Item # _____ Prepared by: Prudy Davis

Commissioner: _____ Approved by: _____

Resolution approving the sale of Fifteen Delinquent Tax Parcels totaling $63,600.00 from Tax Sale (s) 50, 55, 83.1, 96.2, 0204, 0205, and 0206 pursuant to the provisions of TCA 67-5-2507.

Sponsored by: Commissioner J. W. Gibson, II

WHEREAS, The Shelby County Board of Commissioners Property Committee pursuant to the provisions of Tennessee Code Annotated, Section 67-5-2507 has set a minimum price on the above referenced FIFTEEN parcels of delinquent tax property totaling $63,600.00 from tax sale(S) 50, 55, 83.1, 96.2, 0204, 0205, and 0206; and

WHEREAS, The Shelby County Land Bank Department has negotiated sales of said properties; and

WHEREAS, Said properties have been advertised for an increased offer pursuant to TCA 67-5-2507.

NOW, THEREFORE, BE IT RESOLVED, BY THE BOARD OF COUNTY COMMISSIONERS OF SHELBY COUNTY, TENNESSEE, That FIFTEEN delinquent tax parcels totaling $63,600.00 from tax sale(S) 50, 55, 83.1, 96.2, 0204, 0205, and 0206 be sold as set forth in Exhibit "A" which is attached hereto and incorporated herein by reference.

BE IT FURTHER RESOLVED, That the County Mayor is hereby authorized to execute a Quit Claim Deed(s) and any other documents necessary for the closing of the aforementioned parcels of property as set forth in Exhibit "A".

_____
A C Wharton, Jr., Shelby County Mayor

Date: _____

ATTEST:

_____
Clerk of County Commissioners

Adopted: _____

Msw97:realestate.resolutions

EXHIBIT "A"									
Exhibit #	**TAX SALE**	**WBP**	**ADDRESS LOT SIZE**	**Zoning Code**	**Total Taxes and Fees**	**PURCHASER**	**EVALUATION**	**SALES PRICE**	**PLANNED USE**
3822	0206	03101600000240	1408 Rozelle 37′ x 152′	R-D	$6,742.04	Rose Nelson	$5,000.00 House	$5,000.00	Investment Property
4575	0206	03405000000190	775 Kerr Ave. 148′ x 140′	C-L	$17,295.38	Berzin R. Devlaliwalla	$30,000.00 Comm. Bldg.	$25,000.00	Investment Property
5970	0204	04002400000550	1421 N. Bellevue St. 32′ x 100′	R-D	$6,332.82	Willie Martin	$4,000.00 House	$4,000.00	Investment Property
5970	55	04200100000040	Boxwood St. 50′ x 120′	R-D	$1,615.05	Ozie Dotson	$1,800.00	$1,500.00	Expand Property Size
6356	83.1	06008600000330	Rozelle St. 30′ x 128′	M-1	$1,357.86	Luther Owens	$1,900.00	$1,500.00	Expand Property Size
5788	50	06100100000020	2341 Douglas Ave. 25′ x 104′	R-3	$1,556.02	Charmane Jones	$1,000.00	$500.00	Investment
10757	0204	06100700000110	1369 Raymond St. 50′ x 101′	R-D	$15,188.76	Greg Williams	$5,000.00 House	$4,000.00	Investment
10997	0206	06200800000040	3523 Kruger Ave. 50′ x 150′	RS-6	$4,568.16	No Limits Enterprise, Inc.	$4,000.00 House	$3,000.00	Investment
6725	83.1	06400500000170	Wilburn Ave. 10′ x 90′	R-2	$254.28	Johnny Allen & Minnie Allen	$100.00	$100.00	Expand Property Size
11975	0205	07200400000080	3561 Overton Crossing 146′ x 542′	RS-6	$17,493.38	Trustee Greater Temple of Hope Missionary Baptist Church	$8,000.00	$8,000.00	Church Property
12018	0204	0720220D000080	3067 St. Denis Place (unit # 13) N/A	R-TH	$8,093.70	Curtis D. Nelson, Jr.	$2,500.00 Condo	$1,500.00	Investment Property
12019	0204	0720220D000110	3068 St. Denis Place (unit # 19) N/A	R-TH	$8,339.35	Curtis D. Nelson, Jr.	$2,500.00 Condo	$1,500.00	Investment Property
12020	0206	0720220D000120	3066 St. Denis Place (unit # 18) N/A	R-TH	$4,450.11	Curtis D. Nelson, Jr.	$2,500.00 Condo	$1,500.00	Investment Property

EXHIBIT #	TAX SALE	WBP	ADDRESS LOT SIZE	ZONING CODE	TOTAL TAXES AND FEES	PURCHASER	EVALUATION	SALES PRICE	PLANNED USE
12022	0206	0720220D000190	3044 St. Denis Place (unit # 7) N/A	R-TH	$4,288.98	Curtis D. Nelson, Jr.	$2,500.00 Condo	$1,500.00	Investment Property
7634	96.2	07513900000670	Weaver Rd. 103’ x 327’	RS-6	$1,159.79	Ronald T. Jenkins	$7,000.00	$5,000.00	Investment Property

15 Properties Total $63,600

A15-05/28/08

SUMMARY SHEET

I. Description of Item

A Resolution approving the sale of Fifteen Delinquent Tax Lien Properties (Exhibit "A") totaling $63,600.00,acquired by Shelby County Government through Tax Sales 50, 55, 83.1, 96.2, 0204, 0205, and 0206 conducted by the Shelby County Trustee's Office. The parcels were sold to various buyers by the Shelby County Land Bank pursuant to the provisions of TCA 67-5-2507.

II. Source and Amount of Funding

Amount Expended/Budget Line Item

All Costs (Direct/Indirect)

Additional or Subsequent Obligations or Expenses of Shelby County

III. Contract Items

Offer to Purchase

Terms

IV. Additional Information Relevant to Approval of this Item

I. Description of Item

Administration recommends approval of this Resolution

Exhibit "A" (Description of Sales)

II. Source and Amount of Funding

N/A

Ward 031

031 0160 0 00024 0

Ward 034

034 0500 0 00019 0

Ward 040

040 0240 0 00055 0

Ward 042

042 0010 0 00004 0

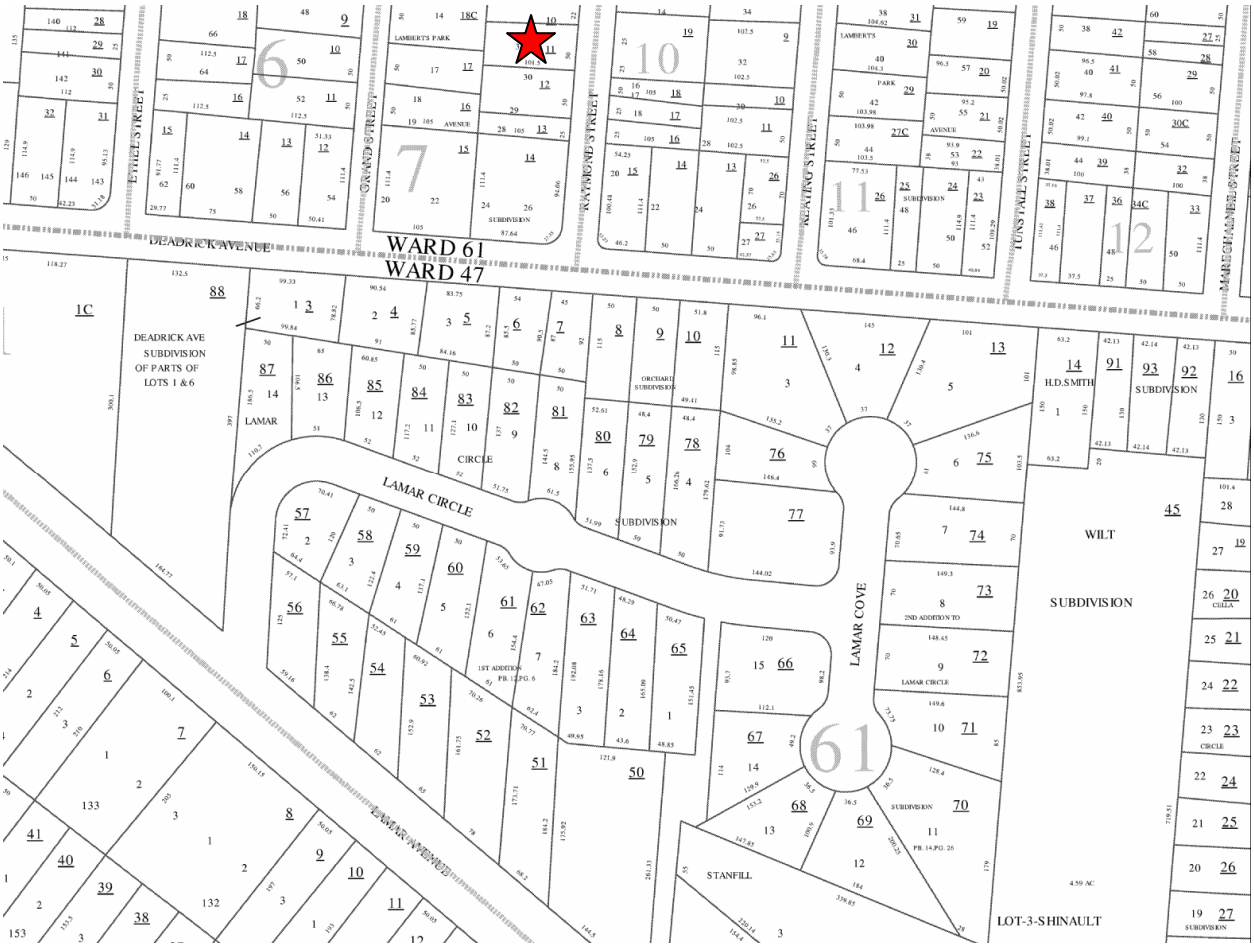
Ward 060

060 0860 0 00033 0

Ward 061

061 0010 0 00002 0

Ward 061



061 0070 0 00011 0

Ward 062

062 0080 0 00004 0

Ward 064

064 0050 0 00017 0
(Land Locked)

Ward 072

072 0040 0 00008 0

Ward 072

072 0220 D 00008 0 (#13) / 072 0220 D 00011 0 (#19)
072 0220 D 00012 0 (#18) / 072 0220 D 00019 0 (#7)

Ward 075

075 1390 0 00067 0