



MINUTES

INDEPENDENT METROPOLITAN BOARD OF EQUALIZATION

Thursday October 22, 2026

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. Alexa Backner, Ms. Deb Dawson , and Ms. Mia Parker. Also, present were Danielle Hancock and Elias Anderson, with the Office of the Property Assessor. Richard Hunt with Evans and Petree appeared on behalf of the property owners.

III. Review and Approval of Minutes:

IV. New Business:

V. Public Comment Period

VI. Appeals:

8:30 AM

Antioch PO LLC
Richard Hunt with Evans and Petree, P.C., appeared
Parcel ID 164 00 0 036.00
3541 Murfreesboro Pike, Antioch TN 37013

Motion to No Change the Total Value of \$9,211,700, by Mia Parker, second by Alexa Backner, unanimously approved. Land value of \$1,822,600 and Improvement value of \$7,389,100.

MDH Propco 2015-B, LLC
Richard Hunt with Evans and Petree, P.C., appeared
Parcel ID 175 00 0 161.00
1706 Heil Quaker Blvd, Lavergne TN 37086

Motion to Change the Total Value to \$49,980,000, by Mia Parker, second by Alexa Backner, unanimously approved. Land value of \$12,360,000 and Improvement value reduced to \$37,620,000.

Houghton Acquisition Company, LLC
Richard Hunt with Evans and Petree, P.C., appeared
Parcel ID 175 00 0 188.00
4221 Hurricane Creek Blvd, Antioch TN 37013

Motion to Change the Total Value to \$6,350,000, by Alexa Backner, second by Mia Parker, unanimously approved. Land value of \$1,800,000 and Improvement value reduced to \$4,550,000.

Prologis-A4 TN I LLC
Richard Hunt with Evans and Petree, P.C., appeared
Parcel ID 183 00 0 087.00
1430 Gould Blvd, Lavergne TN 37086

Motion to No Change the Total Value of \$11,636,200, by Alexa Backner, second by Mia Parker, unanimously approved. Land value of \$3,336,000 and Improvement value of \$8,300,200.

Icon TN Industrial Properties Owner Pool 5 NC/TN, LLC
Richard Hunt with Evans and Petree, P.C., appeared
Parcel ID 183 00 0 089.00
1405 Heil Quaker Blvd, Lavergne TN 37086

Motion to No Change the Total Value of \$10,862,900, by Mia Parker, second by Alexa Backner, unanimously approved. Land value of \$3,024,000 and Improvement value of \$7,838,900.

Icon IPV Interchange City Owner Pool 5 NC/TN, LLC
Richard Hunt with Evans and Petree, P.C., appeared
Parcel ID 183 00 0 090.00
1435 Heil Quaker Blvd, Lavergne TN 37086

Motion to No Change the Total Value of \$10,941,400, by Mia Parker, second by Alexa Backner, unanimously approved. Land value of \$3,600,000 and Improvement value of \$7,341,400.

Icon TN Industrial Properties Owner Pool 5 NC/TN, LLC
Richard Hunt with Evans and Petree, P.C., appeared
Parcel ID 183 00 0 092.00
1450 Gould Blvd, Lavergne TN 37086

Motion to No Change the Total Value of \$10,317,300, by Mia Parker, second by Alexa Backner, unanimously approved. Land value of \$3,126,000 and Improvement value of \$7,191,300.

This concluded the 8:30 AM session. Motion to recess until 1PM, by Mia Parker, second by Alexa Backner, unanimously approved at 10:25 AM.

VII. Roll Call

Members present included: Ms. Michele Treuba, Mr. Carnell Scruggs, and Mr. John Green. Also, present were Danielle Hancock and Elias Anderson, with the Office of the Property Assessor. Richard Hunt with Evans and Petree appeared on behalf of the property owners.

****NOTE-**Due to the Chair nor Vice Chair, being present for this meeting, the independent MBOE elected Mr. John Green, Temporary Chair, for this meeting, Motion by Carnell Scruggs, second by Michele Trueba, unanimously approved.

VIII. Appeals:

1:00 PM

Agree Limited Partnership
Richard Hunt with Evans and Petree, P.C., appeared
Parcel ID 018 16 0 227.00
434 Main St, Goodlettsville TN 37072

Motion to Change the Total Value to \$1,686,600, by Michele Treuba, second by Carnell Scruggs, unanimously approved. Land value of \$344,100 and Improvement value reduced to \$1,342,500.

Agree Convenience No. 1, LLC
Richard Hunt with Evans and Petree, P.C., appeared
Parcel ID 043 07 0 070.00
321 Myatt Dr, Madison TN 37115

Motion to Change the Total Value to \$3,000,000, by Carnell Scruggs, second by Michele Trueba, unanimously approved. Land value of \$317,100 and Improvement value reduced to \$2,682,900.

BFH Enterprises, LLC
Richard Hunt with Evans and Petree, P.C., appeared
Parcel ID 072 04 0 119.00
1601 Stratford Ave, Nashville TN 37216

Motion to Change the Total Value to \$1,060,000, by Carnell Scruggs, second by Michele Trueba, unanimously approved. Land value of \$381,300 and Improvement value reduced to \$678,700.

40th Avenue GP
Richard Hunt with Evans and Petree, P.C., appeared
Parcel ID 091 12 0 289.00
525 40th Ave N, Nashville TN 37209

Motion to Change the Total Value to \$6,893,000, by Carnell Scruggs, second by Michele Trueba, unanimously approved. Land value of \$850,000 and Improvement value reduced to \$6,043,000.

Banner Building Partnership
Richard Hunt with Evans and Petree, P.C., appeared
Parcel ID 093 06 2 004.00
162 3rd Ave N, Nashville TN 37201

Motion to Change the Total Value to \$8,100,000, by Carnell Scruggs, second by Michele Trueba, unanimously approved. Land value of \$7,208,000 and Improvement value reduced to \$892,000.

23 Music Square East Partnership
Richard Hunt with Evans and Petree, P.C., appeared
Parcel ID 093 13 0 137.00
23 Music Sq E, Nashville TN 37203

Motion to Change the Total Value to \$2,537,000, by Carnell Scruggs, second by Michele Trueba, unanimously approved. Land value of \$1,950,000 and Improvement value reduced to \$587,000.

Mid-America Apartments, L.P.
Richard Hunt with Evans and Petree, P.C., appeared
Parcel ID 097 00 0 135.00
5900 Old Hickory Blvd, Hermitage TN 37076

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

Agree Convenience No. 1, LLC
Richard Hunt with Evans and Petree, P.C., appeared
Parcel ID 097 13 0 029.00
714 Stewarts Ferry Pike, Nashville TN 37214

Motion to Change the Total Value to \$3,060,000, by Carnell Scruggs, second by Michele Trueba, unanimously approved. Land value of \$411,600 and Improvement value reduced to \$2,648,400.

Twelve South Partners, LLC
Richard Hunt with Evans and Petree, P.C., appeared
Parcel ID 118 01 0 043.00
2701 12th Ave S, Nashville TN 37204

Motion to No Change the Total Value of \$3,360,700, by Michele Treuba, second by Carnell Scruggs, unanimously approved. Land value of \$3,310,600 and Improvement value of \$50,100.

Mid-America Apartments, LP
Richard Hunt with Evans and Petree, P.C., appeared
Parcel ID 142 00 0 322.00
2828 Old Hickory Blvd, Nashville TN 37221

Motion to Change the Total Value to \$66,128,000, by Carnell Scruggs, second by Michele Trueba, unanimously approved. Land value of \$8,750,000 and Improvement value reduced to \$57,378,000.

Mid-America Apartments, LP
Richard Hunt with Evans and Petree, P.C., appeared
Parcel ID 143 00 0 050.00
2828 Old Hickory Blvd, Unit 2700 Nashville TN 37221

Motion to Change the Total Value to \$50,514,000, by Carnell Scruggs, second by Michele Trueba, unanimously approved. Land value of \$5,500,000 and Improvement value reduced to \$45,014,000.

Mid-America Apartments, L.P.
Richard Hunt with Evans and Petree, P.C., appeared
Parcel ID 161 00 0 057.00
1 Derby Ter, Nashville TN 37211

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

Agree Convenience No. 1, LLC
Richard Hunt with Evans and Petree, P.C., appeared
Parcel ID 163 00 0 411.00
1400 Eagle View Blvd, Antioch TN 37013

Motion to Change the Total Value to \$3,000,000, by Carnell Scruggs, second by Michele Trueba, unanimously approved. Land value of \$1,045,400 and Improvement value reduced to \$1,954,600.

IX. Adjournment

Motion to adjourn by Carnell Scruggs, second by Michele Treuba, unanimously approved.

Meeting adjourned 3:35 PM.

ATTEST:

APPROVED:
