



MINUTES

METROPOLITAN BOARD OF EQUALIZATION

Wednesday February 9, 2022

8:30 AM

Property Assessor's Office, Howard Office Building, 2nd Floor,
700 2nd Avenue South, Suite 210

I. Call To Order

II. Roll Call

Members present included: Mr. Roger Farmer, Mr. Derrick Starks, Ms. Melba Jackson, and Ms. Glenda Chambers. Also present were Herman Ruben, and Wes Thomas, with the Office of the Property Assessor.

III. Review and Approval of Minutes: Approval of Minutes from January 27, 2022, February 1, 2022, February 3, 2022, and February 7, 2022, Motion by Glenda Chambers, second by Melba Jackson, unanimously approved.

IV. Appeals:

8:30 AM

(2 Parcels heard together)

Keith Summar & Marshall L. Summar
Jay Catignani, with Property Tax Consultants appearing
Parcel ID 104 12 0 267.00
2101 Belmont Blvd, Nashville TN 37212

Motion to Change the Total Value to \$3,209,600, by Glenda Chambers, second by Melba Jackson, unanimously approved. Land Value of \$1,330,000 and Improvement Value reduced to \$1,879,600.

Keith Summar & Marshall L. Summar
Jay Catignani, with Property Tax Consultants appearing
Parcel ID 104 16 0 051.00
2101 Belmont Blvd, Nashville TN 37212

Motion to No Change the Total Value of \$2,646,400, by Glenda Chambers, second by Melba Jackson, unanimously approved. Land Value of \$1,085,000 and Improvement Value of \$1,561,400.

Covenanter Investments
Jay Catignani, with Property Tax Consultants appearing
Parcel ID 070 12 0 007.00
421 Great Circle Rd, Nashville TN 37228

Motion to Change the Total Value to \$8,700,000, by Roger Farmer, second by Glenda Chambers, unanimously approved. Land Value of \$1,631,300 and Improvement Value reduced to \$7,068,700.

Nashville House, LLC
Jay Catignani, with Property Tax Consultants appearing
Parcel ID 082 01 0 002.00
1 Vantage Way, Nashville TN 37228

Motion to Change the Total Value to \$10,700,000, by Melba Jackson, second by Glenda Chambers, unanimously approved. Land Value of \$6,047,900 and Improvement Value reduced to \$4,652,100.

James Campbell Family Limited Partnership
Jay Catignani, with Property Tax Consultants appearing
Parcel ID 105 06 0 343.00
1300 Fort Negley Blvd, Nashville TN 37203

Motion to No Change the Total Value of \$2,429,700, by Glenda Chambers, second by Melba Jackson, unanimously approved. Land Value of \$1,629,100 and Improvement Value of \$800,600.

Bacar Properties, LLC
Jay Catignani, with Property Tax Consultants appearing
Parcel ID 105 12 0 025.00
1898 Nolensville Pike, Nashville TN 37210

Motion to Continue this Parcel to 04/12/2022 @8:30 AM, by Glenda Chambers, second by Melba Jackson, unanimously approved.

Bryan, Ward & Elmore, Inc.
Jay Catignani, with Property Tax Consultants appearing
Parcel ID 118 07 0 020.00
2737 Larmon Ave, Nashville TN 37204

Motion to Change the Total Value to \$775,000, by Melba Jackson, second by Glenda Chambers, unanimously approved. Land Value of \$568,400 and Improvement Value reduced to \$206,600.

Eugenia/Winford Partners
Jay Catignani, with Property Tax Consultants appearing
Parcel ID 118 08 0 175.00
2606 Eugenia Ave, Nashville TN 37211

Motion to No Change the Total Value of \$1,063,800, by Roger Farmer, second by Melba Jackson, unanimously approved. Land Value of \$364,200 and Improvement Value of \$699,600.

BCK Investment Properties, LLC
Jay Catignani, with Property Tax Consultants appearing
Parcel ID 118 11 0 055.00
2817 Bransford Ave, Nashville TN 37204

Motion to No Change the Total Value of \$1,097,700, by Roger Farmer, second by Melba Jackson, unanimously approved. Land Value of \$507,000 and Improvement Value of \$590,700.

David E. Johnson, Grace K. Johnson & Lucy R. Johnson
Jay Catignani, with Property Tax Consultants appearing
Parcel ID 132 16 0 125.00
4551 Trousdale Dr, Nashville TN 37204

Motion to No Change the Total Value of \$1,209,200, by Roger Farmer, second by Glenda Chambers, unanimously approved. Land Value of \$577,300 and Improvement Value of \$631,900.

Marketstreet Grassmere, Co
Jay Catignani, with Property Tax Consultants appearing
Parcel ID 133 00 0 135.00
648 Grassmere Park, Nashville TN 37211

Motion to Change the Total Value to \$41,500,000, by Melba Jackson, second by Roger Farmer, unanimously approved. Land Value of \$15,655,300 and Improvement Value reduced to \$25,844,700.

(2 Parcels heard together)

Metroplex Nashville, LLC
Jay Catignani, with Property Tax Consultants appearing
Parcel ID 134 00 0 235.00
446 Metroplex Dr, Nashville TN 37211

Motion to Change the Total Value to \$1,891,120, by Melba Jackson, second by Glenda Chambers, unanimously approved. Land Value of \$975,200 and Improvement Value reduced to \$915,920.

Metroplex Nashville, LLC
Jay Catignani, with Property Tax Consultants appearing
Parcel ID 134 00 0 307.00
1221 Antioch Pike, Nashville TN 37211

Motion to Change the Total Value to \$1,971,880, by Melba Jackson, second by Glenda Chambers, unanimously approved. Land Value of \$713,100 and Improvement Value reduced to \$1,258,780.

Executive Park
Jay Catignani, with Property Tax Consultants appearing
Parcel ID 146 04 0 001.01
4701 Trousdale Dr, Nashville TN 37220

Motion to No Change the Total Value of \$6,076,600, by Glenda Chambers, second by Melba Jackson, unanimously approved. Land Value of \$4,270,600 and Improvement Value of \$1,806,000.

V. Adjournment of the Meeting

Motion to adjourn by Glenda Chambers, second by Melba Jackson, unanimously approved.

Meeting adjourned 10:35 AM.

ATTEST:

APPROVED:
