

**IN THE UNITED STATES BANKRUPTCY COURT
EASTERN DISTRICT OF MICHIGAN
SOUTHERN DIVISION**

	X	
	:	Chapter 9
In re	:	
	:	Case No. 13-53846
CITY OF DETROIT, MICHIGAN,	:	
	:	Hon. Thomas J. Tucker
Debtor	:	

**DEBTOR’S REPLY TO RESPONSE TO OBJECTION TO
CLAIM NO. 2177 FILED BY PAMELA BOOKER**

The Debtor, the City of Detroit (the “City”), by and through its undersigned counsel, for its reply (the “Reply”) to Pamela Booker’s Response dated May 17, 2015 (the “Response”)¹ to the City’s Fifteenth Omnibus Objection to Certain No Basis Claims (“Fifteenth Omnibus Objection”) [Dkt. No. 9739] regarding claim number 2177 (the “Claim”), respectfully states as follows:

BACKGROUND

1. On July 18, 2013 (the “Petition Date”), the City filed this bankruptcy case.
2. On November 21, 2013, this Court entered its *Order, Pursuant to Sections 105, 501, and 503 of the Bankruptcy Code and Bankruptcy Rules 2002 and 3003(c), Establishing Bar Dates for Filing Proofs of Claim and Approving Form and Manner of Notice Thereof* (the “Bar Date Order”) [Dkt. No. 1782].

¹ Ms. Booker hand-delivered her response to the City’s counsel on May 19, 2015, and indicated that she would be filing it with the Court the same day. The City’s counsel has not received any notification from the Court’s ECF system that Ms. Booker’s Response was, in fact, filed. As such, the City files this Reply in an abundance of caution in the event that Ms. Booker’s Response is filed and/or docketed in advance of the hearing on this matter.



3. On July 9, 2014, this Court entered its Order Pursuant to 11 U.S.C. § 105(a) and Fed. R. Bankr. P. 3007 Approving Claim Objection Procedures [Dkt. No. 5872] (the “Claims Procedures Order”), allowing the City to file an omnibus objection with respect to claims that do not identify a valid basis for any liability of the City (Claim Procedures Order at 2).

4. On February 20, 2014, Ms. Booker filed the Claim as a general unsecured claim in the amount of \$5,450.00.

5. On April 23, 2015, the City filed its Fifteenth Omnibus Objection [Dkt. No. 9739]. As to the claims objected to in the Fifteenth Omnibus Objection, the City determined that there was no basis for liability on the part of the City as stated in the respective proofs of claim.

6. In her Claim, Ms. Booker stated that the basis for her claim is “Property damage from fallen tree.” Ms. Booker’s Claim No. 2177 is attached as Exhibit 1. Attached to Ms. Booker’s proof of claim were pictures of a fallen tree and damaged property, and well as tax and foreclosure information. The Claim did not include any basis for the City’s liability to Ms. Booker for the amount claimed.

7. The City filed the Fifteenth Omnibus Objection and objected to Ms. Booker’s Claim because the proof of claim did not provide any basis for the City’s liability to Ms. Booker. Upon review of the documents attached to Ms. Booker’s Claim, the City believed that the Claim may have been for the claimant’s taxes or mortgage, which are not the subject of this bankruptcy claims administration process.

8. On or about April 23, 2015, Ms. Booker was served notice of the Fifteenth Omnibus Objection [Dkt. No. 9739].

9. On or around May 19, 2015, Ms. Booker filed her Response alleging that the City owns the property on which the tree that damaged her property was located. She claimed that the

City was to remove the tree, but did not do so. On that basis, Ms. Booker in her Response argues that the cost of tree removal and damage to her property should be paid by the City.

ARGUMENT

10. Section 502(a) of the Bankruptcy Code provides that a claim is deemed allowed unless a party in interest objects. 11 U.S.C. § 502(a).² Bankruptcy Rule 3007(d) and the Claims Procedure Order allow the City to object to multiple claims in an omnibus objection if the objections are based on the grounds that the claims should be disallowed and expunged because there is no basis for liability on the part of the City or there is no documentation submitted with the proof of claim supporting the claims.

11. Only proofs of claim that comply with Bankruptcy Rule 3001 are presumed to be valid in the amount filed.

12. In order to meet the requirements of Rule 3001(f), a properly-filed proof of claim must contain the following: (1) the creditor's name and address; (2) the basis for the claims; (3) the date the debt was incurred; (4) the amount of the claim; (5) classification of the claim; and (6) supporting documents. *In re Hughes*, 313 B.R. 205, 209 (Bankr. E.D. Mich. 2004) (McIvor, J.) (citing *In re Dow Corning Corp.*, 250 B.R. 298, 321 (Bankr. E.D. Mich. 2000)).

13. Pursuant to Section 101 of the Bankruptcy Code, a creditor holds claim against a debtor only to the extent that it has a "right to payment" for the asserted liability. *See* 11 U.S.C. §§ 101(5), 101(10). There is no right to payment to the extent that the asserted liability is not due and owing by the debtor.

14. Ms. Booker's Claim does not state a proper basis for liability against the City. Therefore, the Claim should be expunged due to its failure to meet the requirements of Federal

² Section 502 of the Bankruptcy Code is applicable to this Chapter 9 case through Section 901 of the Bankruptcy Code. *See* 11 U.S.C. § 901.

Rule of Bankruptcy Procedure 3001.

15. The basis of Ms. Booker's Claim is that the City is responsible for damage to her property caused by a fallen tree, which Ms. Booker states was located on City-owned property.

16. Upon information and belief, Ms. Booker has not filed a court case against the City for the alleged property damage. Even if she had, the City would be immune from liability.

17. Under MCL 691.1701, government agencies are immune from tort liability when they are engaged in the exercise or discharge of governmental functions. Although there are certain exceptions to the grant of governmental immunity, those exceptions are to be narrowly construed. *See Nawrocki v. Macomb Co. Rd. Comm.*, 615 N.W.2d 702, 711 (Mich. 2000).

18. The exceptions to governmental immunity are limited to MCL 691.1402 (highways); MCL 691.1402a (sidewalks); MCL 691.1405 (government-owned vehicles); MCL 691.1406 (public buildings open for use); MCL 691.1407(4) (medical treatment); MCL 691.1413 (proprietary government functions); and MCL 691.1417 (sewage disposal system event).

19. Tort claims against the City are barred if they fail to allege facts to support a claim under any exception to the governmental immunity statute. *See Odom v. Wayne Co.*, 760 N.W.2d 217, 227 (Mich. 2008) ("A plaintiff filing suit against a governmental agency must initially plead his claims in avoidance of governmental immunity.").

20. In this case, Ms. Booker has not attempted to argue that any of the exceptions to governmental immunity would allow for the Court to find the City liable for alleged property damage caused by the fallen tree.

21. Further, the property damage claimed by Ms. Booker does not fall into any listed exception to immunity. "Although governmental agencies have many duties regarding the services they provide to the public, **a breach of those duties is compensable under the statute**

only if it falls within one of the statutorily created exceptions.” *Pohutski v. City of Allen Park*, 641 N.W.2d 219, 230 (Mich. 2002) (emphasis added). Whether Ms. Booker’s Claim is for property damage caused by the fallen tree, nuisance, or trespass, none of the available theories fall within the statutorily created exceptions to governmental immunity. As a result, the City has no basis for liability to Ms. Booker and the Claim should be expunged.

WHEREFORE, the City respectfully requests that this Court enter an order disallowing and expunging the Claim, and granting the City such other and further relief as this Court may deem just and proper.

Dated: May 21, 2015

FOLEY & LARDNER LLP

By: /s/ John A. Simon

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*Counsel for the Debtor, City of Detroit,
Michigan*

EXHIBIT 1: PROOF OF CLAIM NO. 2177

4830-9837-4948.2

B10 (Official Form 10) (04/13) (Modified)

UNITED STATES BANKRUPTCY COURT EASTERN DISTRICT of MICHIGAN		FILED CHAPTER 11 PROOF OF CLAIM
Name of Debtor: City of Detroit, Michigan	Case Number: 13-53846	FEB 20 2014
NOTE: Do not use this form to make a claim for an administrative expense that arises after the bankruptcy filing.		
Name of Creditor (the person or other entity to whom the debtor owes money or property): Property Owner		US Bankruptcy Court MICHIGAN DISTRICT COURT
Name and address where notices should be sent: NameID: 11566220 Property Owner 15741 Lamphere Detroit, MI 48223		<input type="checkbox"/> Check this box if this claim amends a previously filed claim. Court Claim Number: _____ (If known) Filed on: _____
Telephone number: _____ email: _____		
Name and address where payment should be sent (if different from above): Pamela Booker 16227 Wildemere Det., MI. 48221		<input type="checkbox"/> Check this box if you are aware that anyone else has filed a proof of claim relating to this claim. Attach copy of statement giving _____ RECEIVED
Telephone number: 313-748-2877 email: _____		
1. Amount of Claim as of Date Case Filed: \$ 5,450.00		FEB 24 2014
If all or part of the claim is secured, complete item 4. If all or part of the claim is entitled to priority, complete item 5. <input type="checkbox"/> Check this box if the claim includes interest or other charges in addition to the principal amount of the claim. Attach a statement that itemizes interest or charges.		KURTZMAN CARSON CONSULTANTS
2. Basis for Claim: Property Damage from Fallen Tree (See instruction #2)		
3. Last four digits of any number by which creditor identifies debtor: 4943	3a. Debtor may have scheduled account as: _____ (See instruction #3a)	
4. Secured Claim (See instruction #4) Check the appropriate box if the claim is secured by a lien on property or a right of setoff, attach required redacted documents, and provide the requested information.		Amount of arrearage and other charges, as of the time case was filed, included in secured claim, if any: \$ _____
Nature of property or right of setoff: <input type="checkbox"/> Real Estate <input type="checkbox"/> Motor Vehicle <input type="checkbox"/> Other Describe: _____		Basis for perfection: _____
Value of Property: \$ _____		Amount of Secured Claim: \$ _____
Annual Interest Rate (when case was filed) _____ % <input type="checkbox"/> Fixed or <input type="checkbox"/> Variable		Amount Unsecured: \$ _____
5. Amount of Claim Entitled to Priority as an Administrative Expense under 11 U.S.C. §§ 503(b)(9) and 507(a)(2).		\$ _____
5b. Amount of Claim Otherwise Entitled to Priority. Specify Applicable Section of 11 U.S.C. § _____.		\$ _____
6. Credits. The amount of all payments on this claim has been credited for the purpose of making this proof of claim. (See instruction #6)		
7. Documents: Attached are redacted copies of any documents that support the claim, such as promissory notes, purchase orders, invoices, itemized statements of running accounts, contracts, judgments, mortgages, security agreements, or, in the case of a claim based on an open-end or revolving consumer credit agreement, a statement providing the information required by FRBP 3001(c)(3)(A). If the claim is secured, box 4 has been completed, and redacted copies of documents providing evidence of perfection of a security interest are attached. (See instruction #7, and the definition of "redacted".) DO NOT SEND ORIGINAL DOCUMENTS. ATTACHED DOCUMENTS MAY BE DESTROYED AFTER SCANNING. If the documents are not available, please explain:		
8. Signature: (See instruction # 8) Check the appropriate box. <input checked="" type="checkbox"/> I am the creditor. <input type="checkbox"/> I am the creditor's authorized agent. <input type="checkbox"/> I am the trustee, or the debtor, or their authorized agent. <input type="checkbox"/> I am a guarantor, surety, indorser, or other codebtor. (See Bankruptcy Rule 3005.) (See Bankruptcy Rule 3004.) I declare under penalty of perjury that the information provided in this claim is true and correct to the best of my knowledge, information, and reasonable belief. Print Name: Pamela Booker Title: Owner Company: _____ Address and telephone number (if different from notice address above): 16227 Wildemere Detroit, MI. 48221 Telephone number: 313-748-2877 email: _____ (Signature) Pamela Booker 2/19/2014 (Date)		

Penalty for presenting fraudulent claim: Fine of up to \$500,000 or imprisonment for up to 5 years, or both. 18 U.S.C. §§ 152 and 3571.

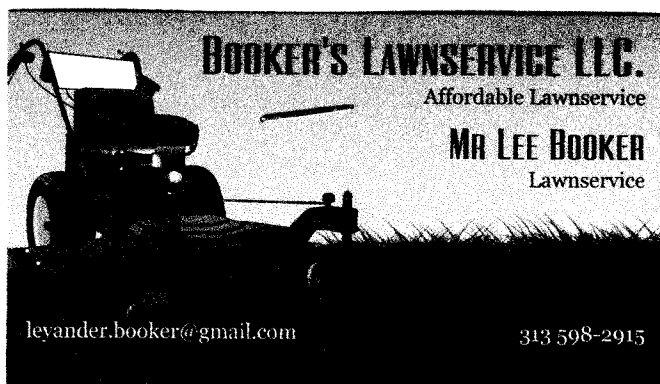






607-11-1000-051 1103





PROPOSAL

Pamela Booker
16227 Wildewere
Detroit MI. 48221

313-748-2877 12/1/13

15741 Hampshire
Det. MI. 48223

Remove tree branches from roof and tarp holes

We Propose

Six Hundred Fifty & ^{no}/_{cents}

650.00

Shirley R. [Signature]

Acceptance of Proposal



Hot Tar • Shingles



• Single Ply Roof Sys.

Gutters • All Types Of Repairs
Roofing Etc.



Kinnard Hockenhull

Pager - (313) 332-5016

Date: 2/17/14

Customer's Name: Ms. Booker
Address: 15741 Jamphere
City, State, Zip Code: Detroit MI

In consideration of the covenants and conditions hereinafter set forth, Customer and Contractor agree as follows:

I. SERVICES

Contractor shall perform the following services for the Customer (the "Work").

- ☒ Strip Roof (12 Square Feet)
- ☒ 15 lb asphalt paper
- ☒ Ice & Water shield to code valleys & eaves
- ☒ Drip edge to code
- ☒ Roof venting to code
- ☒ 25-year supreme shingles
- ☐ New Decking
- ☒ Repair damaged wood
- ☒ Complete rubbish and debris removal
- ☐ Install New chimney and Flue. Install New Gutters.
- ☐ _____

II. PAYMENT

Contractor will be paid for Work performed under this Agreement as follows:

Material & Labor	Total Payment	\$ <u>4,800</u>
First Payment of		\$ _____
Final Payment of		\$ _____
Other:		_____

III. WARRANTIES

Contractor warrants that:

- (a) Contractor's agreement to perform the Work pursuant to this agreement does not violate any agreement or obligation between contractor and third party; and
- (b) The work as delivered to the Customer will not infringe any copyright, patent, trade secret, or other proprietary right held by any third party; and
- (c) The services provided by Contractor shall be performed in a professional manner, and shall be of a high grade, nature, and quality. The services shall be performed in a timely manner and shall meet deadlines agreed between Contractor and the Customer.

Customer:

Contractor:

By: _____
(Signature)

By: Kinnard Hockenhull
(Signature)

Name: _____
(Print Name)

Name: Kinnard Hockenhull
(Print)

"A Reputation built by Word of Mouth!"

IN THE CIRCUIT COURT FOR THE COUNTY OF WAYNE, STATE OF MICHIGAN

In the Matter of the Petition by the
Wayne County Treasurer for Foreclosure of
Certain Lands for Unpaid Property Taxes

Hon. Virgil C. Smith, Jr.
Circuit Court Case Number: 12-007968-CH

**NOTICE OF SHOW CAUSE HEARING, JUDICIAL FORECLOSURE HEARING
AND REQUEST FOR PAYMENT**

A petition has been filed in Wayne County Circuit Court by the Wayne County Treasurer regarding property that has been forfeited due to unpaid taxes, identified by property ID. 22116465-6 15737 LAMPHERE, DETROIT 48223

Legal Description:

W LAMPHERE S 5 FT OF LOT 2 ALL OF LOT 3 AND N 10 FT LOT 4 ABERDEEN HEIGHTS SUB L49 P52 PLATS, W C R
22/481 35 X 130

You could lose your interest in the property if the court enters a judgment granting the petition.

If a judgment is entered, you have the right to redeem the property by paying the forfeited 2010 and all prior years' forfeited taxes, interest, penalties, and fees at any time prior to March 31, 2013. Unless you pay the forfeited taxes, interest, penalties, and fees by March 31, 2013, by state law, you will lose your interest in the property and title will transfer to the Wayne County Treasurer.

Two hearings will take place before the judgment becomes final:

1. **SHOW CAUSE HEARING.** Scheduled for the Parcel ID Number shown above for **2/4/2013 at 9:00 AM at Cobo Center, 1 Washington Blvd, Detroit, MI 48226.** The Show Cause Hearing allows you the opportunity to explain why title to the property should not transfer to the Wayne County Treasurer. You may appear at the Show Cause Hearing in person or through an agent.
2. **NOTICE OF JUDICIAL FORECLOSURE HEARING.** To be held on Thursday, February 21, 2013 commencing at 9:00 a.m. before Chief Judge Virgil C. Smith, Jr. in the Wayne County Circuit Court, 701 Coleman A. Young Municipal Center, 2 Woodward Ave., Detroit, Michigan 48226. **If you claim an interest in the property and want a hearing to contest the Petition, you must file a written objection by February 6, 2013 with Chief Judge Smith's Court Clerk, and provide the Wayne County Treasurer with a copy of the written objection either by regular mail or by hand delivery c/o Wayne County Corporation Counsel/Objections, 400 Monroe St., Suite 660 Detroit, Michigan, 48226.** The written objection must be filed and received by Corporation Counsel by February 6, 2013. If no objection is filed, you waive your right to a hearing and the Court may enter a Judgment of Foreclosure. If you have an interest in the referenced above, you could lose your interest as a result of the foreclosure proceeding.

You may dispute the validity or correctness of the forfeited delinquent taxes, interest, penalties, and fees for one or more of the following reasons:

1. No law authorizes the tax.
2. The person appointed to decide whether the tax shall be levied under a law of this state acted without jurisdiction, or did not impose the tax in question.
3. The property was exempt from the tax in question, or was not legally levied.
4. The tax has been paid within the time limited by law for payment or redemption.
5. The tax was assessed fraudulently.
6. The description of the property used in the assessment was so indefinite or erroneous that the forfeiture was void.

THE TOTAL AMOUNT TO REDEEM AS OF 10/1/2012 is **\$2,877.65** PAYABLE TO THE WAYNE COUNTY TREASURER.
YOU MUST CONTACT THE WAYNE COUNTY TREASURER AT taxinfo@co.wayne.mi.us or (313) 224-5990 FOR THE CURRENT AMOUNT.

IF NO OBJECTION IS FILED, THE COURT MAY ENTER A JUDGMENT OF FORECLOSURE.



SHOW CAUSE HEARING: Monday, February 04, 2013 at 9:00 AM

Wayne County Register of Deeds

Search Real Estate Index

Criteria: Party Last Name Begins with ROBERTS First Name Begins with EDWARD Reception date on or before 04/29/2013
Showing Records 1 through 25 (200 records found as of 05/29/2013 06:56:26 PM [get full count](#))

#	Instrument #	Reception Date	Liber	Page	Document Type	Name	Associated Name	Status
1	201308011	04/02/2013	3266	380	CERTIFICATE OF FORFEITURE OF REAL PROPERTY	R ROBERTS EDWARD	E WAYNE COUNTY TREASURER	T
Mun Address:	DETROIT		Tax ID:	15737 LAMPHERE	Block:	22/116465-6 Lot From: Lot To: 2 Lot Alpha: 4		
2	2013183501	03/21/2013	50629	549	CERTIFICATE OF FORFEITURE OF REAL PROPERTY	R ROBERTS EDWARD	E WAYNE COUNTY TREASURER	T
Mun Address:	LINCOLN PARK		Tax ID:	1770 HANOVER	Block:	45005030090000 Lot From: Lot To: 90 Lot Alpha: 90		
3	2012185101	04/11/2012	49751	916	CERTIFICATE OF FORFEITURE OF REAL PROPERTY	R ROBERTS EDWARD	E WAYNE COUNTY TREASURER	
Mun Address:	LINCOLN PARK		Tax ID:	1770 HANOVER	Block:	45005030090000 Lot From: Lot To: 90 Lot Alpha: 90		
4	2011186456	04/14/2011	49143	896	CERTIFICATE OF FORFEITURE OF REAL PROPERTY	R ROBERTS EDWARD	E WAYNE COUNTY TREASURER	
Mun Address:	LINCOLN PARK		Tax ID:	1770 HANOVER	Block:	45005030090000 Lot From: Lot To: 90 Lot Alpha: 90		
5	2011186456	04/14/2011	49143	896	CERTIFICATE OF FORFEITURE OF REAL PROPERTY	R ROBERTS EDWARD	E WAYNE COUNTY TREASURER	
Mun Address:	LINCOLN PARK		Tax ID:	1770 HANOVER	Block:	45005030090000 Lot From: Lot To: 90 Lot Alpha: 90		
6	2011186456	04/14/2011	49143	896	CERTIFICATE OF FORFEITURE OF REAL PROPERTY	R ROBERTS EDWARD	E WAYNE COUNTY TREASURER	
Mun Address:	LINCOLN PARK		Tax ID:	1770 HANOVER	Block:	45005030090000 Lot From: Lot To: 90 Lot Alpha: 90		
7	205232604	05/09/2005	42646	846	DISCHARGE	E ROBERTS EDWARD (+)	R MORTGAGE ELECTRONIC REGISTRATION SY 3	
Mun Address:	ROMULUS		Tax ID:	15268 INKSTER	Township:	80141990016000 Range: 3 Section: 9 Quarter: 36		
8	205155145	04/13/2005	42457	1208	MORTGAGE	R ROBERTS EDWARD (+)	E MORTGAGE ELECTRONIC REGISTRATION SY NOM (+) 3	
Mun Address:	ROMULUS		Tax ID:	15268 INKSTER	Township:	80141990016000 Range: 3 Section: 9 Quarter: 36		
9	205035901	01/19/2005	41983	113	ASSIGNMENT	R ROBERTS EDWARD (+)	E FIRST TENNESSE BANK NATIONAL ASSN	
Mun Address:	LIVONIA		Tax ID:	18351 WHITBY	Block:	46033030097000 Lot From: Lot To: 97 Lot Alpha:		
10	204485454	09/08/2004	41318	368	DISCHARGE	E ROBERTS EDWARD (+)	R ARGENT MTG CO LLC 3	
Mun Address:	ROMULUS		Tax ID:	15268 INKSTER	Township:	80141990016000 Range: 3 Section: 9 Quarter: 36		
11	204347232	06/15/2004	40803	366	MORTGAGE	R ROBERTS EDWARD (+)	E MORTGAGE ELECTRONIC REGISTRATION SY NOM (+) 3	
Mun Address:	ROMULUS		Tax ID:	15268 INKSTER	Township:	80141990016000 Range: 3 Section: 9 Quarter: 36		
12	204037778	01/27/2004	39785	633	CERTIFICATE OF REDEMPTION	E ROBERTS EDWARD	R WAYNE COUNTY TREASURER	
Mun Address:	DETROIT		Tax ID:	15737 LAMPHERE	Block:	22/116465-6 Lot From: Lot To: 2 Lot Alpha:		
13	203496057	07/30/2003	38771	60	RELEASE	E ROBERTS EDWARD (+)	R WELLS FARGO HOME MTG INC 3	
Mun Address:	ROMULUS		Tax ID:	15268 INKSTER	Township:	80141990016000 Range: 3 Section: 9 Quarter: 36		
14	203421441	06/23/2003	38544	1090	MORTGAGE	R ROBERTS EDWARD (+)	E ARGENT MTG CO LLC 3	
Mun Address:	ROMULUS		Tax ID:	15268 INKSTER	Township:	80141990016000 Range: 3 Section: 9 Quarter: 36		
15	203163753	04/16/2003	37798	6767	CERTIFICATE OF REDEMPTION	E ROBERTS EDWARD	R WAYNE COUNTY TREASURER	
Mun Address:	DETROIT		Tax ID:	15737 LAMPHERE	Block:	22/116465-6 Lot From: Lot To: 2 Lot Alpha:		
16	203217517	04/15/2003	37900	2551	CERTIFICATE OF FORFEITURE OF REAL PROPERTY	R ROBERTS EDWARD	E WAYNE COUNTY TREASURER	
Mun Address:	DETROIT		Tax ID:	15737 LAMPHERE	Block:	22/116465-6 Lot From: Lot To: 2 Lot Alpha:		
17	203009024	11/18/2002	37248	57	JUDGMENT	E ROBERTS EDWARD (+)	R DETROIT PROPERTIES GROUP INC PLTF	
Mun Address:	DETROIT		Tax ID:	12637 STEEL	Block:	Lot From: Lot To: 88 Lot Alpha:		
18	202521107	09/10/2002	36879	461	QUIT CLAIM DEED	E ROBERTS EDWARD	R P G PROPERTIES INC (+)	
Mun Address:	DETROIT		Tax ID:	15737 LAMPHERE	Block:	22/116456-6 Lot From: Lot To: 2 Lot Alpha:		
19	202521106	09/10/2002	36879	460	QUIT CLAIM DEED	R ROBERTS EDWARD	E BEAVERS WALTER	
Mun Address:	DETROIT		Tax ID:	15737 LAMPHERE	Block:	22/116456-6 Lot From: Lot To: 2 Lot Alpha:		
20	202301389	04/15/2002	38057	116	CERTIFICATE OF FORFEITURE OF REAL PROPERTY	R ROBERTS EDWARD	E WAYNE COUNTY TREASURER	
Mun Address:	DETROIT		Tax ID:	15737 LAMPHERE	Block:	22/116465-6 Lot From: Lot To: 2 Lot Alpha:		
21	201219725	05/08/2001	33780	639	DISCHARGE	E ROBERTS EDWARD	R WASHINGTON MUTUAL HOME LOANS INC	
Mun Address:	NONE		Tax ID:		Building:	Bldg Alpha: 24 Unit: 24		

Property & Tax Information

Municipality

01 - DETROIT

Parcel ID

22116465-6

Property Type

REAL

Property Address

15737 LAMPHERE, DETROIT 48223

Taxpayer(s)

ROBERTS, EDWARD AVAILABLE FOR DEVELOPMENT

Tax Year	Tax	Interest & Fees	Amt. Due	Status
2010	\$1,956.45	\$1,163.62	\$3,120.07	SUBJECT TO FORECLOSURE
2011	\$1,768.76	\$684.72	\$2,453.48	SUBJECT TO FORECLOSURE
2012	\$1,629.54	\$114.07	\$1,743.61	UNCONFIRMED
TOTALS	\$5,354.75	\$1,962.41	\$7,317.16	
TOTAL TAX AMOUNT DUE			\$7,317.16	

if paid on or before 5/31/2013

2012 DATA HAS NOT BEEN CONFIRMED, YOU MUST COME INTO OUR OFFICE OR CALL 224-5990 TO GET THIS INFORMATION.
ADDITIONAL TAXES OR ADJUSTMENTS MAY BE DUE FOR THE CURRENT YEAR.

PROPERTY TAX INFORMATION IS VALID AS OF BUSINESS DAY 5/28/2013.

PER OUR RECORDS THERE ARE NO **OTHER** OUTSTANDING DELINQUENT TAXES FOR
THIS PARCEL. CERTIFIED FUNDS REQUIRED FOR FORFEITURE YEARS.

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Definitions

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