

2020 Competitive Application Submissions

THDA #	Previous TN #	Development Name	Development Address	City	Zip Code	County	Round Description	Developer Fee	Deferred Developer Fee	Hard Cost	Total Dev Costs	Federal Program	New Construction	Acquisition/Rehab	Rehabilitation	Adaptive Reuse	Total Method A	Total Method B	LIHTC Request	Total Units	LIHTC Units	NET Units	PTP SQ. Ft.	Equity Factor	App Self Score	Identify Off Interest	Contact Name	Contact Address	Contact Address2	Contact City	Contact State	Contact Zip	Contact Phone Number	Contact Email	Qualified for New-Proof Set-Aside?	Qualified for PMA Set-Aside?	Qualified THD?	RAD Commitment?	Qualified for CN Grant Pool?	Covered by DDP?	Qualified for existing housing pool?	Qualified for New Construction pool?	Qualified for the general pool?	In HUD OI USDARMD Layering Review Requested		
20-002		VMC Permanent Supportive Housing	1501 E 5th Ave	Knoxville	37917	Knox	2020 Innovation Round	\$1,063,784		\$5,384,840	\$18,956,436	n/a	X				\$997,551	\$956,931	\$956,930	48	48		28,800	0.840	73.4	YES	Michael Nelson	618 Boscebel St		Nashville	Tennessee	37206	615-500-1591	mick@nelsoncp.com	No	No					No	Yes	No	Yes	No	
20-004		Hickory Valley	761 Buffalo Valley Road	Cookeville	38501	Putnam	2020 Competitive Round	\$1,388,557	\$17,660	\$6,736,000	\$21,830,022	Rental Assistance Demonstration (RAD)	X				\$1,245,536	\$1,245,536	\$1,245,536	48	48		40,600	0.875	86.4	YES	C. Dow Harris	235 W. Jackson Street		Cookeville	Tennessee	38501		tharris@highlandturs.com	Yes	Yes	Yes		Yes					No		
20-005		Bell Street Flats 2	260 S Bell Street	Knoxville	37915	Knox	2020 Competitive Round	\$1,849,302		\$11,500,000	\$35,806,176	N/A	X				\$1,612,608	\$1,300,241	\$1,300,000	83	66	17	68,750	0.950	82.4	YES	Benjamin Bentley	901 N Broadway St		Knoxville	Tennessee	37917	865-403-1116	bbentley@kzdc.org	Yes	No			No				Yes	Yes	No	
20-006		South City IV	367 Vance Ave	Memphis	38126	Shelby	2020 Competitive Round	\$3,433,000		\$15,618,455	\$58,770,996	Choice Neighborhood Program	X				50	\$1,700,000	\$1,700,000	138	82	56	124,523	0.870	84.0	YES	Emily Bernstein	720 Olive Street	Suite 2500	St. Louis	Missouri	63101	314-335-2784	emily.bernstein@mcconnackbaron.com	No	No		Yes						Yes		
20-007		Riverwood Tower	621 N Dupont Avenue	Madison	37115	Davidson	2020 Competitive Round	\$1,662,147	\$528,000	\$4,094,000	\$28,666,606	HUD Project Based Rental Assistance		X			\$1,025,448	\$1,000,000	\$1,000,000	117	117		63,531	0.960	83.0	YES	Robert Hyde	35 Union Ave		Memphis	Tennessee	38103	901-544-1705	rhyde1@alacortgm.com	No	No			No	No	Yes			Yes		
20-008		Wesley Pine Ridge	702 Pine Ridge Drive	Paris	38242	Henry	2020 Competitive Round	\$601,510		\$1,980,300	\$10,308,145	HUD Project Based Rental Assistance		X			\$432,202	\$348,800	\$348,800	66	65		37,554	0.920	78.0	YES	James Nassso	1615 Appling Road		Cordova	Tennessee	38016		jim.nassso@wesleyhousing.com	Yes	No			No	No	Yes			Yes		
20-009		St. Mary Manor	1771 US-45 MYP	Jackson	38305	Madison	2020 Competitive Round	\$1,989,995	\$300,000	\$4,525,000	\$32,999,635	HUD Project Based Rental Assistance		X			\$1,196,984	\$1,000,000	\$1,000,000	150	149		75,820	0.920	83.0	YES	James Nassso	1615 Appling Road		Cordova	Tennessee	38016		jnassso@wesleyvlog.com	Yes	No			No	No	Yes			Yes		
20-010		Cedaridge Apartments	171 West Brooklyn Street	Linden	37096	Perry	2020 Competitive Round	\$309,557		\$840,000	\$5,080,024	N/A	X				\$207,789	\$207,788	\$207,788	24	24		17,720	0.880	84.0	YES	William Glisson	3111 Paces Mill RD	STE A-250	Atlanta	Georgia	30339	770-984-2100	bgilsson@hallmarkco.com	No	No			No	No	Yes			No		
20-011		Colonial Manor Apartments	311 Coffey Street	Zelawell	37879	Claborne	2020 Competitive Round	\$429,577		\$770,000	\$4,278,112	N/A	X				\$181,915	\$181,914	\$181,914	22	22		19,300	0.880	84.0	YES	William Allen Glisson	3111 Paces Mill RD	STE A-250	Atlanta	Georgia	30339	770-984-2100	bgilsson@hallmarkco.com	No	No			No	No	Yes			No		
20-012	91-012	Tremont Apartments	153 Whitney Circle	Sneedville	37869	Hancock	2020 Competitive Round	\$533,861		\$1,574,651	\$9,183,918	N/A	X				\$374,427	\$374,426	\$374,426	45	45		33,230	0.880	83.0	YES	William Glisson	3111 Paces Mill RD	STE A-250	Atlanta	Georgia	30339	770-984-2100	bgilsson@hallmarkco.com	No	No			No	No	Yes			No		
20-013	92-050	River Rest Apartments	330 River Rest Way	Newport	37821	Cocke	2020 Competitive Round	\$407,709		\$1,183,867	\$6,932,654	N/A	X				\$272,261	\$272,261	\$272,261	34	33		23,000	0.890	82.0	YES	William Glisson	3111 Paces Mill RD	STE A-250	Atlanta	Georgia	30339	770-984-2100	bgilsson@hallmarkco.com	No	No			No	No	Yes			No		
20-014		Oakland Court II	318 East Lokey Ave	Murfreesboro	37130	Rutherford	2020 Competitive Round	\$1,100,000		\$12,000,000	\$38,583,020	RAD/HUD	X				\$2,130,734	\$1,300,000	\$1,300,000	74	74		76,154	0.920	88.0	YES	Phyllis Vaughn	113 Page Road		Nashville	Tennessee	37205	615-353-2925	phyllis@vaughndevelopment.com	Yes	Yes	Yes		Yes					Yes		
20-016		Maxton Manor	Lawrence Street	Etowah	37331	McMinn	2020 Competitive Round	\$915,000	\$260,000	\$7,010,000	\$21,493,203		X				\$899,627	\$899,627	\$899,627	56	56		51,128	0.910	85.9	YES	April Bowman	100 Wabuck Drive		Leitchfield	Kentucky	42754	270-259-5607	april.bowman@wabuck.com	No	No			No		Yes		Yes	Yes		
20-017		Fairview Apartments, L.P.	504 Steele Street	Johnson City	37601	Washington	2020 Competitive Round	\$1,700,000	\$506,123	\$7,900,000	\$30,847,130	N/A	X				\$1,693,451	\$1,300,000	\$1,300,000	80	80		86,648	0.900	79.4	YES	Richard McClain	901 Pardee St		Johnson City	Tennessee	37601	423-232-4784	richardm@jchousing.org	Yes	No			No					Yes	No	
20-018		Daughterly Lofts	307 N Main St	Clinton	37716	Anderson	2020 Competitive Round	\$926,391		\$5,199,719	\$19,270,776				X		\$674,660	\$680,163	\$674,659	42	42		33,400	0.850	86.7	YES	Kent Leach	4860 Hickory Creek Road		Lenoir City	Tennessee	37771	865-660-1203	kent@hickorycreekcp.com	No	No			No		Yes	Yes			No	
20-020		Grassland Estates	7071 Ridley Earp Rd	Christiana	37037	Rutherford	2020 Competitive Round	\$1,900,000		\$7,796,000	\$36,195,700		X				\$1,406,612	\$1,377,539	\$1,300,000	78	78		107,500	0.900	88.0	YES	Alex Trent	1011 Cherry Avenue		Nashville	Tennessee	37203	615-306-0738	atrent@trentdevelopmentgroup.com	No	No			No					Yes	Yes	
20-021		Cherokee Place	1101 Shawnee Dr.	Franklin	37064	Williamson	2020 Competitive Round	\$1,180,000		\$12,000,000	\$35,392,940	RAD/HUD	X				\$2,002,221	\$1,300,000	\$1,300,000	100	100		91,500	0.900	85.5	YES	Phyllis Vaughn	113 Page Road		Nashville	Tennessee	37205		phyllis@vaughndevelopment.com	No	Yes	Yes	Yes		Yes				Yes		
20-022		Boscobel IV	779 South 6th St.	Nashville	37206	Davidson	2020 Competitive Round	\$1,325,000		\$6,800,000	\$69,441,420	RAD	X				\$1,747,588	\$400,000	\$400,000	164	72	92	163,169	0.900	81.6	YES	Phyllis Vaughn	113 Page Road		Nashville	Tennessee	37205		phyllis@vaughndevelopment.com	Yes	Yes	Yes		Yes				Yes			
20-023		Purdy Place	3001 Purdy Road	Seimer	38375	McNairy	2020 Competitive Round	\$1,450,000	\$337,795	\$6,800,000	\$23,555,590		X				\$1,317,151	\$1,300,000	\$1,300,000	40	40		56,000	0.880	87.0	YES	Phillip Vaughn	113 Page Road		Nashville	Tennessee	37205		phillip.vaughn@vaughndevelopment.com	Yes	No			No				Yes	Yes		
20-024		Flats at Three Points	250 Stout Town Road	Blaine	37709	Grainger	2020 Competitive Round	\$1,525,000		\$7,040,000	\$26,395,496		X				\$1,383,629	\$1,328,916	\$1,300,000	64	64		65,862	0.900	84.0	YES	Shane Sarver	1011 Cherry Avenue		Nashville	Tennessee	37203		shanes@heritage-inc.net	No	No			No			Yes	Yes			
20-027		Alpha Place Apartments	St. John's Road	Morrisstown	37814	Hambien	2020 Competitive Round	\$1,400,000	\$166,779	\$7,550,000	\$25,919,422		X				\$1,056,619	\$1,056,615	\$1,056,615	80	80		93,384	0.880	85.0	YES	Phillip Vaughn	113 Page Road		Nashville	Tennessee	37205		phillip.vaughn@vaughndevelopment.com	Yes	No			No			Yes	Yes			
20-029		Dover Way	424 Dover St.	Shelbyville	37160	Bedford	2020 Competitive Round	\$1,200,000	\$521,745	\$5,735,000	\$20,183,490		X				\$1,107,621	\$1,100,000	\$1,100,000	48	48		67,200	0.870	87.1	YES	Phillip Vaughn	113 Page Road		Nashville	Tennessee	37205		phillip.vaughn@vaughndevelopment.com	Yes	No			No			Yes	Yes			
20-030		Campbell Brown Way Apartments	102 Chaney Blvd.	LaVergne	37086	Rutherford	2020 Competitive Round	\$1,810,000	\$69,960	\$9,000,000	\$32,305,134		X				\$1,253,176	\$1,250,836	\$1,250,836	80	80		100,400	0.910	88.0	YES	Phillip Vaughn	113 Page Road		Nashville	Tennessee	37205		phillip.vaughn@vaughndevelopment.com	Yes	No			No			Yes	Yes			
20-031		Christiana Way	4717 Givens Road	Lascassas	37085	Rutherford	2020 Competitive Round	\$1,880,000	\$476,701	\$8,750,000	\$32,552,886		X				\$1,298,885	\$1,298,885	\$1,298,885	60	60		84,000	0.920	88.0	YES	Phillip Vaughn	113 Page Road		Nashville	Tennessee	37205		phillip.vaughn@vaughndevelopment.com	Yes	No			No			Yes	Yes			
20-032		Ridgeway Apartments	800 Blue Ridge Way	Newport	37821	Cocke	2020 Competitive Round	\$920,000		50	\$16,290,020	HUD Section B Project based Rental Assistance		X			\$683,618	\$682,103	\$684,000	88	88		68,560	0.880	83.0	YES	Tony Woodham	643 Spence Ln		Nashville	Tennessee	37217	615-833-9580	twoodham@woodbinecommunity.org	Yes	No			No	Yes	Yes			Yes		
20-034		Doe Valley Place Apartments	Wooden Bridge Lane	Mountain City	37680	Johnson	2020 Competitive Round	\$1,440,000	\$552,431	\$6,500,000	\$23,361,610		X				\$14,377,740	\$1,293,997	\$1,293,996	64	64		64,880	0.860	84.4	YES	Phillip Vaughn	113 Page Road		Nashville	Tennessee	37205		phillip.vaughn@vaughndevelopment.com	No	No			No		Yes	Yes			Yes	
20-035		Bear Creek Place Apartments	956 Bear Creek Rd.	Oneida	37841	Scott	2020 Competitive Round	\$1,440,000	\$551,911	\$6,500,000	\$23,360,570		X				\$14,377,740	\$1,293,997	\$1,293,997	64	64		64,880	0.860	84.4	YES	Phillip Vaughn	113 Page Road		Nashville	Tennessee	37205		phillip.vaughn@vaughndevelopment.com	No	No			No		Yes	Yes			Yes	
20-037		Hunter Hill Apartments	20 Hunter Hill Drive	Savannah	38372	Hardin	2020 Competitive Round	\$701,831		\$2,099,700	\$12,428,730	RD515		X			\$556,326	\$546,402	\$546,000	60	60		46,948	0.850	83.0	YES	Herbert J. Peterson, III	508 E. Waldron Street	P. O. Box 910	Corinth	Mississippi	38834	662-287-5044	Chip_Peterson@bellsouth.net	No	No			No	No	Yes					Yes
20-038		Canon Court	New Bethel Road	Seimer	38375	McNairy	2020 Competitive Round	\$705,000		\$5,184,000	\$16,379,898		X				\$899,994	\$899,994	\$899,994	40	40		35,560	0.910	87.0	YES	April T Bowman	100 Wabuck Dr		Leitchfield	Kentucky</															