



MINUTES

INDEPENDENT METROPOLITAN BOARD OF EQUALIZATION

Tuesday September 23, 2025

8:30 AM & 1:00 PM

**Property Assessor's Office, Howard Office Building, 2nd Floor,
700 President Ronald Reagan Way, Suite 210**

I. Call To Order

II. Roll Call

Members present included: Ms. Lori Caste, Mr. John Green, and Ms. Deb Dawson. Also present were Danielle Hancock and Nathan Burton, with the Office of the Property Assessor.

III. Review and Approval of Minutes:

IV. Public Comment Period

V. Appeals:

8:30 AM

Dana M. Hardy & Cynthia P. Lucas
Cynthia Lucas, appeared
Parcel ID 105 06 0 158.00
754 Lynwood Ave, Nashville TN 37203

Motion to No Change the Total value of \$1,540,200, by Lori Caste, second by John Green, unanimously approved. Land value of \$200,000 and Improvement value of \$1,340,200.

Dana M. Hardy & Cynthia P. Lucas
Cynthia Lucas, appeared
Parcel ID 105 10 0 053.00
762 E. Argyle Ave, Nashville TN 37203

Motion to No Change the Total value of \$1,579,000, by Lori Caste, second by John Green,
unanimously approved. Land value of \$200,000 and Improvement value of \$1,379,000.

8:45 AM

The first seven (7) parcels below were agreed by both parties to be continued to a date to be
determined, Motion by John Green, second by Lori Caste, unanimously approved.

Shelby Hills Associates, LTD
Clint Carter with The Aegis Group, LLC appeared
Parcel ID: 082 16 0 277.00
300 S 10th St, Nashville TN 37206

Shelby Hills Associates, LTD
Clint Carter with The Aegis Group, LLC appeared
Parcel ID: 082 16 0 278.00
929 Boscobel St, Nashville TN 37206

Shelby Hills Associates, LTD
Clint Carter with The Aegis Group, LLC appeared
Parcel ID: 083 13 0 002.01
209 S 10th St, Nashville TN 37206

Shelby Hills Associates, LTD
Clint Carter with The Aegis Group, LLC appeared
Parcel ID: 083 13 0 002.02
211 S 10th St, Nashville TN 37206

Shelby Hills Associates, LTD
Clint Carter with The Aegis Group, LLC appeared
Parcel ID: 083 13 0 002.03
213 S 10th St, Nashville TN 37206

Shelby Hills Associates, LTD
Clint Carter with The Aegis Group, LLC appeared
Parcel ID: 083 13 0 002.04
215 S 10th St, Nashville TN 37206

Shelby Hills Associates, LTD
Clint Carter with The Aegis Group, LLC appeared
Parcel ID: 093 04 0 112.00
506 S 10th St, Nashville TN 37206

900 Church, LLC
Clint Carter with The Aegis Group, LLC, appeared
Parcel ID 093 05 0 161.00
900 Church St , Nashville TN 37203

Motion to Change the Total value to \$126,700,000, by Lori Caste, second by John Green,
unanimously approved. Land value of \$3,376,000 and Improvement value reduced to \$123,324,000.

801 Church, LLC
Clint Carter with The Aegis Group, LLC, appeared
Parcel ID 093 05 4 019.00
801 Church St , Nashville TN 37203

Motion to Change the Total value to \$117,660,000, by John Green, second by Lori Caste,
unanimously approved. Land value of \$14,984,800 and Improvement value reduced to \$102,675,200.

505 Apartments, LLC
Clint Carter with The Aegis Group, LLC, appeared
Parcel ID 093 06 1M 001.00
505 Church St , Nashville TN 37219

Motion to Change the Total value to \$115,000,000, by Lori Caste, second by John Green,
unanimously approved. Land value of \$14,343,200 and Improvement value reduced to \$100,656,800.

CPUS Gossett, LP
Clint Carter with The Aegis Group, LLC, appeared
Parcel ID 093 09 0 076.00
1201 Church St , Nashville TN 37203

Motion to Change the Total value to \$108,000,000, by John Green, second by Lori Caste,
unanimously approved. Land value of \$16,515,000 and Improvement value reduced to \$91,485,000.

AMG 805 Lea, LLC
Clint Carter with The Aegis Group, LLC, appeared
Parcel ID 093 10 0 040.00
805 Lea Ave , Nashville TN 37203

Motion to Change the Total value to \$121,000,000, by Lori Caste, second by John Green,
unanimously approved. Land value of \$12,022,400 and Improvement value reduced to \$108,977,600.

This concluded the morning session. Since there was time to continue and the appellant remained the same, the Board went ahead and heard the afternoon parcels.

1:00 PM

James L. Sisk, III & Kelsey V. Sisk
Clint Carter with The Aegis Group, LLC, appeared
Parcel ID 046 00 0 112.00
4616 Bull Run Rd, Ashland City TN 37015

Motion to Change the Total value to \$1,360,000, by Lori Caste, second by John Green,
unanimously approved. Land value of \$241,300 and Improvement value reduced to \$1,118,700.

1010 West Eastland Trust
Clint Carter with The Aegis Group, LLC, appeared
Parcel ID 083 05 0 442.00
1010 W Eastland Ave, Nashville TN 37206

Motion to Change the Total value to \$972,000, by Lori Caste, second by John Green,
unanimously approved. Land value of \$238,100 and Improvement value reduced to \$733,900.

FABC House Trust
Clint Carter with The Aegis Group, LLC, appeared
Parcel ID 091 16 0 127.00
4506 Dakota Ave, Nashville TN 37209

At the request of the appellant, this appeal is hereby withdrawn.

230 North LLC
Clint Carter with The Aegis Group, LLC, appeared
Parcel ID 093 02 3 146.00
230 4th Ave N, Nashville TN 37219

At the request of the appellant, this appeal is hereby withdrawn.

Third Ave South 120/122, LLC
Clint Carter with The Aegis Group, LLC, appeared
Parcel ID 093 06 4 055.00
120 3rd Ave S, Nashville TN 37201

Motion to Change the Total value to \$35,650,000, by John Green, second by Lori Caste,
unanimously approved. Land value of \$7,361,600 and Improvement value reduced to \$28,288,400.

Nashville Hospitality Capital, LLC
Clint Carter with The Aegis Group, LLC, appeared
Parcel ID 093 10 0 032.00
807 Clark Pl, Nashville TN 37203

Motion to Change the Total value to \$211,000,000, by John Green, second by Lori Caste,
unanimously approved. Land value of \$45,084,800 and Improvement value reduced to \$165,915,200.

Dwight P. Wiles, Trustee
Clint Carter with The Aegis Group, LLC, appeared
Parcel ID 104 06 0 144.00
3432 Love Cir, Nashville TN 37212

Motion to Change the Total value to \$8,800,000, by Lori Caste, second by John Green,
unanimously approved. Land value of \$624,000 and Improvement value reduced to \$8,176,000.

Frank E. & Gwen L. Gordon
Clint Carter with The Aegis Group, LLC, appeared
Parcel ID 130 07 0 097.00
4414 Sunnybrook Dr, Nashville TN 37205

Motion to Change the Total value to \$4,592,000, by Lori Caste, second by John Green,
unanimously approved. Land value of \$750,000 and Improvement value reduced to \$3,842,000.

Brady & Amanda Molter
Clint Carter with The Aegis Group, LLC, appeared
Parcel ID 130 16 0 004.00
4501 Alcott Dr, Nashville TN 37215

Motion to Change the Total value to \$3,388,000, by Lori Caste, second by John Green,
unanimously approved. Land value of \$700,000 and Improvement value reduced to \$2,688,000.

Lucky Numbers Trust
Clint Carter with The Aegis Group, LLC, appeared
Parcel ID 132 10 0 039.00
4409 Franklin Pike, Nashville TN 37204

Motion to Change the Total value to \$8,000,000, by Lori Caste, second by John Green,
unanimously approved. Land value of \$1,752,000 and Improvement value reduced to \$6,248,000.

Michael Ross Vizard & Brooklyn Joy Kimbro Vizard
Clint Carter with The Aegis Group, LLC, appeared
Parcel ID 145 07 0 024.00
5041 Granny White Pike, Nashville TN 37220

Motion to Change the Total value to \$2,360,000, by Lori Caste, second by John Green,
unanimously approved. Land value of \$704,600 and Improvement value reduced to \$1,655,400.

Paul B. & Melanie Campanis
Clint Carter with The Aegis Group, LLC, appeared
Parcel ID 180 00 0 022.00
6503 Holt Rd, Nashville TN 37211

Motion to Change the Total value to \$800,000, by Lori Caste, second by John Green,
unanimously approved. Land value of \$284,600 and Improvement value reduced to \$515,400.

Paul B. & Melanie Campanis
Clint Carter with The Aegis Group, LLC, appeared
Parcel ID 180 00 0 060.00
1042 Redmond Ct, Nashville TN 37211

Motion to Change the Total value to \$732,800, by Lori Caste, second by John Green,
unanimously approved. Land value reduced to \$597,000 and Improvement value reduced to \$135,800.

VI. Adjournment

Motion to adjourn by John Green, second by Lori Caste, unanimously approved.

Meeting adjourned 11:55 AM.

ATTEST:

APPROVED:
