



**Matthew C. Ledbetter**  
**Forsyth County Tax**  
**Commissioner**  
**1092 Tribble Gap Rd.**  
**Cumming, GA 30040**

IF TAXES ARE PAID BY YOUR MORTGAGE COMPANY, SEND THEM THIS PORTION

Bill #	Due Date	Total Due
2025-296274	11/15/2025	\$0.00

**Map/Parcel:** 065 144

**Location:** 6410 HALCYON GARDEN DR

INTEREST, PENALTIES, AND OTHER FEES APPLY AFTER DUE DATE. If taxes are paid by your mortgage company, send them the top portion only. View/pay online at [www.forsythcountytax.com](http://www.forsythcountytax.com)

WARDACH ELIZABETH S & WARDACH THOMAS J  
 6410 HALCYON GARDEN DR  
 ALPHARETTA, GA 30005

**MAKE CHECK OR MONEY ORDER PAYABLE TO:**

**Forsyth County Tax Commissioner**  
 1092 Tribble Gap Rd.  
 Cumming, GA 30040

DETACH BOTTOM PORTION TO KEEP FOR YOUR RECORDS AND RETURN THE TOP PORTION WITH PAYMENT.



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 Phone: 770-781-2110 Fax: 678-455-1207

## 2025 Property Tax Statement

**Bill Type:** Real Bill  
**Map/Parcel:** 065 144  
**Location:** 6410 HALCYON GARDEN DR  
**District:** 001 FORSYTH COUNTY AT LARGE

Property Owners	Location		Billing Date		Bill #	Billing Good Through
WARDACH ELIZABETH S & WARDACH THOMAS J					296274	6/15/2026
	Building Value	Land Value	Total Fair Market Value	Acres	Exemptions	Due Date
	\$840,980	\$310,000	\$1,150,980	0.14	L7, L8, L9, S1	11/15/2025

Description	Entity	Market Value	Assessed Value	Exemptions	Taxable Value	Millage Rate	Net Tax
2-1 964 LT 136 PH1 HALCYON GARDEN	COUNTY M&O	\$1,150,980	\$460,392	-\$221,748	\$238,644	4.7910	\$1,143.34
	COUNTY BOND	\$1,150,980	\$460,392		\$460,392	0.3000	\$138.12
	SCHOOL M&O	\$1,150,980	\$460,392	-\$26,249	\$434,143	15.2080	\$6,602.45
	SCHOOL BOND	\$1,150,980	\$460,392		\$460,392	1.4180	\$652.84
	FIRE DISTRICT	\$1,150,980	\$460,392	-\$221,748	\$238,644	2.8050	\$669.40
<b>TOTAL</b>						<b>24.5220</b>	<b>\$9,206.15</b>

The COUNTY M&O Sales Tax Rollback of 2.4790 Mills has saved you \$591.60 on your bill.

* If taxes are past due, please call 770-781-2110 or visit <a href="http://www.forsythcountytax.com">www.forsythcountytax.com</a> for current amount due prior to remitting payment as interest and other fees continue to accrue.	<b>Current Taxes Due</b>	\$9,206.15
	<b>Interest</b>	\$0.00
	<b>Penalty</b>	\$0.00
	<b>Other Fees</b>	\$0.00
	<b>Previous Payments</b>	\$9,206.15
	<b>Back Taxes</b>	\$0.00
	<b>TOTAL DUE</b>	<b>\$0.00</b>

**Bill No:** 2025-296274