



SHELBY COUNTY GOVERNMENT
 160 N. Main Street, Suite 900, Purchasing
 MEMPHIS, TENNESSEE 38103
 (901) 222-2250

Purchase Order No.
P032102

Issue Date
09/14/18

Purchase Order

Vendor No.	Delivery Required	Terms	Ship Via	F.O.B	Requisition No.
A5527	09/28/18	N30		DEST	R069041

Issued To **INTEGRA REALTY RESOURCES - JACKSON**
 617 RENAISSANCE WAY, SUITE 100
 RIDGELAND, MS 39157

Ship To **SHELBY COUNTY DIVISION OF PLANNING**
 DEVELOPMENT
 125 N. MAIN, RM 468
 MEMPHIS, TN 38103

EOC #: EOC-C-0821-29165
 Buyer: SONJA WORTHY

IF MATERIAL SAFETY DATA SHEETS ARE
 REQUIRED ON PRODUCT(S) THAT YOU WILL BE
 PROVIDING. PLEASE SUBMIT SAME WITH
 PRODUCT(S) DELIVERED.

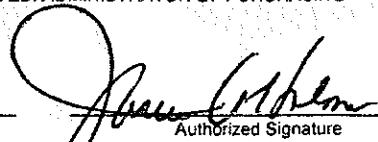
Item	Quantity	U/M	Description	Unit Price	Extended Price
1			ENCUMBRANCE OF FUNDS FOR PHASE 10- A FOR APPRAISALS OF THE WOLFRIVER GREENWAY. COMMODITY: 946/15 ACCOUNT DISTRIBUTION: 297-271272-6678 HHAMMETT@IRR.COM I hereby certify that the goods/services on attached invoice have been received and that payment is in order. This is a <input type="checkbox"/> Partial payment <input checked="" type="checkbox"/> Final payment on this P.O. Payment amount approved: \$	10500.00000	10500.00
Total of Purchase Order					10500.00

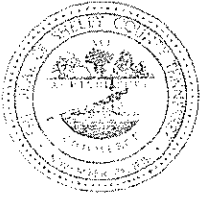
ORDER SUBJECT TO TERMS AND CONDITIONS ON REVERSE SIDE
 BILLING INSTRUCTIONS: SHOW PURCHASE ORDER NUMBER
 ON ALL INVOICES. NOTE: PAYMENTS MAY BE DELAYED UNLESS
 BILLING INSTRUCTIONS ARE FOLLOWED EXACTLY.

SEND ORIGINAL INVOICE TO:
 SHELBY COUNTY DIVISION OF PLANNING
 DEVELOPMENT
 125 N. MAIN, RM 468
 MEMPHIS, TN 38103
 901-576-7197

JANICE A. HOLMES
 APPROVED: ADMINISTRATOR OF PURCHASING

09/14/18
 Date


 Authorized Signature



Shelby County Government

Lee Harris
Mayor

September 14, 2018

Mr. James O. Turner II, MAI
Integra Realty Resources - Jackson
617 Renaissance Way, Suite 100
Ridgeland, MS 39157

Re: **NOTICE TO PROCEED WITH REAL ESTATE APPRAISALS**

Project Name: HUD Resiliency Grant Project – Wolf River Greenway Trail, Phase No. 10A
Project No. 3-NDR-07 **Project Location:** Epping Way to Jackson Ave.
Subject Properties: Tract Nos. 1, 2, 3 **Purchase Order No.** P032102

Dear Mr. Turner,

Thanks for your fee quote bid submitted to do the Appraisals of the proposed acquisitions across the above referenced properties in response to Shelby County Government's 03/21/18 request for such fee quote bids. This is to notify you that based upon your submitted bid Shelby County Government has selected you to do these Appraisals. Shelby County has also selected Wade and Associates to do the Review Appraisals.

According to your bid, you will provide the above described appraisal services for a total fee of \$10,500.00.

On behalf of Shelby County Government, please accept this letter as your "Notice to Proceed" immediately with this appraisal assignment. Should you need additional information relevant to this appraisal assignment, please call me at 222-2576. Upon completion of this appraisal assignment, please include on your invoices Project No. 3-NDR-07 and Purchase Order No. P032102 for payment processing. On behalf of Shelby County Government, thank you in advance for your involvement on this project!

Best Regards,

A handwritten signature in cursive script that reads "Bill Goss".

Bill Goss, Manager
Real Estate Services
Shelby County Government

Cc: Dawn Kinard
Darren Sanders
Tom Needham
Jim Vazquez
Kevin Eason
Jason Morris

HUD Greenway Trail Proj. - Phase 10A
Integra Realty Resources' Bid

Goss, Bill

From: STEVE TACKER <sltacker2005@bellsouth.net>
Sent: Thursday, August 16, 2018 12:54 PM
To: Kinard, Dawn; Goss, Bill
Subject: Fw: HUD Resiliency Grant Program-Wolf River Greenway, Phase 10A

Dawn- Here's Integra's bid on WRC Ph. 10A.

Steve

On Thursday, March 22, 2018 4:22 PM, James O. Turner II <jimturner@irr.com> wrote:

Steve,

Thanks you for the opportunity to bid on another public improvement project for Shelby County. I have a quick question. It appears that 3 of the acquisition tracts (Aaron Klimek & Sarah Blackburn Tracts) impact the same tax parcel and should be considered in 1 analysis. If I am reading the plans correctly, we may or may not have some damages to portions of this site caused by the area of acquisition.

If you agree that these three parcels should be appraised in a single appraisal, then we will have three reports on this project. We can complete the 3 reports for a total fee of \$10,500.00.

If you need 5 separate reports the total fee will be \$16,000.00.

PS-

We have a sister company (IROW) that provides right of way acquisition services. If you need any assistance with acquisition, we are happy to help out!

Thanks for the opportunity,

Jim.

James O. Turner II, MAI

MS Cert. GA-854, LA Cert. G-4056, TX Cert. 1380657-G
AR Cert. CG-4292, TN Cert. CG-5417

Managing Director

Integra Realty Resources – Jackson/Memphis/Gulfport/Little Rock

617 Renaissance Way

Ridgeland, MS 39157

Direct: (601) 714-1665

Fax: (601) 500-5314

Email: jimturner@irr.com

Website: www.irr.com/jackson

Download the latest IRR-Viewpoint publication now: [Viewpoint 2018](#)

Dear Real Estate Appraiser Recipients,

The purpose of this email is to formally invite you to submit a bid, via email, for providing the following described appraisal services needed by Shelby County Government in conjunction with the above referenced project:

1. A Formal Summery Appraisal of the Real Property rights to be acquired on Tract Nos. 1, 2 & 3 of the above referenced project, including a narrative report provided for each tract, in duplicate, conforming to the following- Title III of the Uniform Relocation Assistance and Real Property Acquisition Policies Act of 1970, as amended to-date (Uniform Act) and Uniform Standards of Professional Appraisal Practice (USPAP). This quote must be based upon your ability/commitment to complete this entire appraisal assignment within forty-five (45) calendar days from the receipt of the County's notice to proceed with these appraisals. (The County plans to select/commission the successful bidder and issue its notice to proceed with these appraisals on 03/28/2018 with the appraisal completion deadline being 05/11/2018).

2. A Review Appraisal of the Formal Summery Appraisal covering the Real Property rights to be acquired on Tracts Nos. 1,2, & 3 of the above referenced project, including a narrative report provided for each tract, in duplicate, conforming to the following-Title III of the Uniform Relocation Assistance and Real Property Acquisition Policies Act of 1970, as amended to-date (Uniform Act) and Uniform Standards of Professional Appraisal Practice (USPAP). This quote must be based on your ability/commitment to complete this entire review appraisal assignment and deliver all the narrative reports to the County within thirty (30) calendar days from the receipt of the Formal Summary Appraisals for such tracts. (The County plans to select/commission the successful bidder and issue its notice to proceed with these review appraisals on 03/28/2018; the Formal Summary Appraisals for all of the subject tracts will be scheduled for delivery to the Review Appraiser on or before 05/11/2018 with the review appraisal completion deadline being 06/11/2018).

I order to be considered for either of the above described appraisal assignments, your bid, via email, for providing the above described appraisal services must be received by next Tuesday, 03/27/2018 at 4:00 P.M. In the event you decide not to submit a bid, please do send me back an email confirming that no bid will be forthcoming.

The attached files contain individual acquisition plats of the subject tracts showing the Real Property rights to be acquired. Let me know if you have any questions or need additional information in order for you to develop your quotes. On behalf of Government, thanks you for your interest in providing appraisal services for the County.

Best regards,

Steve Tacker
Right of Way Consultant for
Shelby County Government



CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY)
09/11/2018

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER
CONTINENTAL BROKERS, INC.
212 KEY DRIVE
MADISON, MS 39110

CONTACT NAME: RON WOOTEN
PHONE (A/C No., Ext): 866-386-4136 X2229 FAX (A/C No): 601-707-1017
E-MAIL ADDRESS: ron@continentalbrokers.biz
PRODUCER CUSTOMER ID #:

INSURED
Integra Realty Resources-Jackson LLC, Integra Realty Resources-Memphis LLC & 200B Trace Colony LLC
PO Box 2509
Madison MS 39130

INSURER(S) AFFORDING COVERAGE	NAIC #
INSURER A: Travelers Casualty Insurance Company of America	19046
INSURER B: Travelers Indemnity Company	25658
INSURER C: Travelers Casualty and Surety Company	19038
INSURER D: Travelers Casualty and Surety Company of America	31194
INSURER E:	
INSURER F:	

COVERAGES

CERTIFICATE NUMBER:

REVISION NUMBER:

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSR	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS
A	GENERAL LIABILITY <input checked="" type="checkbox"/> COMMERCIAL GENERAL LIABILITY <input type="checkbox"/> CLAIMS-MADE <input checked="" type="checkbox"/> OCCUR GEN'L AGGREGATE LIMIT APPLIES PER <input checked="" type="checkbox"/> POLICY <input type="checkbox"/> PRO-JECT <input type="checkbox"/> LOC			6807D196542	10/16/2017	10/16/2018	EACH OCCURRENCE \$ 1,000,000 DAMAGE TO RENTED PREMISES (Ea occurrence) \$ 300,000 MED EXP (Any one person) \$ 5,000 PERSONAL & ADV INJURY \$ 1,000,000 GENERAL AGGREGATE \$ 2,000,000 PRODUCTS - COMPROP AGG \$ 2,000,000
A	AUTOMOBILE LIABILITY <input type="checkbox"/> ANY AUTO <input type="checkbox"/> ALL OWNED AUTOS <input type="checkbox"/> SCHEDULED AUTOS <input checked="" type="checkbox"/> HIRED AUTOS <input checked="" type="checkbox"/> NON-OWNED AUTOS			6807D196542	10/16/2017	10/16/2018	COMBINED SINGLE LIMIT (Ea accident) \$ 1,000,000 BODILY INJURY (Per person) \$ BODILY INJURY (Per accident) \$ PROPERTY DAMAGE (Per accident) \$
B	<input checked="" type="checkbox"/> UMBRELLA LIAB <input checked="" type="checkbox"/> OCCUR <input type="checkbox"/> EXCESS LIAB <input type="checkbox"/> CLAIMS-MADE <input type="checkbox"/> DEDUCTIBLE RETENTION \$			CUP7D206890	10/16/2017	10/16/2018	EACH OCCURRENCE \$ 1,000,000 AGGREGATE \$ 1,000,000
C	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? <input type="checkbox"/> Y/N <input type="checkbox"/> N/A (Mandatory in NH) If yes, describe under SPECIAL PROVISIONS below			UB5J834286	10/08/2017	10/08/2018	<input checked="" type="checkbox"/> WC STATU- TORY LIMITS <input type="checkbox"/> OTH- ER E.L. EACH ACCIDENT \$ 1,000,000 E.L. DISEASE - EA EMPLOYEE \$ 1,000,000 E.L. DISEASE - POLICY LIMIT \$ 1,000,000
D	Employment Practices Liability			106008680	10/16/2017	10/16/2018	EPL LIMIT \$500,000

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (Attach ACORD 101, Additional Remarks Schedule, if more space is required)
Shelby County Government, its elected officials, appointees, employees and members of boards, agencies, and commissions are included as Additional Insured as respects to General Liability per Endorsement. Waiver of Subrogation and Primary/Non-Contributory wording applies per Endorsement.
*Cancellation: 10-days Notice for Non-Payment of premium or 30 days for all other reasons.

CERTIFICATE HOLDER

CANCELLATION

Shelby County Government
584 Adams Avenue
Memphis TN 38103

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

AUTHORIZED REPRESENTATIVE
Ron Woolen

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CERTIFICATE OF INSURANCE

This certificate is issued for informational purposes only. It certifies that the policies listed in this document have been issued to the Named Insured. It does not grant any rights to any party nor can it be used, in any way, to modify coverage provided by such policies. Alteration of this certificate does not change the terms, exclusions or conditions of such policies. Coverage is subject to the provisions of the policies, including any exclusions or conditions, regardless of the provisions of any other contract, such as between the certificate holder and the Named Insured. The limits shown below are the limits provided at the policy inception. Subsequent paid claims may reduce these limits.

Certificate Holder: SHELBY COUNTY GOVERNMENT, ITS' ELECTED OFFICIALS, APPOINTEES, EMPLOYEES AND MEMBERS OF BOARDS, AGENCIES, AND COMMISSIONS 584 ADAMS AVE MEMPHIS, TN USA 381031944	Named Insured: INTEGRA REALTY RESOURCES - JACKSON, LLC PO BOX 2509 MADISON MS 39130-2509
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Automobile Liability			
Insurer Name: Allstate Insurance Company			
Policy Number: 648735753			
<input type="checkbox"/> 1 - Any Auto	<input type="checkbox"/> 2 - Owned Autos Only	<input type="checkbox"/> 3 - Owned Priv. Pass. Autos Only	
<input type="checkbox"/> 4 - Owned Autos Other Than Priv. Pass. Autos Only	<input type="checkbox"/> 5 - Owned Autos Subject to No Fault	<input type="checkbox"/> 6 - Owned Autos Subject to a Compulsory UM Law	
<input checked="" type="checkbox"/> 7 - Specifically Described Autos	<input type="checkbox"/> 8 - Hired Autos Only	<input type="checkbox"/> 9 - Nonowned Autos Only	
Policy Effective Date: 11-13-2017		Policy Expiration Date: 11-13-2018	
Limits of Insurance:	\$1,000,000 BI Per Person	Combined Single Limit (each accident) BI Per Accident PD Per Accident	
Description of Operations/Locations/Vehicles/Endorsements/Special Provisions			
Interested Party Type: Additional Insured - Municipality			
THIS CERTIFICATE DOES NOT GRANT ANY COVERAGE OR RIGHTS TO THE CERTIFICATE HOLDER. IF THIS CERTIFICATE INDICATES THAT THE CERTIFICATE HOLDER IS AN ADDITIONAL INSURED, THE POLICY(IES) MUST EITHER BE ENDORSED OR CONTAIN SPECIFIC LANGUAGE PROVIDING THE CERTIFICATE HOLDER WITH ADDITIONAL INSURED STATUS. THE CERTIFICATE HOLDER IS AN ADDITIONAL INSURED ONLY TO THE EXTENT INDICATED IN SUCH POLICY LANGUAGE OR ENDORSEMENT.			

Producer: JON HAMMETT INC	
Authorized Representative: 	Date: 09-11-18

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POLICY NUMBER: 648735753

COMMERCIAL AUTO
CA 20 48 10 13

THIS ENDORSEMENT CHANGES THE POLICY. PLEASE READ IT CAREFULLY.

DESIGNATED INSURED FOR COVERED AUTOS LIABILITY COVERAGE

This endorsement modifies insurance provided under the following:

AUTO DEALERS COVERAGE FORM
BUSINESS AUTO COVERAGE FORM
MOTOR CARRIER COVERAGE FORM

With respect to coverage provided by this endorsement, the provisions of the Coverage Form apply unless modified by this endorsement.

This endorsement identifies person(s) or organization(s) who are "insureds" for Covered Autos Liability Coverage under the Who Is An Insured provision of the Coverage Form. This endorsement does not alter coverage provided in the Coverage Form.

This endorsement changes the policy effective on the inception date of the policy unless another date is indicated below.

Named Insured: INTEGRA REALTY RESOURCES - JACKSON,
Endorsement Effective Date: 09-11-2018

SCHEDULE

Name Of Person(s) Or Organization(s):
SHELBY COUNTY GOVERNMENT, ITS' ELECTED OFFICIALS,
APPOINTEES, EMPLOYEES AND MEMBERS OF BOARDS,
AGENCIES, AND COMMISSIONS
584 ADAMS AVE
MEMPHIS, TN USA 381031944

Information required to complete this Schedule, if not shown above, will be shown in the Declarations.

Each person or organization shown in the Schedule is an "insured" for Covered Autos Liability Coverage, but only to the extent that person or organization qualifies as an "insured" under the Who Is An Insured provision contained in Paragraph A.1. of Section II - Covered Autos Liability Coverage in the Business Auto and Motor Carrier Coverage Forms and Paragraph D.2. of Section I - Covered Autos Coverages of the Auto Dealers Coverage Form.