

DELINQUENT PROPERTY TAX SALE – UPDATED 7/28/2025

Under and by virtue of certain tax Fi. Fa.'s issued by the City Clerk of City of Snellville, Georgia, in favor of the State of Georgia, County of Gwinnett and City of Snellville, against the following named persons and the property as described next to their respective name(s). They will be sold for cash or certified funds at public outcry, before the Courthouse door in Lawrenceville, Gwinnett County, Georgia, between the legal hours of sale, on the first Tuesday in August, 2025, the same being August 5th, 2025, and continuing on August 6th, 2025, 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, County and City tax execution on the respective individual and property. 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 City of Snellville, County of Gwinnett, 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 costs, all taxes, advertising costs and recording fees.

Map & Parcel: R5028A097
Defendant in Fi-Fa: Brooks Destiny, LLC
Current Record Holder: Brooks Destiny, LLC
CRH Address: 1345 Oakshyre Place
Lawrenceville, GA 30043 - 6435

Amount Due: \$ 1,322.57
Tax Years Due: 2024,2023
Deed Book: 58218/374
Legal Description: All that tract of land being in the: State of Georgia, County of Gwinnett, City of Snellville, Land Lot 28, 5th District, being 0.03 acres, more or less. Being Unit D, Building 2270, of Kingsgate Colony Condominiums. As shown in Plat Book 1, Page 172. Or as further described as a portion of the tracts in Deed Book 58218, Page 374. Being known as Tax Map & Parcel R5028A097, Gwinnett County, Georgia.

Map & Parcel: R5040 210
Defendant in Fi-Fa: Cousins/New Market Dev Co.
Current Record Holder: Cousins/New Market Dev Co.
CRH Address: 1 Independent Drive, Suite 114
Jacksonville , FL 32202

Amount Due: \$ 706.53
Tax Years Due: 2024,2023,2022,2021
Deed Book: 9637/25
Legal Description: All that tract of land being in the: State of Georgia, County of Gwinnett, City of Snellville, Land Lot 40, 5th District, being 0.2014 acres, more or less. Or as further described as a portion of the tracts in Deed Book 9637, Page 25. Being known as Tax Map & Parcel R5040 210, Gwinnett County, Georgia.

Map & Parcel: R5071 524
Defendant in Fi-Fa: Century Communities Of Georgia, LLC

Current Record Holder: Century Communities Of Georgia, LLC
CRH Address: 2521 River Cane Way
Buford, GA 30519 - 8795
Amount Due: \$ 733.84
Tax Years Due: 2024,2023
Deed Book: 55720/9; 55997/179
Legal Description: All that tract of land being in the: State of Georgia, County of Gwinnett, Land Lot 71, 5th District, being 0.18 acres, more or less. Being Lot 112, of Saddlebrook Subdivision, Phase 2B. As shown in Plat Book 152, Page 192. Or as further described as a portion of the tracts in Deed Book 55720, Page 9 & Deed Book 55997, Page 179. Being known as Tax Map & Parcel R5071 524, Gwinnett County, Georgia.

Map & Parcel: R5101 368
Defendant in Fi-Fa: Moorad, Naheed
Current Record Holder: Moorad, Naheed
CRH Address: PO Box 50955
Dubai United Arab Emirates
A, GA 00000
Amount Due: \$ 2,846.41
Tax Years Due: 2024,2023,2022
Deed Book: 51484/585
Legal Description: All that tract of land being in the: State of Georgia, County of Gwinnett, City of Snellville, Land Lot 101, 5th District, being 0.13 acres, more or less. Being Lot 9, Block D, of Hawthorn Glen Subdivision, Unit Three-B. As shown in Plat Book 100, Page 53. Or as further described in Deed Book 51484, Page 585. Being known as Tax Map & Parcel R5101 368, Gwinnett County, Georgia.

Melisa Arnold
City Clerk

* Deed Book: Refers to Deed Records located in the Gwinnett County Courthouse, Clerk of Superior Court's Office where property is more fully described. 4C-2-26