



# State of Tennessee

## PUBLIC CHAPTER NO. 793

HOUSE BILL NO. 2142

By Representatives McCormick, Favors, Ragan

Substituted for: Senate Bill No. 2315

By Senator McNally

AN ACT to amend Tennessee Code Annotated, Title 13, Chapter 30, Part 1, relative to the Tennessee Local Land Bank Pilot Program.

BE IT ENACTED BY THE GENERAL ASSEMBLY OF THE STATE OF TENNESSEE:

SECTION 1. Tennessee Code Annotated, Sections 13-30-103, is amended by deleting the section in its entirety and by substituting instead the following:

(1) "Board of directors" or "board" means the board of directors or other similar governing body of the corporation;

(2) "Corporation" means a corporation created pursuant to this chapter to operate a land bank;

(3) "Land bank" means real property, however obtained or acquired and held by a corporation, created pursuant to this chapter, with the intent of acquiring and holding onto the real property so acquired until such a time as the corporation is able to find a willing and able buyer to acquire the real property from the corporation;

(4) "Local government" means any home rule municipality; any county having a population of not less than one hundred twenty-three thousand one (123,001) nor more than one hundred twenty-three thousand one hundred (123,100), according to the 2010 federal census or any subsequent federal census; any county having a population of not less than eighty-nine thousand eight hundred (89,800) nor more than eighty-nine thousand nine hundred (89,900), according to the 2010 federal census or any subsequent federal census; or any county having a metropolitan form of government;

(5) "Real estate" means an identified parcel or tract of land, including improvements, if any; and

(6) "Real property" means one (1) or more defined parcels or tracts of land or interests, benefits and rights inherent in the ownership of real estate.

SECTION 2. Tennessee Code Annotated, Section 13-30-104(a), is amended by deleting the subsection in its entirety and by substituting instead the following:

(a)

(1) Any local government, as defined in § 13-30-103, shall have the authority to create a corporation which is authorized to operate a land bank within the jurisdictional boundaries of the local government establishing the corporation.

(2) The corporation is declared to be performing a public function on behalf of the local government with respect to which the corporation is created and organized and to be a public instrumentality of such local government. Accordingly, the corporation and all properties of the corporation, including all properties held in the name of the corporation in the land bank, at any time owned by it, and the income and revenues from the properties, shall be exempt from all taxation in this state.

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SECTION 3. Tennessee Code Annotated, Section 13-30-109(10), is amended by deleting subdivision (10) in its entirety.

SECTION 4. Tennessee Code Annotated, Title 13, Chapter 30, Part 1, is amended by adding the following language as a new section:

13-30-120.

Notwithstanding any provision of this chapter to the contrary, a corporation created pursuant to the chapter shall not own, hold, maintain, or manage any real property acquired through eminent domain by any county or municipality of this state.

SECTION 5. Tennessee Code Annotated, Section 13-30-110(e), is amended by deleting the language "Notwithstanding" and by substituting instead the language "Except as provided in § 13-30-120, notwithstanding".

SECTION 6. This act shall take effect upon becoming a law, the public welfare requiring it.

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PASSED: April 9, 2014



BETH HARWELL, SPEAKER  
HOUSE OF REPRESENTATIVES



RON RAMSEY  
SPEAKER OF THE SENATE

APPROVED this <sup>25<sup>th</sup></sup> ~~28<sup>th</sup>~~ day of April 2014



BILL HASLAM, GOVERNOR