



City of Jonesboro

Municipal Center
300 S. Church Street
Jonesboro, AR 72401

Meeting Agenda Public Safety Council Committee

Tuesday, May 21, 2019

5:00 PM

Municipal Center

1. Call To Order

2. Roll Call by City Clerk Donna Jackson

3. Approval of minutes

[MIN-19:005](#)

MINUTES FOR THE PUBLIC SAFETY COMMITTEE MEETING ON JANUARY 15, 2019

Attachments: [Public Safety Committee Minutes 01152019.pdf](#)

4. New Business

RESOLUTIONS TO BE INTRODUCED

[RES-19:061](#)

RESOLUTION BY THE CITY COUNCIL OF THE CITY COUNCIL OF THE CITY OF JONESBORO, ARKANSAS TO CONDEMN PROPERTY LOCATED AT: 900 Patrick Street, Owner: Cleophus & Lois Bryant

Attachments: [Limited Title Search](#)

[map of parcels](#)

[Supporting Docs](#)

[Tax Info](#)

[County Data](#)

[Inspection report](#)

[pic 1](#)

[pic 2](#)

[pic 3](#)

[pic 4](#)

5. Pending Items

6. Other Business

7. Public Comments

8. Adjournment



City of Jonesboro

300 S. Church Street
Jonesboro, AR 72401

Legislation Details (With Text)

File #: MIN-19:005 **Version:** 1 **Name:** MINUTES FOR THE PUBLIC SAFETY COMMITTEE MEETING ON JANUARY 15, 2019

Type: Minutes **Status:** To Be Introduced

File created: 1/15/2019 **In control:** Public Safety Council Committee

On agenda: **Final action:**

Title: MINUTES FOR THE PUBLIC SAFETY COMMITTEE MEETING ON JANUARY 15, 2019

Sponsors:

Indexes:

Code sections:

Attachments: [Public Safety Committee Minutes 01152019.pdf](#)

Date	Ver.	Action By	Action	Result
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MINUTES FOR THE PUBLIC SAFETY COMMITTEE MEETING ON JANUARY 15, 2019



City of Jonesboro

Municipal Center
300 S. Church Street
Jonesboro, AR 72401

Meeting Minutes Public Safety Council Committee

Tuesday, January 15, 2019

5:00 PM

Municipal Center

ELECTION OF A CHAIR

Councilmember Chris Moore motioned, seconded by Councilmember Gene Vance, to nominate and appoint Councilmember Mitch Johnson as Chair of the Public Safety Committee. All voted aye.

1. Call To Order

2. Roll Call by City Clerk Donna Jackson

Present 5 - David McClain;Chris Gibson;Mitch Johnson;Chris Moore and Gene Vance

3. Approval of minutes

[MIN-18:122](#)

Minutes for the Public Safety Council Committee meeting on December 18, 2018

Attachments: [Minutes](#)

A motion was made by Councilperson Chris Gibson, seconded by Councilperson David McClain, that this matter be Passed . The motion PASSED with the following vote.

Aye: 4 - David McClain;Chris Gibson;Chris Moore and Gene Vance

4. New Business

RESOLUTIONS TO BE INTRODUCED

[RES-18:201](#)

RESOLUTION BY THE CITY COUNCIL OF THE CITY COUNCIL OF THE CITY OF JONESBORO, ARKANSAS TO CONDEMN PROPERTY LOCATED AT: 1809 Magnolia, OWNER: Greg and Danni Upperman

Attachments: [1809 Magnolia inspection report.doc](#)
 [1809 Magnolia title search.pdf](#)
 [county data.pdf](#)
 [pic1.JPG](#)
 [pic2.JPG](#)
 [pic3.JPG](#)
 [pic4.JPG](#)
 [pic5.JPG](#)

Code Enforcement Director Michael Tyner said, this property has been vacant for quite a while. The roof and everything is falling in on it. I reached out to the owner. He has made several promises and never followed up on any of them. So, I would like to go ahead and move forward. Councilmember David McClain said, I felt like I have seen dumpsters out there before. Am I correct? Mr. Tyner said, there has been a 40 yard dumpster in the front yard that we have been trying to get removed for the last six months that is full. Councilmember McClain said, ok. Chairman Mitch Johnson said, that is pretty expensive rent if it has been sitting there that long. Mr. Tyner said, yes. Councilmember McClain asked, is that ours or theirs? Mr. Tyner said, it is theirs. Councilmember McClain said, ok. Mr. Tyner said, it is still sitting there.

A motion was made by Councilperson Chris Gibson, seconded by Councilperson Gene Vance, that this matter be Recommended to Council . The motion PASSED with the following vote.

Aye: 4 - David McClain;Chris Gibson;Chris Moore and Gene Vance

5. Pending Items

6. Other Business

7. Public Comments

8. Adjournment

A motion was made by Councilperson Gene Vance, seconded by Councilperson David McClain, that this meeting be Adjourned . The motion PASSED with the following vote.

Aye: 4 - David McClain;Chris Gibson;Chris Moore and Gene Vance



Legislation Details (With Text)

File #:	RES-19:061	Version:	1	Name:	CONDEMN PROPERTY LOCATED AT: 900 Patrick Street, Owner: Cleophus & Lois Bryant
Type:	Resolution	Status:			To Be Introduced
File created:	5/9/2019	In control:			Public Safety Council Committee
On agenda:	5/21/2019	Final action:			
Title:	RESOLUTION BY THE CITY COUNCIL OF THE CITY COUNCIL OF THE CITY OF JONESBORO, ARKANSAS TO CONDEMN PROPERTY LOCATED AT: 900 Patrick Street, Owner: Cleophus & Lois Bryant				
Sponsors:					
Indexes:					
Code sections:					
Attachments:	Limited Title Search map of parcels Supporting Docs Tax Info County Data Inspection report pic 1 pic 2 pic 3 pic 4				

Date	Ver.	Action By	Action	Result
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RESOLUTION BY THE CITY COUNCIL OF THE CITY COUNCIL OF THE CITY OF JONESBORO, ARKANSAS TO CONDEMN PROPERTY LOCATED AT: 900 Patrick Street, Owner: Cleophus & Lois Bryant

Legal Description: The West 25 feet of Lot 1, All of Lots 2 and 3; the East 30 feet of the South 80 feet of Lot 4; all of Lots 10 and 11; and the West 25 feet of Lot 12, all in Block 2 of Dixon's Third Addition to the City of Jonesboro, Arkansas, as shown by Plat in Deed Record 26 Page 391 at Jonesboro, Arkansas. OWNER: Cleophus & Lois Bryant, Parcel # 01-144181-15700, Jonesboro, AR 72401.

WHEREAS, the above property has been inspected and has been determined unsuited for human habitation.

WHEREAS, all of the stipulations have been met in the condemnation process to proceed with the condemnation of this property.

NOW THEREFORE BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF JONESBORO, ARKANSAS THAT: The city should proceed with the condemnation of the property located at: 900 Patrick Street, Jonesboro, AR 72401



2207 Fowler Avenue
Jonesboro, Arkansas 72401
Phone: 870-935-7410
FAX: 870-933-7222

LIMITED TITLE SEARCH

Date: April 16, 2019
Prepared For: Code Enforcement - City of Jonesboro
File Number: 19-076064-300

Lenders Title Company hereby certifies that the records of the Circuit Clerk of Craighead County, Arkansas have been examined as to the following described property from June 7, 1984 at 07:30 a.m. to March 29, 2019 at 07:30 a.m.:

The West 25 feet of Lot 1, All of Lots 2 and 3; the East 30 feet of the South 80 feet of Lot 4; all of Lots 10 and 11; and the West 25 feet of Lot 12, all in Block 2 of Dixon's Third Addition to the City of Jonesboro, Arkansas, as shown by Plat in Deed Record 26 Page 391 at Jonesboro, Arkansas.

The following instruments were found of record during the aforementioned period which affect the above described property:

Warranty Deed from William J. Hodges and Mary E. Hodges, also known as Mary Barnett Hodges, his wife to Cleophus Bryant and Lois J. Bryant, his wife, as tenants by the entirety, dated June 7, 1984, filed June 12, 1984 at 11:40 a.m., and recorded in Deed Record 311 Page 191 in the records of Craighead County, Arkansas.

Release of Mortgage executed by Logan Finance Corporation for a mortgage filed June 12, 1984 in Book 277 Page 658 in favor of Home Federal Savings and Loan Association, filed August 14, 2009 in Deed Bk 803 Pg 64 in the records of Craighead County, Arkansas.

Redemption Deed No. 322223 for Year Forfeited 2009 Parcel No. 1-144181-15700 filed April 22, 2014 at 3:59 p.m. and recorded in Document No. JB2014R-006049 in the records of Craighead County, Arkansas.

Redemption Deed No. 322224 for Year Forfeited 2009 Parcel No. 1-144181-16100 filed April 22, 2014 at 3:59 p.m. and recorded in Document No. JB2014R-006050 in the records of Craighead County, Arkansas.

Redemption Deed No. 364721 for Year Forfeited 2013 Parcel No. 1-144181-15900 filed April 18, 2017 at 1:54:22 p.m. and recorded in Document No. 2017R-006563 in the records of Craighead County, Arkansas.

Redemption Deed No. 364722 for Year Forfeited 2013 Parcel No. 1-144181-16100 filed April

18, 2017 at 1:54:23 p.m. and recorded in Document No. 2017R-006564 in the records of Craighead County, Arkansas.

Redemption Deed No. 380849 for Year Forfeited 2013 Parcel No. 1-144181-15700 filed May 7, 2018 at 3:05:03 p.m. and recorded in Document No. 2018R-009067 in the records of Craighead County, Arkansas.

Notice of Tax Lien from City of Jonesboro to Cleophus Bryant for Parcel No. 01-144181-15700 in the amount of \$160.00 filed August 13, 2018 at 2:32:49 p.m. and recorded in Document No. 2018R-015934 in the records of Craighead County, Arkansas.

Notice of Tax Lien from City of Jonesboro to Cleophus Bryant for Parcel No. 01-144181-15900 in the amount of \$160.00 filed August 13, 2018 at 2:32:50 p.m. and recorded in Document No. 2018R-015935 in the records of Craighead County, Arkansas.

Affidavit of Statutory Lien from City of Jonesboro to Cleophus Bryant for Parcel No. 01-144181-15700 in the amount of \$370.00 filed November 15, 2018 at 8:22:36 a.m. and recorded in Document No. 2018R-022746 in the records of Craighead County, Arkansas.

Judgments have been checked on Cleophus Bryant and Lois J. Bryant during the aforementioned period, and the following were found:

Notice of Tax Lien from City of Jonesboro to Cleophus Bryant for Parcel No. 01-144181-15700 in the amount of \$160.00 filed August 13, 2018 at 2:32:49 p.m. and recorded in Document No. 2018R-015934 in the records of Craighead County, Arkansas.

Notice of Tax Lien from City of Jonesboro to Cleophus Bryant for Parcel No. 01-144181-15900 in the amount of \$160.00 filed August 13, 2018 at 2:32:50 p.m. and recorded in Document No. 2018R-015935 in the records of Craighead County, Arkansas.

Affidavit of Statutory Lien from City of Jonesboro to Cleophus Bryant for Parcel No. 01-144181-15700 in the amount of \$370.00 filed November 15, 2018 at 8:22:36 a.m. and recorded in Document No. 2018R-022746 in the records of Craighead County, Arkansas.

If tax information was requested, please see the attached tax certificate for the real property tax information as to the above described property.

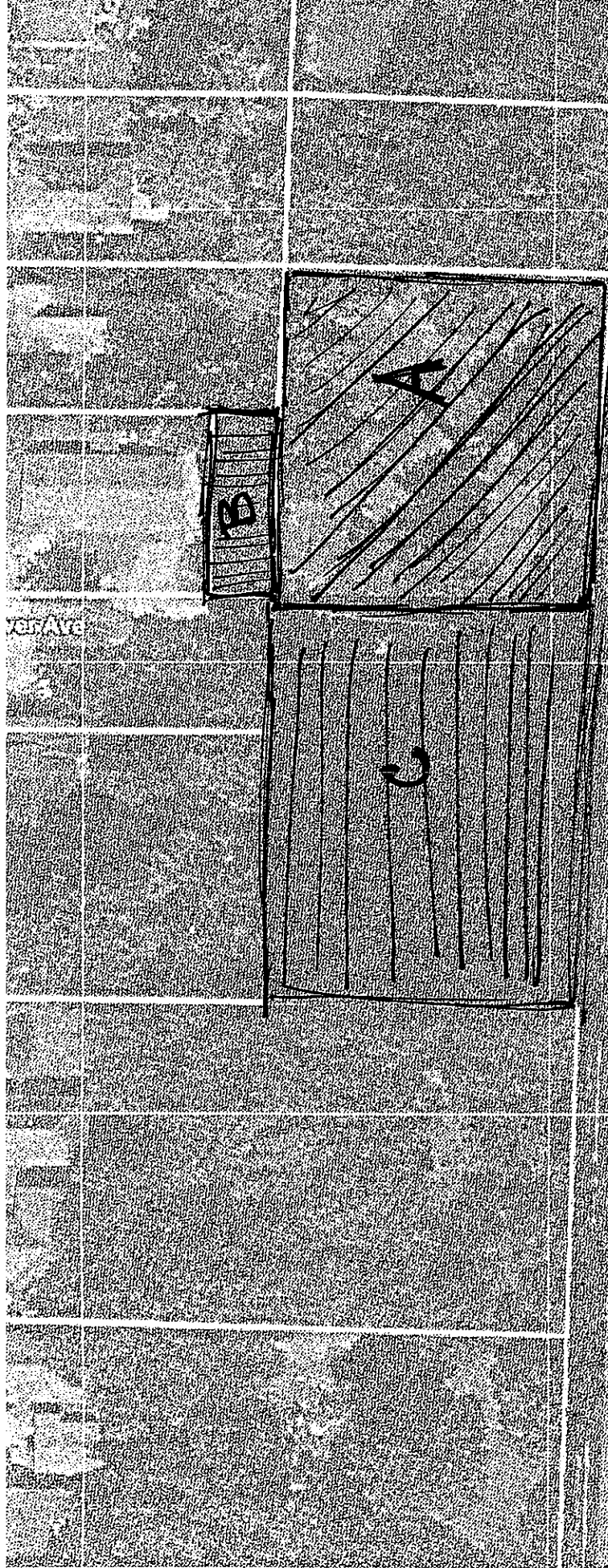
This Limited Title Search is intended for the exclusive use of the addressee for informational purposes only. Lenders Title Company is not expressing or attempting to express an opinion as to the validity of the title to the above described property nor as to the validity of any encumbrances, both recorded and unrecorded, that pertain to the above described property. While Lenders Title Company believes that the information stated above is accurate, no assurances are made nor is any liability assumed by Lenders Title Company for any incorrect information stated herein or omitted herefrom. For assurances as to the title to the above described property, addressee should obtain a title insurance policy.

Sincerely,

Lenders Title Company

A handwritten signature in black ink, reading "Kristin Paige McLaughlin". The script is cursive and fluid, with the first name "Kristin" and last name "McLaughlin" clearly legible.

By: Kristin Paige McLaughlin



Parcel #	Owner	Type	Site Address	Location	Acres
01-144181-15700 "A"	BRYANT CLEOPHUS & LOIS	RES	Craighead County 900 PATRICK JONESBORO	DIXON 3RD ADD Lot: 1-3 Block: 2	0.00
01-144181-15900 "B"	BRYANT CLEOPHUS	RES	Craighead County No Address JONESBORO	DIXON 3RD ADD Lot: PT 4 Block: 2	0.00
01-144181-16100 "C"	BRYANT CLEOPHUS	RES	Craighead County No Address JONESBORO	DIXON 3RD ADD Lot: 10-12 Block: 2	0.00

Warranty Deed

WITH RELINQUISHMENT OF DOWER & CURTESY

Know All Men By These Presents:

THAT WE, William J. Hodges

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and Mary E. Hodges, also known as Mary Barnett Hodges, his wife,

for and in consideration of the sum of TEN AND NO/100

(\$10.00) DOLLARS

and other good and valuable considerations to us in hand paid by Cleophus Bryant and Lois J. Bryant, his wife, as tenants by the entirety, the receipt of which is hereby acknowledged,

do hereby grant, bargain, sell and convey unto the said Cleophus Bryant and Lois J.

Bryant, his wife, as tenants by the entirety,

and unto their heirs and assigns forever, the following lands lying in the County of Craighead and

State of Arkansas, to-wit:

The West 25 feet of Lot 1; All of Lots 2 and 3; the East 30 feet of the South 80 feet of Lot 4; All of Lots 10 and 11; and the West 25 feet of Lot 12, all in Block 2 of Dixon's Third Addition to the City of Jonesboro, Arkansas, as shown by Plat in Deed Record 26 Page 391 at Jonesboro, Arkansas.

To have and to hold the same unto the said Cleophus Bryant and Lois J. Bryant,
his wife, as tenants by the entirety,

and unto their heirs and assigns forever, with all appurtenances thereunto belonging.

And we hereby covenant with said Cleophus Bryant and Lois J. Bryant, his
wife, as tenants by the entirety,

that we will forever warrant and defend the title to the said lands against all claims whatever.

And we, William J. Hodges and Mary E. Hodges, also known as Mary
Barnett Hodges, his wife,

for and in consideration of the said sum of money, do hereby release and relinquish unto the said

Cleophus Bryant and Lois J. Bryant, his wife, as tenants by the
entirety,

our rights of dower, curtesy and possibility of Homestead in and to said lands.

WITNESS our hands and seals on this 7th day of June, 1984.

This instrument prepared by:
Jack Segars, Attorney at Law
Jonesboro, Arkansas.

William J. Hodges (L.S.)

Mary E. Hodges (L.S.)

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ACKNOWLEDGMENT

STATE OF ARKANSAS }
COUNTY OF CRAIGHEAD } SS

_____ } SS

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BE IT REMEMBERED, That on this day came before me the undersigned, a Notary Public within and for the County aforesaid, duly commissioned and acting William J. Hodges and Mary E. Hodges, also known as Mary Barnett Hodges, his wife, to me well known as the grantors in the foregoing Deed, and stated that they had executed the same for the consideration and purpose therein mentioned and set forth.

And on the same day also voluntarily appeared before me each of the said grantors separately, and each grantor in the absence of such grantor's spouse declared that he or she had, of his or her own free will, executed said Deed and signed and sealed the relinquishment of dower, curtesy and homestead in the said Deed for the consideration and purposes therein contained and set forth, without compulsion or undue influence of such grantor's spouse.

WITNESS my hand and seal as such Notary Public on this 7th day of June, 1984

My Commission Expires:

11-1-84

James L. Foster
Notary Public

CERTIFICATE OF RECORD

STATE OF ARKANSAS, }
County of Craighead } ss.

_____ }

I, DIANE PARKER

, Circuit Clerk and Ex-Officio Recorder

for the County aforesaid, do hereby certify that the annexed and foregoing instrument of writing was filed for record

in my office on the 12 day of JUNE, A.D., 1984, at 11:40 o'clock A m.

and the same is now duly recorded, with acknowledgements and certificates thereon in Deed Record 311
page 191

IN WITNESS WHEREOF I have hereunto set my hand and affixed the seal of said Court this 12 day

of JUNE, 1984

DIANE PARKER

Circuit Clerk and Ex-Officio Recorder

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Marsha Harris
D.C.

Warranty Deed

WITH
RELINQUISHMENT OF DOWER &
CURTESY

FROM

William E. Hodges and
Mary E. Hodges, also
known as Mary Barnett
Hodges, his wife.

TO

Cleophus Bryant and Lois
J. Bryant, his wife.

Filed for Record this 12 day of

June, 1984.

at 11:40 o'clock A. M.

By Diane Parker Clerk

Jackie Payton D.C.

PREPARED BY: LOGAN FINANCE CORPORATION
RETURN TO: P.O. BOX 551
BLYTHEVILLE, AR 72316

GRANTOR: LOGAN FINANCE CORPORATION

GRANTEE: CLEOPHUS & LOIS J. BRYANT

RELEASE OF MORTGAGE

RELEASE OF MORTGAGE

STATE OF ARKANSAS

KNOW ALL MEN BY THESE PRESENTS:

COUNTY OF CRAIGHEAD

ON JUNE 12, 1984, CLEOPHUS BRYANT AND LOIS J. BRYANT DELIVERED TO HOME FEDERAL SAVINGS AND LOAN ASSOCIATION, A MORTGAGE WHICH WAS FILED FOR RECORD ON THE 12TH OF JUNE, 1984 IN THE OFFICE OF THE RECORDER OF CRAIGHEAD COUNTY AND THEREIN RECORDED IN BOOK 277 PAGE 658.

IN CONSIDERATION OF THE FULL PAYMENT OF ALL INDEBTEDNESS MENTIONED IN AND SECURED BY, THE AFORESAID MORTGAGE, LOGAN FINANCE CORPORATION HEREBY RELEASES FROM THE LIEN OF SAID MORTGAGE ALL PROPERTIES DESCRIBED THEREIN AND ENCUMBERED THEREBY, AND HEREBY ACKNOWLEDGES THE FULL SATISFACTION THEREOF.

IN TESTIMONY WHEREOF LOGAN FINANCE CORPORATION HAS CAUSED THESE PRESENTS TO BE SIGNED IN ITS NAME AUGUST 10, 2009, BY ITS DULY AUTHORIZED PRESIDENT.

LOGAN FINANCE CORPORATION

BY: JOHN W. LOGAN, PRESIDENT

ATTEST: 
MAX W. LOGAN, SECRETARY

STATE OF ARKANSAS

COUNTY OF MISSISSIPPI

ON AUGUST 10, 2009, BEFORE ME, TERRY D. LONG, A NOTARY PUBLIC, DULY COMMISSIONED, QUALIFIED, AND ACTING WITHIN AND FOR SAID COUNTY AND STATE, APPEARED IN PERSON THE WITHIN NAMED JOHN W. LOGAN AND MAX W. LOGAN, TO ME PERSONALLY WELL KNOWN, WHO STATED THAT THEY WERE PRESIDENT AND SECRETARY OF LOGAN FINANCE CORPORATION, AND WERE DULY AUTHORIZED IN THEIR RESPECTIVE CAPACITIES TO EXECUTE THE FOREGOING INSTRUMENT FOR AND IN THE NAME AND BEHALF OF SAID CORPORATION, AND FURTHER STATED AND ACKNOWLEDGED THAT THEY HAD SO SIGNED, EXECUTED, AND DELIVERED SAID FOREGOING INSTRUMENT FOR THE CONSIDERATION, USES, AND PURPOSES THEREIN MENTIONED AND SET FORTH.

IN TESTIMONY WHEREOF, I HAVE HEREUNTO SET MY HAND AND OFFICIAL SEAL ON AUGUST 10, 2009.



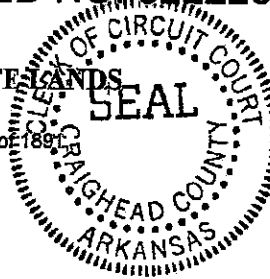
Terry D. Long
NOTARY PUBLIC, IN AND FOR
MISSISSIPPI COUNTY, ARKANSAS

DEED BK 803 PG 64 - 65
DATE 08/14/2009
TIME 10:24:27 AM
RECORDED IN
OFFICIAL RECORDS OF
CRAIGHEAD COUNTY
ANN HUDSON
CIRCUIT CLERK
[Signature], D.C.
RECEIPT# 192446



REDEMPTION DEED NO. 322223

JOHN THURSTON
COMMISSIONER OF STATE LANDS
STATE OF ARKANSAS
Issued under the provisions of Act 151 of 1891
Act 626 of 1983 and Act 814 of 1987



JB2014R-006049 1

JB2014R-006049

ANN HUDSON

CRAIGHEAD COUNTY

RECORDED ON:

04/22/2014 03:59PM

BY  D. C.

THE STATE OF ARKANSAS

To All Whom these Presents Shall Come ~ GREETINGS

KNOW YE THAT, WHEREAS The following described lands situated in the County of **CRAIGHEAD** in the State of Arkansas, to Wit:

Description: *WESTERN DISTRICT* Section: 18 Township: 14N Range: 4E Acreage: Lot: 1-3 Block: 2 City: JONESBORO Addition: DIXON 3RD SD: J

Parcel Number: **1-144181-15700**

Year Forfited **10-7 2009**

Receipt #: **380560**

were certified to the Commissioner of State Lands, by the County Collector for the non-payment of taxes for the years hereinbelow set forth; and that the taxes, penalties, interest and cost outline below have been paid to the Commissioner of State Lands;

AND WHEREAS **CLEOPHUS & LOIS BRYANT**
3678 TWINMONT COVE
MEMPHIS, TN 38128

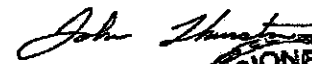

claiming to be the owner(s) of said real property, filed a petition to redeem duly verified according to the law, showing such ownership.

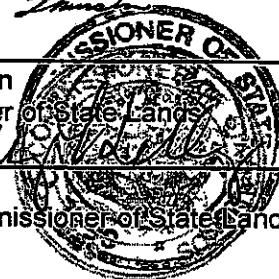
NOW THEREFORE, I, JOHN THURSTON, Commissioner of State Lands within the State of Arkansas, for and in consideration of **\$2,272.99** so paid and by virtue of the authority in me vested by law, do hereby release and quitclaim unto the said **CLEOPHUS & LOIS BRYANT** and their heirs and assigns forever all right, title and interest the State of Arkansas acquired under any forfeiture, sale or condemnation for taxes.

WITNESS MY HAND AND OFFICIAL SEAL **04/08/2014**

Taxes	2009 - 2012	\$1,618.33
ID Taxes		\$0.00
Interest		\$302.03
Penalty		\$161.83
County Costs		\$18.00
State Costs		\$172.80

Total Paid: **\$2,272.99**


John Thurston
Commissioner of State Lands

Kelly
Deputy Commissioner of State Lands



Deed Mailed to:

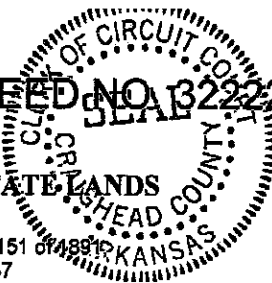
CLEOPHUS BRYANT
3678 TWINMONT COVE
MEMPHIS, TN 38128



REDEMPTION DEED NO 322224

JOHN THURSTON
COMMISSIONER OF STATE LANDS
STATE OF ARKANSAS

Issued under the provisions of Act 151 of 1891
Act 626 of 1983 and Act 814 of 1987



JB2014R-006050 1

JB2014R-006050

ANN HUDSON

CRAIGHEAD COUNTY

RECORDED ON:

04/22/2014 03:59PM

BY [Signature] D. C.

THE STATE OF ARKANSAS

To All Whom these Presents Shall Come ~ GREETINGS

KNOW YE THAT, WHEREAS The following described lands situated in the County of **CRAIGHEAD** in the State of Arkansas, to Wit

Description: *WESTERN DISTRICT* Section: 18 Township: 14N Range: 4E Acreage: Lot: 10-12 Block: 2 City: JONESBORO Addition: DIXON 3RD SD: J

Parcel Number: **1-144181-16100**

Year Forfited **10-9 2009**

Receipt #: **380561**

were certified to the Commissioner of State Lands, by the County Collector for the non-payment of taxes for the years hereinbelow set forth; and that the taxes, penalties, interest and cost outline below have been paid to the Commissioner of State Lands;

AND WHEREAS **CLEOPHUS BRYANT**
3678 TWINMONT COVE
MEMPHIS, TN 38128

claiming to be the owner(s) of said real property, filed a petition to redeem duly verified according to the law, showing such ownership.

NOW THEREFORE, I, JOHN THURSTON, Commissioner of State Lands within the State of Arkansas, for and in consideration of **\$548.37** so paid and by virtue of the authority in me vested by law, do hereby release and quitclaim unto the said **CLEOPHUS BRYANT** and their heirs and assigns forever all right, title and interest the State of Arkansas acquired under any forfeiture, sale or condemnation for taxes.

WITNESS MY HAND AND OFFICIAL SEAL 04/08/2014

Taxes	2009 - 2012	\$277.91
ID Taxes		\$0.00
Interest		\$51.87
Penalty		\$27.79
County Costs		\$18.00
State Costs		\$172.80

Total Paid: **\$548.37**

[Signature]

John Thurston
Commissioner of State Lands

[Signature]
Kelly
Deputy Commissioner of State Lands



Deed Mailed to:

CLEOPHUS BRYANT
3678 TWINMONT COVE
MEMPHIS, TN 38128



REDEMPTION DEED NO. 364721

JOHN THURSTON
COMMISSIONER OF STATE LANDS
STATE OF ARKANSAS

Issued under the provisions of Act 151 of 1891,
Act 626 of 1983 and Act 814 of 1987

2017R-006563

FILED

JONESBORO DISTRICT

CRAIGHEAD COUNTY, ARKANSAS

CANDACE EDWARDS, CLERK & RECORDER

04/18/2017 1:54:22 PM

FEE: 15.00

PAGES: 1

CANDY DENTON



THE STATE OF ARKANSAS

To All Whom these Presents Shall Come ~ GREETINGS

KNOW YE THAT, WHEREAS The following described lands situated in the County of **CRAIGHEAD** in the State of Arkansas, to Wit

Description: *WESTERN DIST* E 30' S1/2 LOT 4 Section: 18 Township: 14N Range: 04E Acreage: Lot: Block: 2 City: JB Addition: DIXON 3RD SD: J

Parcel Number: **1-144181-15900**

Year Forfeited **8-4 2013**

Receipt #: **440051**

were certified to the Commissioner of State Lands, by the County Collector for the non-payment of taxes for the years hereinbelow set forth; and that the taxes, penalties, interest and cost outline below have been paid to the Commissioner of State Lands;

AND WHEREAS **CLEOPHUS BRYANT**
3678 TWINMONT COVE
MEMPHIS, TN 38128

claiming to be the owner(s) of said real property, filed a petition to redeem duly verified according to the law, showing such ownership.

NOW THEREFORE, I, JOHN THURSTON, Commissioner of State Lands within the State of Arkansas, for and in consideration of **\$212.55** so paid and by virtue of the authority in me vested by law, do hereby release and quitclaim unto the said **CLEOPHUS BRYANT** and their heirs and assigns forever all right, title and interest the State of Arkansas acquired under any forfeiture, sale or condemnation for taxes.

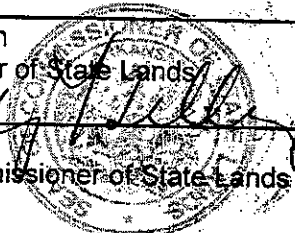
WITNESS MY HAND AND OFFICIAL SEAL **03/13/2017**

Taxes	2013 - 2015	\$126.60
Improv Or Timber tax		\$0.00
Interest		\$17.34
Penalty		\$12.66
County Costs		\$19.00
State Costs		\$36.95
Total Paid		\$212.55

John Thurston

John Thurston
Commissioner of State Lands
[Signature]

kkelly
Deputy Commissioner of State Lands



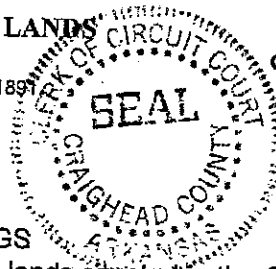
Deed Mailed to:

CLEOPHUS BRYANT
3678 TWINMONT COVE
MEMPHIS, TN 38128



REDEMPTION DEED NO. 364722

JOHN THURSTON
COMMISSIONER OF STATE LANDS
STATE OF ARKANSAS
 Issued under the provisions of Act 151 of 1891
 Act 626 of 1983 and Act 814 of 1987



2017R-006564

FILED

JONESBORO DISTRICT
CRAIGHEAD COUNTY, ARKANSAS
CANDACE EDWARDS, CLERK & RECORDER

04/18/2017 1:54:23 PM

FEE: 15.00

PAGES: 1

CANDY DENTON

THE STATE OF ARKANSAS

To All Whom these Presents Shall Come ~ GREETINGS

KNOW YE THAT, WHEREAS The following described lands situated in the County of **CRAIGHEAD** in the State of Arkansas, to Wit:

Description: *WESTERN DIST* Section: 18 Township 14N Range: 04E Acreage: Lot: 10-12 Block: 2 City: JB Addition: DIXON 3RD SD: J

Parcel Number: **1-144181-16100**

Year Forfeited **8-5 2013**

Receipt #: **440052**

were certified to the Commissioner of State Lands, by the County Collector for the non-payment of taxes for the years hereinbelow set forth; and that the taxes, penalties, interest and cost outline below have been paid to the Commissioner of State Lands;

AND WHEREAS **CLEOPHUS BRYANT**
3678 TWINMONT COVE
MEMPHIS, TN 38128

claiming to be the owner(s) of said real property, filed a petition to redeem duly verified according to the law, showing such ownership.

NOW THEREFORE, I, JOHN THURSTON, Commissioner of State Lands within the State of Arkansas, for and in consideration of **\$400.47** so paid and by virtue of the authority in me vested by law, do hereby release and quitclaim unto the said **CLEOPHUS BRYANT** and their heirs and assigns forever all right, title and interest the State of Arkansas acquired under any forfeiture, sale or condemnation for taxes.

WITNESS MY HAND AND OFFICIAL SEAL 03/13/2017

John Thurston

John Thurston
 Commissioner of State Lands
[Signature]
 k Kelly
 Deputy Commissioner of State Lands

Taxes	2013 - 2015	\$278.52
Improv Or Timber tax		\$0.00
Interest		\$38.15
Penalty		\$27.85
County Costs		\$19.00
State Costs		\$36.95

Total Paid **\$400.47**



Deed Mailed to:

CLEOPHUS BRYANT
3678 TWINMONT COVE
MEMPHIS, TN 38128





REDEMPTION DEED NO. 380849

JOHN THURSTON
COMMISSIONER OF STATE LANDS
STATE OF ARKANSAS

Issued under the provisions of Act 151 of 1891,
Act 626 of 1983 and Act 814 of 1987

2018R-009067

FILED

JONESBORO DISTRICT
CRAIGHEAD COUNTY, ARKANSAS
CANDACE EDWARDS, CLERK & RECORDER

05/07/2018 3:05:03 PM

FEE: 15.00

PAGES: 1

JAMIE HUNNICUTT

THE STATE OF ARKANSAS:

To All Whom these Presents Shall Come ~ GREETINGS:

KNOW YE THAT, WHEREAS: The following described lands situated in the County of **CRAIGHEAD** in the State of Arkansas, to Wit:

Description: *WESTERN DIST* Section: 18 Township: 14N Range: 04E Acreage: Lot: 1-3 Block: 2 City: JB Addition: DIXON 3RD SD: J

Parcel Number: **1-144181-15700**

Year Forfeited: **8-3 2013**

Receipt #: **462800**

were certified to the Commissioner of State Lands, by the County Collector for the non-payment of taxes for the years hereinbelow set forth; and that the taxes, penalties, interest and cost outline below have been paid to the Commissioner of State Lands;

AND WHEREAS **CLEOPHUS & LOIS BRYANT**
3678 TWINMONT COVE
MEMPHIS, TN 38128

claiming to be the owner(s) of said real property, filed a petition to redeem duly verified according to the law, showing such ownership.

NOW THEREFORE, I, JOHN THURSTON, Commissioner of State Lands within the State of Arkansas, for and in consideration of **\$2,088.80** so paid and by virtue of the authority in me vested by law, do hereby release and quitclaim unto the said **CLEOPHUS & LOIS BRYANT** and their heirs and assigns forever all right, title and interest the State of Arkansas acquired under any forfeiture, sale or condemnation for taxes.

WITNESS MY HAND AND OFFICIAL SEAL **05/03/2018**

Taxes	2013 - 2016	\$1,483.80
Improv Or Timber tax		\$0.00
Interest		\$293.72
Penalty		\$148.38
County Costs		\$19.00
State Costs		\$143.90

Total Paid: **\$2,088.80**

John Thurston

John Thurston
Commissioner of State Lands
kkelly

kkelly
Deputy Commissioner of State Lands



Deed Mailed to:

CLEOPHUS BRYANT
3678 TWINMONT COVE
MEMPHIS, TN 38128





2018R-015934

FILED

JONESBORO DISTRICT
CRAIGHEAD COUNTY, ARKANSAS
CANDACE EDWARDS, CLERK & RECORDER

08/13/2018 2:32:49 PM

FEE: 30.00

PAGES: 4

BELINDA GARRISON

CITY OF JONESBORO

NOTICE OF TAX LIEN

Date: 8/13/2018

To: Carol Duncan (City Attorney)

RE: Mowing

Owner: Cleophus Bryant
Address: 3678 Twinmont Cove
City: Memphis, TN 38128

Legal Description: DIXON 3RD ADD 1-2-3
Section-Township-Range: 18-14-04
Lot/Block: 1-3/2
Subdivision: DIXON 3RD ADD
Parcel #: 01-144181-15700

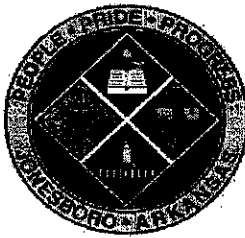
This is a request for a tax lien to be filed on: 900 Hoover #A

Amount of Lien: \$ 160.00

Thank you,
Jonathan Smith
Jonesboro Land Bank Director

Lien Approved by: Carol
City Attorney-City of Jonesboro





DATE	INVOICE NO
6/1/2018	0059221

BILL TO
Cleophus Bryant 3678 Twinmont Cove Memphis, TN 38128

DUE DATE
6/1/2018

DESCRIPTION	QUANTITY	EFFECTIVE RATE	AMOUNT	DISCOUNT	CREDIT	BALANCE
-------------	----------	----------------	--------	----------	--------	---------

PREVIOUS OUTSTANDING BALANCE 230.00

May 2018 Mowing charges:

Filing Fee- 900 Hoover #A	1.00	15.00	15.00	0.00	0.00	15.00
Admin. Fee- 900 Hoover #A	1.00	100.00	100.00	0.00	0.00	100.00
Mowing- 900 Hoover #A	1.00	45.00	45.00	0.00	0.00	45.00

INVOICE TOTAL: 160.00 0.00 0.00 160.00

PLEASE DETACH BOTTOM PORTION & REMIT WITH YOUR PAYMENT

For questions please contact us at (870) 932-3042

Customer Name: Cleophus Bryant
Customer No: 003686
Account No: 0004262 - Mowing account 900 Hoover #A 01-144181-15700

DUE DATE	INVOICE NO
6/1/2018	0059221

Please remit payment by the due date to:

City of Jonesboro
300 South Church Street
PO Box 1845
Jonesboro, AR 72403

Invoice Total: 160.00
Discounts: 0.00
Credit Applied: 0.00
Ending Balance: 390.00

INVOICE BALANCE: \$160.00
AMOUNT PAID: _____

INVOICE

Custom Care Land Management LLC

11487 HWY 49N
Brookland, AR 72417
(870) 273-3054

BILL TO

city of Jonesboro

INVOICE #

140

INVOICE DATE

05/18/2018

DESCRIPTION

AMOUNT

113 N bridge 45.00	495.00
1506 Pratt Circle 45.00	
816 Hoover 45.00	
900 Hoover A 45.00	
900 Hoover B 45.00	
405 Easy 45.00	
910 W Jefferson 45.00	
238 N Bridge 45.00	
646 Warner 45.00	
200 Mulberry 45.00	
1014 Logan 45.00	

TOTAL

\$495.00

TERMS & CONDITIONS

Make Check Payable to

Custom Care Land Management LLC
11487 Hwy 49 N
Brookland, AR 72417

Thank You for the Business
God Bless.

Net 10

Thank you



CITY OF JONESBORO

Code Enforcement

Request For Invoice

Date: 5-18-18

To: Becky Sharp

Property Address: 900 Hoover A APN:01-144181-15700
Jonesboro, AR 72401

Need to send the following charges to this person.

Property Owner: BRYANT CLEOPHUS
3678 TWINMONT CV
MEMPHIS, TN 38128

<u>ITEMS</u>	<u>AMOUNTS</u>
Mowing & Trim Yard	\$ 45.00
Admin Fees	\$ 100.00
Filing Fees	\$ 15.00
<hr/>	
Total	\$ 160.00

Thank you,

Michael McQuay
Jonesboro Police Department
Code Enforcement Division
PO Box 1845
Jonesboro, AR 72403



2018R-015935

FILED

JONESBORO DISTRICT
CRAIGHEAD COUNTY, ARKANSAS
CANDACE EDWARDS, CLERK & RECORDER

08/13/2018 2:32:50 PM

FEE: 30.00

PAGES: 4

BELINDA GARRISON

CITY OF JONESBORO

NOTICE OF TAX LIEN

Date: 8/13/2018

To: Carol Duncan (City Attorney)

RE: Mowing

Owner: Cleophus Bryant
Address: 3678 Twinmont Cove
City: Memphis, TN 38128

Legal Description: DIXON 3RD ADD E 30' S 1/2 LOT 4
Section-Township-Range: 18-14-04
Lot/Block: PT 4/2
Subdivision: DIXON 3RD ADD
Parcel #: 01-144181-15900

This is a request for a tax lien to be filed on: 900 Hoover #B

Amount of Lien: \$ 160.00

Thank you,
Jonathan Smith
Jonesboro Land Bank Director

Lien Approved
by:


City Attorney-City of Jonesboro





DATE	INVOICE NO
6/1/2018	0059222

BILL TO
Cleophus Bryant 3678 Twinmont Cove Memphis, TN 38128

DUE DATE
6/1/2018

DESCRIPTION	QUANTITY	EFFECTIVE RATE	AMOUNT	DISCOUNT	CREDIT	BALANCE
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PREVIOUS OUTSTANDING BALANCE 230.00

May 2018 Mowing charges:

Filing Fee- 900 Hoover #B	1.00	15.00	15.00	0.00	0.00	15.00
Admin. Fee- 900 Hoover #B	1.00	100.00	100.00	0.00	0.00	100.00
Mowing- 900 Hoover #B	1.00	45.00	45.00	0.00	0.00	45.00

INVOICE TOTAL: 160.00 0.00 0.00 160.00

PLEASE DETACH BOTTOM PORTION & REMIT WITH YOUR PAYMENT

For questions please contact us at (870) 932-3042

Customer Name: Cleophus Bryant
Customer No: 003686
Account No: 0034875 - Mowing Acct 900 Hoover #B #01-144181-15900

DUE DATE	INVOICE NO
6/1/2018	0059222

Please remit payment by the due date to:

City of Jonesboro
300 South Church Street
PO Box 1845
Jonesboro, AR 72403

Invoice Total:	160.00
Discounts:	0.00
Credit Applied:	0.00
Ending Balance:	390.00

INVOICE BALANCE: \$160.00

AMOUNT PAID: _____

INVOICE

Custom Care Land Management LLC

11487 HWY 49N
Brookland, AR 72417
(870) 273-3054

BILL TO

city of Jonesboro

INVOICE #

140

INVOICE DATE

05/18/2018

DESCRIPTION**AMOUNT**

113 N bridge 45.00	495.00
1506 Pratt Circle 45.00	
816 Hoover 45.00	
900 Hoover A 45.00	
900 Hoover B 45.00	
405 Easy 45.00	
910 W Jefferson 45.00	
238 N Bridge 45.00	
646 Warner 45.00	
200 Mulberry 45.00	
1014 Logan 45.00	

TOTAL

\$495.00

TERMS & CONDITIONS

Make Check Payable to

Custom Care Land Management LLC
11487 Hwy 49 N
Brookland, AR 72417

Thank You for the Business
God Bless.

Net 10

Thank you



CITY OF JONESBORO

Code Enforcement

Request For Invoice

Date: 5-18-18

To: Becky Sharp

Property Address: 900 Hoover B APN:01-144181-15900
Jonesboro, AR 72401

Need to send the following charges to this person.

Property Owner: BRYANT CLEOPHUS
3678 TWINMONT CV
MEMPHIS, TN 38128

<u>ITEMS</u>	<u>AMOUNTS</u>
Mowing & Trim Yard	\$ 45.00
Admin Fees	\$ 100.00
Filing Fees	\$ 15.00
<hr/>	
Total	\$ 160.00

Thank you,

Michael McQuay
Jonesboro Police Department
Code Enforcement Division
PO Box 1845
Jonesboro, AR 72403

AFFIDAVIT OF STATURORY LIEN

Comes the City of Jonesboro, Arkansas by and through Carol Duncan, who states on oath that:

My name is Carol Duncan. I am the City Attorney of Jonesboro, Arkansas ("the City"), and as such I am authorized to make this affidavit.

On **October 30th, 2018**, a NOTICE TO COMPLY was mailed to **Cleophus Bryant** (the Owner on that date), at **3628 Twinmont Cove, Memphis, TN 38128**. Due to the Owner's failure to abide by the notice within the required time, the City took corrective action as was necessary, or the City caused as much of the work as was left undone by the Owner at the expiration of the time allowed. An itemized account of this indebtedness is as follows:

DATE OF SERVICE	TYPE OF WORK	ORDINANCE NUMBER	COST
08-24-2018	Bush Hog	(Ord. No. 13:053, § I, 9-17-2013)	\$370.00

The above statement of cost is true and correct and the amount of indebtedness is now due the City for cost and expenses incurred on the following described real property located in Jonesboro, Craighead County, Arkansas:

ADDRESS OF PROPERTY & LEGAL DESCRIPTION

Address: 900 Hoover

Legal Description: DIXON 3RD ADD 1-2-3

Parcel Number: 01-144181-15700

The City has made demand for payment and given the debtor notice of the City's intent to file this lien and the debtor has failed to make payment. No part of the debt has been paid and the City of Jonesboro claims a lien on this real property, pursuant to Ark. Code Ann. § 14-54-903(b) in the amount of **\$370.00** to secure this indebtedness.

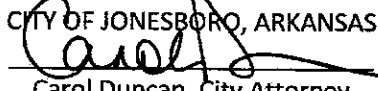
Payment must be made to the City Collector's Office, 300 South Church Street, 1st Floor, Jonesboro, Arkansas 72401, within (10) days of this notification. If payment is not made within (10) days, the lien may be certified to Craighead County for collection on real estate taxes or City may pursue a judicial foreclosure in accordance with Ark. Code Ann. § 14-54-904.

2018R-022746

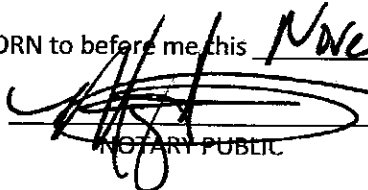
FILED

WITNESS my hand this 11-14-2018

JONESBORO DISTRICT
CRAIGHEAD COUNTY, ARKANSAS
CANDACE EDWARDS, CLERK & RECORDER
11/15/2018 8:22:36 AM
FEE: 30.00
PAGES: 4
BECKY MAHAN

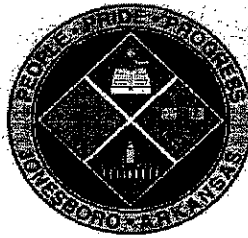
CITY OF JONESBORO, ARKANSAS

Carol Duncan, City Attorney
JONESBORO LAND BANK
(870) 336-7180

SUBSCRIBED AND SWORN to before me this November 14, 2018


NOTARY PUBLIC

OFFICIAL SEAL - #12347274
MARY H. CAINES
NOTARY PUBLIC-ARKANSAS
CRAIGHEAD COUNTY
MY COMMISSION EXPIRES: 05-03-26

8 0 0 5 3 6 6 2
TX:40034759



DATE	INVOICE NO
8/24/2018	0059482

BILL TO
Cleophus Bryant 3678 Twinmont Cove Memphis, TN 38128

DUE DATE
8/31/2018

DESCRIPTION	QUANTITY	EFFECTIVE RATE	AMOUNT	DISCOUNT	CREDIT	BALANCE
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PREVIOUS OUTSTANDING BALANCE

390.00

August 2018 Mowing Charges:

Filing Fee- 900 Hoover #A	1.00	15.00	15.00	0.00	0.00	15.00
Filing Fee- 900 Hoover #B	1.00	15.00	15.00	0.00	0.00	15.00
Admin. Fee- 900 Hoover #A	1.00	100.00	100.00	0.00	0.00	100.00
Admin. Fee- 900 Hoover #B	1.00	100.00	100.00	0.00	0.00	100.00
Bush Hog- 900 Hoover #A	1.00	70.00	70.00	0.00	0.00	70.00
Bush Hog- 900 Hoover #B	1.00	70.00	70.00	0.00	0.00	70.00

INVOICE TOTAL:

370.00

0.00

0.00

370.00

Subscribed - Jonesboro Code Enforcement

PLEASE DETACH BOTTOM PORTION & REMIT WITH YOUR PAYMENT

For questions please contact us at (870) 932-3042

Customer Name: Cleophus Bryant
Customer No: 003686
Account No: 0004262 - Mowing account 900 Hoover #A 01-144181-15700

DUE DATE	INVOICE NO
8/31/2018	0059482

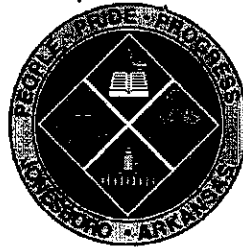
Please remit payment by the due date to:

City of Jonesboro
300 South Church Street
PO Box 1845
Jonesboro, AR 72403

Invoice Total: 370.00
Discounts: 0.00
Credit Applied: 0.00
Ending Balance: 760.00

INVOICE BALANCE: \$370.00

AMOUNT PAID: _____



**JONESBORO POLICE DEPARTMENT
CODE ENFORCEMENT DIVISION**

DATE: 04/03/2018

TO: CLEOPHUS BRYANT
3678 TWINMONT CV MEMPHIS
, TN 38128

In regards to property located at 900 HOOVER
JONESBORO, AR 72401 .

Our records show that you own the property listed above. We have observed that the grass is overgrown, and buildings A and B are unsecured. We are sending this letter and are allowing you the chance to correct the violation that is mentioned below by 4-16-18. If the issue is not corrected by the date listed the City will mow, weed eat, secure buildings, and place a lien on your property. Please call the Code Enforcement Office at (870) 933-4658 if you have any questions. If you would like to view the ordinance in violation online, they are available on City Clerk section of www.jonesboro.org

Section 1. Sec. 30-5 - Overgrown Grass, Weeds, Vines, or Low hanging Limbs
2. Sec 105-254 Nuisance Property - Nuisance property unsecured
3. Sec. 105-254 - Maintaining a Nuisance Property

Schmett, Eric

Code Enforcement Officer

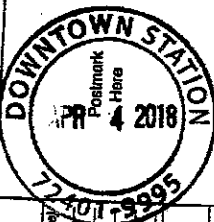
(870)680-2252

Jonesboro Code Enforcement
 PO Box 1845
 Jonesboro, AR 72403

U.S. Postal ServiceTM
CERTIFIED MAIL® RECEIPT
Domestic Mail Only

For delivery information, visit our website at www.usps.com

OFFICIAL USE



Extra Services & Fees (check box, add fee as appropriate)

<input type="checkbox"/> Return Receipt (hardcopy)	\$
<input type="checkbox"/> Return Receipt (electronic)	\$
<input type="checkbox"/> Certified Mail Restricted Delivery	\$
<input type="checkbox"/> Adult Signature Required	\$
<input type="checkbox"/> Adult Signature Restricted Delivery	\$
Postage	\$
Total Postage and Fees	\$

Sent To Bryant Cleophus
 Street and Apt. No., PO Box No. 3678
Twinnmont Cv
 City, State, ZIP+4® Memphis, TN 38128

PS Form 3800, April 2015 PSN 7550-02-000-9019 See Reverse for Instructions

CERTIFIED MAIL

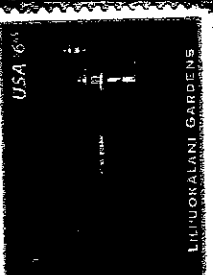


7017 1000 0000 0152 2262

Bryant Cleophus
 3678 Twinnmont Cv
 Memphis, TN 38128

NIXIE 331 CE 1 0205/04/18
 RETURN TO SENDER
 UNCLAIMED
 UNABLE TO FORWARD

EC: 72403184545 *0747-01275-04-44



45
 NLNR
 RS 2825

Search Results

Craighead County

Parcels Returned: 3

Viewing parcels: 1 to 3

Parcel #	Owner	Type	Site Address	Location	Acres
<u>01-144181-15700</u>	BRYANT CLEOPHUS & LOIS	RES	Craighead County 900 PATRICK JONESBORO	DIXON 3RD ADD Lot:1-3 Block:2	0.00
<u>01-144181-15900</u>	BRYANT CLEOPHUS	RES	Craighead County No Address JONESBORO	DIXON 3RD ADD Lot:PT 4 Block:2	0.00
<u>01-144181-16100</u>	BRYANT CLEOPHUS	RES	Craighead County No Address JONESBORO	DIXON 3RD ADD Lot:10-12 Block:2	0.00

Property Detail

Craighead County Personal Property & Real Estate Tax Records

Property Information	
Parcel #:	<u>01-144181-15700</u>
Tax Year/ Book:	2018 Current
Legal:	DIXON 3RD ADD 1-2-3
Property Type:	Real Estate
Owner:	BRYANT CLEOPHUS & LOIS
Tax Payer:	BRYANT CLEOPHUS 3678 TWINMONT CV MEMPHIS, TN 38128
Site Address:	900 PATRICK
Subdivision:	DIXON 3RD ADD
Lot Block:	1-3 2
S-T-R:	18-14-04
Acres:	0
Tax Status:	Non-Exempt
Total Mandatory:	\$445.21
Tax Paid:	-\$445.21
Balance:	\$0.00

Receipts							
Receipt #	Book	Tax Year	ReceiptDate	Cash Amt	Check Amt	Credit Amt	Total
<u>8848</u>	Current	2018	4/15/2019	\$0.00	\$580.25	\$0.00	\$580.25
<u>1006057</u>	Delinquent	2017	4/15/2019	\$0.00	\$882.00	\$0.00	\$882.00

2018 Tax Information

Tax Type	Tax Description	District	Exempt	Assessed Value	Tax Owed	Tax Paid	Balance
AV	Ad Valorem	J JB	Non-Exempt	\$10,550.00	\$445.21	-\$445.21	\$0.00

Property Detail

Craighead County Personal Property & Real Estate Tax Records

Property Information	
Parcel #:	01-144181-15900
Tax Year/ Book:	2018 Current
Legal:	DIXON 3RD ADD E 30' S 1/2 LOT 4
Property Type:	Real Estate
Owner:	BRYANT CLEOPHUS
Tax Payer:	BRYANT CLEOPHUS 3678 TWINMONT CV MEMPHIS, TN 38128
Site Address:	
Subdivision:	DIXON 3RD ADD
Lot Block:	PT 4 2
S-T-R:	18-14-04
Acres:	0
Tax Status:	Non-Exempt
Total Mandatory:	\$42.20
Tax Paid:	-\$42.20
Balance:	\$0.00

Receipts							
Receipt #	Book	Tax Year	ReceiptDate	Cash Amt	Check Amt	Credit Amt	Total
<u>8848</u>	Current	2018	4/15/2019	\$0.00	\$580.25	\$0.00	\$580.25
<u>6403</u>	Current	2017	4/11/2018	\$0.00	\$135.04	\$0.00	\$135.04
<u>1003345</u>	Delinquent	2016	4/11/2018	\$0.00	\$161.01	\$0.00	\$161.01

Historical Receipts

Receipt #	Tax Year	Date Paid	Tax Owed	Tax Paid	Balance
<u>20866</u>	2012	6/5/2013	\$42.20	\$42.20	\$0.00

2018 Tax Information

Tax Type	Tax Description	District	Exempt	Assessed Value	Tax Owed	Tax Paid	Balance
AV	Ad Valorem	J JB	Non-Exempt	\$1,000.00	\$42.20	-\$42.20	\$0.00

Property Detail

Craighead County Personal Property & Real Estate Tax Records

Property Information	
Parcel #:	01-144181-16100
Tax Year/ Book:	2018 Current
Legal:	DIXON 3RD ADD LOTS 10-11-12
Property Type:	Real Estate
Owner:	BRYANT CLEOPHUS
Tax Payer:	BRYANT CLEOPHUS 3678 TWINMONT CV MEMPHIS, TN 38128
Site Address:	
Subdivision:	DIXON 3RD ADD
Lot Block:	10-12 2
S-T-R:	18-14-04
Acres:	0
Tax Status:	Non-Exempt
Total Mandatory:	\$92.84
Tax Paid:	-\$92.84
Balance:	\$0.00

Receipts							
Receipt #	Book	Tax Year	ReceiptDate	Cash Amt	Check Amt	Credit Amt	Total
<u>8848</u>	Current	2018	4/15/2019	\$0.00	\$580.25	\$0.00	\$580.25
<u>6403</u>	Current	2017	4/11/2018	\$0.00	\$135.04	\$0.00	\$135.04
<u>1003345</u>	Delinquent	2016	4/11/2018	\$0.00	\$161.01	\$0.00	\$161.01

2018 Tax Information							
Tax Type	Tax Description	District	Exempt	Assessed Value	Tax Owed	Tax Paid	Balance
AV	Ad Valorem	J JB	Non-Exempt	\$2,200.00	\$92.84	-\$92.84	\$0.00

BRYANT CLEOPHUS & LOIS

900 PATRICK
JONESBORO, AR 72401-2157

[Basic](#)

[Land](#)

[Sales](#)


[Valuation](#)

[Taxes](#)

[Improvements](#)

[View Map](#)

Basic Info


Parcel Number:	01-144181-15700
County Name:	Craighead County
Mailing Address:	BRYANT CLEOPHUS 3678 TWINMONT CV MEMPHIS TN 38128
Property Address:	BRYANT CLEOPHUS & LOIS 900 PATRICK JONESBORO, AR 72401-2157 Map This Address
Billing Address 	BRYANT CLEOPHUS 3678 TWINMONT CV MEMPHIS, TN 38128
Total Acres:	0.00
Timber Acres:	0.00
Sec-Twp p-Rng:	18-14-04
Lot/Block:	1-3/2
Subdivision:	DIXON 3RD ADD
Legal Description:	DIXON 3RD ADD 1-2-3
School District:	J JB JONESBORO CITY
Homestead Parcel?:	No
Tax Status:	Taxable
Over 65?:	No



DEPARTMENT OF INSPECTION AND CODE ENFORCEMENT

RESIDENTIAL BUILDING INSPECTION REPORT

DATE OF INSPECTION:	1-21-2019					
PROPERTY ADDRESS:	900 PATRICK					
PROPERTY OWNER:	CLEOPHUS & LOIS BRYANT					
OCCUPIED: YES NO X						
BUILDING ELEMENT		1 thru 5 CONDITION				NOTES & COMMENTS
	VERY POOR				VERY GOOD	
Foundation Type: Piers Solid Slab			3			PART PIERS PART CONCRETE IN FAIR SHAPE
Front Porch Type: Wood Concrete			3			CONCRETE IN FAIR SHAPE
Exterior Doors and Windows Type: Wood Vinyl Aluminum		2				MOST ARE MISSING AND ARE BOARDED UP ALLTHOUGH HOUSE WAS NOT SECURED AT TIME OF INSPECTION
Roof Underlay Type: OSB/ Plywood 1x6 metal			3			MOSTLY PLYWOOD IN FAIR SHAPE
Roof Surface Type: Metal 3-Tab Shingles Dimensional Shingles			3			SHINGLES ARE OLD AND NEED REPLACED
Chimney						N/A
Siding Type: Wood Lap Vinyl Masonite Aluminum			3			BRICK SIDING COVERED IN GRAFFITI
Fascia and Trim Type Wood Vinyl Coil		2				FASICIA AND TRIM NEEDS REPAIRED OR REPLACED , ROTTEN
Interior Doors Type: Hollow Wood Solid Wood		2				ALL OFF HINGES AND NEED REPLACED

Interior Walls Type Wood Frame Metal Frame Sheetrock Stucco		2				SHEETROCK WALLS WITH HOLES THROUGHOUT THE HOUSE ALL NEEDS REPAIRED OR REPLACED
Ceilings Type: Sheetrock Stucco Ceiling Tile			3			SHEETROCK CEILINGS NEED REPAIRED OR REPLACED
Flooring Underlay Type: 1x6 center match OSB Plywood		2				PLYWOOD UNDERLAY NEEDS REPAIRS IN SEVERAL AREAS
Flooring Surfaces Type: Carpet Linoleum Hard Wood Vinyl	1					ALL FLOOR COVERING NEEDS REPLACED
Electrical						NOT TO CODE
Heating						NOT TO CODE
Plumbing						NOT TO CODE
In my opinion, this structure		is	X	is not	Suitable for human habitation.	
In my opinion this structure		is	X	is not	Physically feasible for rehabilitation.	
In my opinion, this structure		is	X	is not	Economically feasible for rehabilitation.	
In my opinion, this structure	X	is		is not	A public safety hazard and should be condemned immediately.	
EMERGENCY ACTION IS WARRANTED: YES XX NO						
HOUSE WAS NOT SECURED AT TIME OF INSPECTION						
Tim Renshaw, Chief Building Inspector						Other Signature
						
Municipal Building, 300 South Church Jonesboro, Ar./ Phone 870-336-7194/ Fax 870-336-1358						





