PIN#: 035005  
Date: 02-14-2022  
Page: 1

Owner Information
DRYDEN ENTERPRISES INC  
310 S MAIN ST  
HINESVILLE, GA 313133222

General Information
Physical Address: GRANDVIEW DR  
Property Description:  
GRiffin PARK REMAINING AC  
Tax District: HINESVILLE  
Homestead: NONE  
Total: 185,161  
Location: 3 D  
Previous: 110,409

Values
Improvements: 0  
Accessories: 0  
Land: 185,161  
Total: 185,161  
Location: 3 D  
Previous: 110,409

Sales Info:
Grantee: DRYDEN ENTERPRISES INC  
Grantor: WHEELER CHERYL & ETAL  
Date: 2019-11-08 00:00:00.000  
Deed Book: 2058  
Plat Book: 763  
Sale Price: 29,600  
CS: R4  
Reason: LM

Grantee: WHEELER CHERYL & ETAL  
Grantor: COWART IRVING E & HODGES KIRBY  
Date: 2019-11-08 00:00:00.000  
Deed Book: 2058  
Plat Book: 759  
Sale Price: 0  
CS: R4  
Reason: EX

Grantee: DRYDEN ENTERPRISES INC  
Grantor: THE MICHAEL E BRYANT LIFE TRUST  
Date: 2019-11-08 00:00:00.000  
Deed Book: 2057  
Plat Book: 396  
Sale Price: 332,765  
CS: A5  
Reason: AJ

Grantee: DRYDEN ENTERPRISES INC  
Grantor: MICHAEL E BRYANT LIFE TRUST  
Date: 2017-01-12 00:00:00.000  
Deed Book: 1933  
Plat Book: 881  
Sale Price: 1,735  
CS: R4  
Reason: AC

Grantee: DRYDEN ENTERPRISES INC  
Grantor: THE MICHAEL E BRYANT LIFE TRUST  
Date: 2016-07-17 00:00:00.000  
Deed Book: 1910  
Plat Book: 23  
Sale Price: 84,275  
CS: R5  
Reason: LM

Grantee: DRYDEN ENTERPRISES INC  
Grantor: THE MICHAEL E BRYANT LIFE TRUS  
Date: 2014-11-10 00:00:00.000  
Deed Book: 1809  
Plat Book: 94  
Sale Price: 31,275  
CS: A5  
Reason: LM

Grantee: THE MICHAEL E BRYANT LIFE TRUST  
Grantor: CMJ INVESTMENTS LLC  
Date: 2008-12-31 00:00:00.000  
Deed Book: 1567  
Plat Book: 539  
Sale Price: 0  
CS: A5  
Reason: QC

Grantee: DRYDEN ENTERPRISES INC  
Grantor: FLOYD ALICIA L  
Date: 2005-07-31 00:00:00.000  
Deed Book: 1319  
Plat Book: 69  
Sale Price: 875,000  
CS: A5  
Reason: LM

Grantee: FLOYD ALICIA L  
Grantor: FLOYD JAMES M JR & ETAL  
Date: 2005-06-26 00:00:00.000  
Deed Book: 1319  
Plat Book: 67  
Sale Price: 0  
CS: A5  
Reason: GD

Grantee: CMJ INVESTMENTS LLC  
Grantor: JONES CHARLES M &  
Date: 2004-04-20 00:00:00.000  
Deed Book: 1229  
Plat Book: 132  
Sale Price: 0  
CS: A5  
Reason: ML

Comments:
3/31/21 BOE RESOLVED 1/8/21, NO CHG---ABL 2/8/21 took 6.74 ac for griffin park ext ph1 per mco 4454 1/22/21 -zm 2/8/21 combined 035-003 & 035-004 with this parcel per mco 4454 1/22/21 -ZM 1/25/21 updated photo per map split/combo FC jwc mh 11/2/2020 FORWARDED TO THE BOE---ABL 07/15/2020 FILED APPEAL FOR 2020--SS 9-6-2019-UPDATE OWNERS MAILING ADD PER OWNERS WRITTEN REQ JRS 7-11-2018-mailed 30 day notice jrs 6.28.2018-removed .90 use factor and chgd acc/des to a 3D class due to wetlands per 2018 Appeal-BS 06/22/2018 FILED APPEAL FOR 2018--SS 2/6/18 took 17.26ac for griffin park ph8 per mco 4388 12/22/17 zm 1/29/18 combined 045a-119 & 035-009 with this parcel per mco 4387 12/22/17 -zm 4/7/2017-Split out .20 ac from this parcel to create 036B203 per MCO#4192 3/16/17-bjw 12/14/16 TOOK 7.42 AC TO CREATE GRIFFIN PARK PH 7B PER MCO 4161 -ZM 10/15/15 MAILED 30 DAY CORRECTED NOTICE--SW 8-17-15 removed overide on land & added 10% use factor due to powerline-mrh 7/29/15-filed 2015 appeal, removed 299(c)-bjw 2-25-2015-TOOK 20.29 AC FROM THIS PARCEL TO CREATE GRIFFIN PARK PH 7A PER MCO 3938 JRS 11/12/14 WAIVER & RELEASE SIGNED 11/10/14---ABL 7-10-2014 FILED 2014 APPEAL JRS 2-18-2014-TOOK 12.35 AC PER MCO 3886 FOR GRIFFIN PARK PH 6 SW 2-7-14 JRS 9/12/13-split 8.11 ac out to create Ph5 Griffin Park parcels 035D-026 to 035D-046 and 036B-187 to 036B-190 per MCO #3859 9/11/13-bjw 3/21/12-RECIEVED 3.06 AC FROM 035-004 PER MCO (3518)-BJW Ac chng due to map chng ord#3502 1-4-2012 cr Ac chng due to map chng ord#3501 4-6-2011 cr Ac chng due to map chng ord#3336 3-31-2011 cr Ac chng due to map chng ord#3248 12-16-09 cr Row to HDOT per pt61 1-29-09 cr M & P-VACANT LAND-PER FC LMP 11/6/06-SQ DB 89 PG 311 6-13-60 DB 804 PG 469 DB 808 PG 167 5/16/97 CHANGED MAILING ADDRESS 12/10/04 JK
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Land Influences:
- Topography: 1.00
- Corner: 1.00
- View: 1.00
- Water: 1.00
- Transitional: 1.00
- Neighborhood: 1.00
- Use: 1.00