

Item # \_\_\_\_\_

Moved by: \_\_\_\_\_

Prepared by: Gloria Kelly

Seconded by: \_\_\_\_\_

Reviewed by: J. Carter S. Gray

A RESOLUTION APPROVING THE CONVEYANCE OF **ONE** UNIMPROVED PARCEL OF COUNTY OWNED DELINQUENT TAX PROPERTY TO VOLLINTINE EVERGREEN COMMUNITY ASSOCIATION, A TENNESSEE NOT-FOR-PROFIT CORPORATION, FOR NOMINAL CONSIDERATION; AND TO AUTHORIZE THE SHELBY COUNTY MAYOR TO EXECUTE QUIT CLAIM DEED. SPONSORED BY COMMISSIONER GEORGE CHISM.

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WHEREAS, In 2014, Shelby County acquired **ONE** unimproved parcel of Delinquent Tax Property, in Tax Sale No. 1001; and

WHEREAS, Vollintine Evergreen Community Association, a Tennessee not-for-profit corporation, in good standing with the Federal and State Governments and Memphis Housing Community Development, has requested Shelby County to convey **ONE** unimproved parcel of Delinquent Tax Property to it, for nominal consideration, for its community development purposes, which parcel being more particularly described in the listing thereof, which is attached hereto as Exhibit "A", and incorporated herein by reference, and further shown in Exhibit "B", map, and incorporated herein by reference; and

WHEREAS, Tennessee Code Annotated, Section 67-5-2509(d) (4) allows Shelby County to transfer real property acquired in a tax sale to a not-for-profit organization in good standing with the Federal and State Governments, for nominal consideration, for purposes wherein use by the not-for-profit community development

corporation is deemed by the county to inure to the benefit of the area the recipient not-for-profit community development corporation is chartered or authorized to serve; and

WHEREAS, It is deemed to be in the best interest of Shelby County to convey said **ONE** unimproved parcel of Delinquent Tax Property, to Vollintine Evergreen Community Association, a Tennessee not-for-profit corporation, for nominal consideration, for its community development purposes.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COUNTY COMMISSIONERS OF SHELBY COUNTY, TENNESSEE, That the conveyance of the aforementioned **ONE** unimproved parcel of Delinquent Tax Property to Vollintine Evergreen Community Association, a Tennessee not-for-profit corporation, for nominal consideration, be and the same is hereby approved; and that the Mayor be and he is authorized to execute Quit Claim Deed documents affecting the same.

BE IT FURTHER RESOLVED, The **ONE** unimproved subject parcel will be consolidated with the improved adjoining property, already owned by VECA, and leased to Rhodes College, for the continued use of a community center, which serves the residents in that area. Any and all use shall be in accordance with the Shelby County Unified Development Code.

BE IT FURTHER RESOLVED, That the identified purchaser has followed all required County policies and procedures and shall close their purchase of said Delinquent Tax Property in accordance with the terms of the executed "Request for Nominal Consideration Conveyance Agreement".

BE IT FURTHER RESOLVED, That the identified purchaser has acknowledged that failure to close said Delinquent Tax Property in accordance with the terms of the

executed "Request for Nominal Consideration Conveyance Agreement" shall result in their forfeiture to the County of any and all deposits and/or processing fees paid by them.

BE IT FURTHER RESOLVED, That the Shelby County Land Bank shall forward a "failure-to-close" notice to the Shelby County Trustee on the said "failure-to-close" parcel along with the Quit Claim Deed and receipt; and immediately thereafter incorporate said failure-to-close parcel back into its for sale inventory.

BE IT FURTHER RESOLVED, That this resolution shall become effective in accordance with the Shelby County Charter, Article II, Section 2.06(B).

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Mark H. Luttrell, Jr., Shelby County Mayor

Date: \_\_\_\_\_

ATTEST:

\_\_\_\_\_  
Clerk of County Commission

Adopted: \_\_\_\_\_