms