



## MINUTES

### METROPOLITAN BOARD OF EQUALIZATION

Monday May 2, 2022

8:30 AM

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

I. Call To Order

II. Roll Call

Members present included: Mr. Bob Notestine (arrived at 8:47 AM), Mr. Derrick Starks, Mr. Charley Hankla, and Mr. Carnell Scruggs. Also present were Herman Ruben, and Pam Williams Ishie with the Office of the Property Assessor.

III. Review and Approval of Minutes:

IV. Appeals:

8:30 AM

(Appeal Originally Heard on 2/3/2022)

Fairwood 2015 Family Trust, ET AL  
Jay Catignani with Property Tax Consultants, appearing  
Parcel ID 104 06 0 006.00  
3322 Fairmont Dr, Nashville TN 37203

Motion to Change the Total Value to \$3,400,000, by Charley Hankla, second by Carnell Scruggs, unanimously approved. Land Value of \$1,750,000 and Improvement Value reduced to \$1,650,000.

Leslie Morris Clendenin, Jr., Roy F. Clendenin & Nancy C. Knight  
Jay Catignani with Property Tax Consultants, appearing  
Parcel ID 018 16 0 182.00  
309 N. Main St, Goodlettsville TN 37072

Motion to No Change the Total Value of \$1,483,700, by Carnell Scruggs, second by Charley Hankla, unanimously approved. Land Value of \$319,600 and Improvement Value of \$1,164,100.

James Bryan Lewis  
Jay Catignani with Property Tax Consultants, appearing  
Parcel ID 060 12 0 130.00  
2823 Dickerson Pk, Nashville TN 37207

Motion to Change the Total Value to \$450,000, by Carnell Scruggs, second by Charley Hankla, unanimously approved. Land Value of \$156,800 and Improvement Value reduced to \$293,200.

(6 Parcels Heard Together)

Sprintz Management Company  
Jay Catignani with Property Tax Consultants, appearing  
Parcel ID 091 14 0 164.00  
5615 Lenox Ave, Nashville TN 37209

Motion to No Change the Total Land Value of \$174,200, by Charley Hankla, second by Bob Notestine, unanimously approved. Land Value of \$174,200.

Sprintz Management Company  
Jay Catignani with Property Tax Consultants, appearing  
Parcel ID 091 14 0 168.00  
337 White Bridge Pike, Nashville TN 37209

Motion to No Change the Total Value of \$945,700, by Charley Hankla, second by Bob Notestine, unanimously approved. Land Value of \$906,000 and Improvement Value of \$39,700.

Sprintz Management Company  
Jay Catignani with Property Tax Consultants, appearing  
Parcel ID 091 14 0 170.00  
335 White Bridge Pike, Nashville TN 37209

Motion to No Change the Total Land Value of \$453,000, by Charley Hankla, second by Bob Notestine, unanimously approved. Land Value of \$453,000.

Sprintz Management Company  
Jay Catignani with Property Tax Consultants, appearing  
Parcel ID 091 14 0 172.00  
331 White Bridge Pike, Nashville TN 37209

Motion to No Change the Total Value of \$877,800, by Charley Hankla, second by Bob Notestine, unanimously approved. Land Value of \$836,400 and Improvement Value of \$41,400.

Sprintz Tennessee Community Property Trust  
Jay Catignani with Property Tax Consultants, appearing  
Parcel ID 103 02 0 021.00  
325 White Bridge Pike, Nashville TN 37209

Motion to No Change the Total Value of \$6,549,800, by Charley Hankla, second by Bob Notestine, unanimously approved. Land Value of \$2,617,900 and Improvement Value of \$3,931,900.

Sprintz Management Company  
Jay Catignani with Property Tax Consultants, appearing  
Parcel ID 103 02 0 023.00  
321 White Bridge Pike, Nashville TN 37209

Motion to No Change the Total Land Value of \$1,481,000, by Charley Hankla, second by Bob Notestine, unanimously approved. Land Value of \$1,481,000.

(2 Parcels Heard Together)

The Broadway Hotel, LLC  
Jay Catignani with Property Tax Consultants, appearing  
Parcel ID 093 06 4 043.00  
215 Broadway, Nashville TN 37201

Motion to No Change the Total Value of \$5,276,700, by Bob Notestine, second by Charley Hankla, unanimously approved. Land Value of \$1,560,000 and Improvement Value of \$3,716,700.

The Broadway Hotel, LLC  
Jay Catignani with Property Tax Consultants, appearing  
Parcel ID 093 06 4 057.00  
110 3<sup>rd</sup> Ave S, Nashville TN 37201

Motion to No Change the Total Value of \$27,503,300, by Bob Notestine, second by Charley Hankla, unanimously approved. Land Value of \$4,748,400 and Improvement Value of \$22,754,900.

(2 Parcels Heard Together)

Pizzuti Nashville Hotel Owner, LLC  
Jay Catignani with Property Tax Consultants, appearing  
Parcel ID 093 10 0F 001.00  
401 Korean Veterans Blvd, Nashville TN 37203

Motion to No Change the Total Value of \$66,599,900, by Carnell Scruggs, second by Charley Hankla, unanimously approved. Land Value of \$11,161,400 and Improvement Value of \$55,438,500.

Pizzuti Nashville Hotel Owner, LLC  
Jay Catignani with Property Tax Consultants, appearing  
Parcel ID 093 10 0F 002.00  
0 Korean Veterans Blvd, Nashville TN 37203

Motion to No Change the Total Value of \$6,065,200, by Carnell Scruggs, second by Charley Hankla, unanimously approved. Land Value of \$2,599,200 and Improvement Value of \$3,466,000.

Thomas E. Rogers & Jean S. Rogers, Trustees ET AL  
Jay Catignani with Property Tax Consultants, appearing  
Parcel ID 093 15 0 182.00  
935 4<sup>th</sup> Ave S, Nashville TN 37210

Motion to No Change the Total Value of \$887,800, by Charley Hankla, second by Bob Notestine, unanimously approved. Land Value of \$825,000 and Improvement Value of \$62,800.

(2 Parcels Heard Together)

H. M. & L. Company, L.P.  
Jay Catignani with Property Tax Consultants, appearing  
Parcel ID 104 02 0 372.00  
3009 West End Ave, Nashville TN 37203

Motion to Change the Total Value to \$1,573,200, by Carnell Scruggs, second by Bob Notestine, unanimously approved. Land Value of \$1,198,000 and Improvement Value reduced to \$375,200.

Joni P. Werthan  
Jay Catignani with Property Tax Consultants, appearing  
Parcel ID 104 02 0 373.00  
3007 West End Ave, Nashville TN 37203

Motion to No Change the Total Value of \$1,426,800, by Charley Hankla, second by Bob Notestine, unanimously approved. Land Value of \$1,415,800 and Improvement Value of \$11,000.

Belcourt Partners  
Jay Catignani with Property Tax Consultants, appearing  
Parcel ID 104 12 0 364.00  
1911 Belcourt Ave, Nashville TN 37212

Motion to No Change the Total Value of \$30,592,400, by Carnell Scruggs, second by Bob Notestine, unanimously approved. Land Value of \$4,007,500 and Improvement Value of \$26,584,900.

Nine O Nine, Inc.  
Jay Catignani with Property Tax Consultants, appearing  
Parcel ID 105 02 0 098.00  
909 8<sup>th</sup> Ave S, Nashville TN 37203

Motion to No Change the Total Value of \$1,723,400, by Bob Notestine, second by Carnell Scruggs, unanimously approved. Land Value of \$1,672,700 and Improvement Value of \$50,700.

JFC Enterprises, Inc.  
Jay Catignani with Property Tax Consultants, appearing  
Parcel ID 105 02 0 370.00  
1100 8<sup>th</sup> Ave S, Nashville TN 37203

Motion to Change the Total Value to \$1,356,800, by Bob Notestine, second by Charley Hankla, unanimously approved. Land Value of \$1,306,800 and Improvement Value reduced to \$50,000.

Patrick A. Moore & Deborah H. Moore  
Jay Catignani with Property Tax Consultants, appearing  
Parcel ID 105 02 0 444.00  
1003 8<sup>th</sup> Ave S, Nashville TN 37203

Motion to No Change the Total Value of \$2,819,000, by Carnell Scruggs, second by Charley Hankla, unanimously approved. Land Value of \$2,770,400 and Improvement Value of \$48,600.

James Bryan Lewis & Hilda M. Lewis, Trustees  
Jay Catignani with Property Tax Consultants, appearing  
Parcel ID 105 03 0 026.00  
1124 4<sup>th</sup> Ave S, Nashville TN 37210

Motion to No Change the Total Value of \$415,300, by Bob Notestine, second by Carnell Scruggs, unanimously approved. Land Value of \$136,800 and Improvement Value of \$278,500.

Barry Rogers  
Jay Catignani with Property Tax Consultants, appearing  
Parcel ID 105 03 0 329.00  
1050 4<sup>th</sup> Ave S, Nashville TN 37210

Motion to No Change the Total Value of \$609,400, by Carnell Scruggs, second by Bob Notestine, unanimously approved. Land Value of \$169,900 and Improvement Value of \$439,500.

Super 98 Holdings, LLC  
Jay Catignani with Property Tax Consultants, appearing  
Parcel ID 118 03 0 078.00  
517 Ligon Dr, Nashville TN 37204

Motion to Change the Total Value to \$3,026,200, by Charley Hankla, second by Bob Notestine, unanimously approved. Land Value of \$247,400 and Improvement Value reduced to \$2,778,800.

Super 98 Holdings, LLC  
Jay Catignani with Property Tax Consultants, appearing  
Parcel ID 118 11 0 060.00  
2824 Bransford Ave, Nashville TN 37204

Motion to No Change the Total Value of \$1,268,000, by Bob Notestine, second by Carnell Scruggs, unanimously approved. Land Value of \$481,800 and Improvement Value of \$786,200.

FAN Properties  
Jay Catignani with Property Tax Consultants, appearing  
Parcel ID 130 01 0 041.00  
5316 Harding Pike, Nashville TN 37205

Motion to Change the Total Value to \$1,223,750, by Charley Hankla, second by Bob Notestine, unanimously approved. Land Value of \$979,000 and Improvement Value reduced to \$244,750.

FAN Properties  
Jay Catignani with Property Tax Consultants, appearing  
Parcel ID 130 01 0 043.00  
5404 Harding Pike, Nashville TN 37205

Motion to No Change the Total Value of \$526,700, by Charley Hankla, second by Bob Notestine, unanimously approved. Land Value of \$450,900 and Improvement Value of \$75,800.

FAN Properties  
Jay Catignani with Property Tax Consultants, appearing  
Parcel ID 130 01 0 191.00  
5406 Harding Pike, Nashville TN 37205

Motion to No Change the Total Value of \$997,300, by Charley Hankla, second by Bob Notestine, unanimously approved. Land Value of \$801,500 and Improvement Value of \$195,800.

FAN Properties  
Jay Catignani with Property Tax Consultants, appearing  
Parcel ID 130 01 0 194.00  
5314 Harding Pike, Nashville TN 37205

Motion to No Change the Total Value (however, the allocation was changed) to \$1,308,500, by Charley Hankla, second by Bob Notestine, unanimously approved. Land Value increased to \$1,023,650 and Improvement Value reduced to \$284,850.

V. Adjournment of the Meeting

Motion to adjourn by Bob Notestine, second by Charley Hankla, unanimously approved.

Meeting adjourned 10:20 AM.

**ATTEST:**

**APPROVED:**

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