



JASON E. MUMPOWER
Comptroller

To: Assessors of Property
From: Rachel Buckley, General Counsel *RB*
Date: September 3, 2024
Subject: SUMMARY OF RECENT LEGISLATION

PUBLIC CHAPTER NO. 781

Requires an assessor of property to notify the register of deeds which records required under Tenn. Code Ann. § 67-5-508, et seq. meet the definition of “permanent records” as defined in § 10-7-301(5). Amends the definition of “movable structure” in Tenn. Code Ann. § 67-5-501. Authorizes the State Board of Equalization to approve a reappraisal plan specifying a schedule for continuous on-site review or photo review that is different than the standard schedule, but that is no longer than four years.

PUBLIC CHAPTER NO. 860

Establishes the “Residential Infrastructure Development Act of 2024”: Authorizes the procedure for host municipalities to establish independent special districts to fund and finance capital infrastructure through the levy and collection of special assessments. Provides for the uniform operation, exercise of power, and procedure for termination of any such independent district.

Relative to assessors: Requires initiating petition for the establishment of a district to include a list of each parcel in the district, identified by parcel identification number of the county assessor, with the owner of each parcel and the address of such owner as shown on the property records of the county assessor. Requires the notice of public hearing regarding the establishment of the district to be provided by mail to each owner of real property within the proposed district at the address of each such owner as shown in the records of the county assessor or county trustee for providing tax notices. The resolution establishing the district may provide that a total of up to five percent of special assessments be set aside for administrative expenses, including expenses incurred by the host municipality and the officers of the municipality, including the assessor of property, trustee, or other tax collecting official, in administering the collection and allocation of special assessments, including a reasonable allocation of overhead expenses. The host municipality must prepare an assessment roll that shows the location of the property and the owner of the property as shown in the records of the assessor and the amount of the assessment.

PUBLIC CHAPTER NO. 967

Effective September 1, 2024, requires the assessor of property to assist the county mayor with preparing and maintaining a listing of all parcels owned by the county acquired pursuant to Tenn. Code

Ann. § 67-5-2501. This listing must be prepared annually by July 1 and must be published in a newspaper of general circulation in the county or posted on a website with a notice of the posting published in a newspaper of general circulation in the county. Makes other various revisions to laws governing property tax liens, delinquent property taxes, and property tax sale proceedings.

PUBLIC CHAPTER NO. 978

Increases from 1,500 to 3,000 the “greenbelt” maximum acreage limit for agricultural, forest, and open space land. Applies to tax years beginning on or after January 1, 2025.