

Contract for Services

County of Lowndes

State of Georgia

THIS CONTRACT AND AGREEMENT is made and entered into this _____ day of _____ 2021, by and between LOWNDES COUNTY, GEORGIA, a political subdivision of the state of Georgia, acting by and through its Board of Tax Assessors (herein, the "County") and Georgia Mass Appraisal Solutions and Services Inc, (G.M.A.S.S.) (herein the "Company") for the purposes of providing appraisal services as more defined below.

The services listed below will be provided over a 3 (three) year period through this contract

- **Year 1** - review 1/3 of commercial/Industrial parcels. (approx. 1,400 parcels)
 - New photos taken
 - New construction measured and transferred to CAMA
 - Review sales for Commercial properties and urban land to determine if any adjustments are warranted.
 - Train county appraiser on commercial property appraisal by having them shadow GMASS appraiser during field reviews.
 - Providing an appraiser and/or project manager to be on-site for 10 days each month.
- **Year 2** review 1/3 of commercial/Industrial parcels. (approx. 1,400 parcels)
 - New photos taken
 - New construction measured and transferred to CAMA
 - Review sales for Commercial properties and urban land to determine if any adjustments are warranted.
 - Train county appraiser on commercial property appraisal by having them shadow GMASS appraiser during field reviews.
 - Providing an appraiser and/or project manager to be on-site for 10 days each month.
- **Year 3** - review final 1/3 of commercial/Industrial parcels. (approx. 1,400 parcels)
 - New photos taken
 - New construction measured and transferred to CAMA
 - Review sales for Commercial properties and urban land to determine if any adjustments are warranted.
 - All commercial and industrial pricing schedules are updated constituting a full revaluation on those property types.
 - Train county appraiser on commercial property appraisal by having them shadow GMASS appraiser during field reviews.
 - Providing an appraiser and/or project manager to be on-site for 10 days each month.