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#15,017

HUNT COUNTY JUDGE
HUNT COUNTY COMMISSIONERS COURT
2507 LEE ST 2ND FLOOR
GREENVILLE TX 75401

FILED FOR RECORD
at 11:10 o'clock a.m.

MAR 13 2018

JENNIFER LINDENZWEIG
County Clerk, Hunt County, TX
By *Jennifer Lindenzweig*

RE: AGENDA REQUEST

Please place the following on your next agenda for consideration:
Consider acceptance of high bids received on Resale Properties as follows:

<u>Account #</u>	<u>Purchaser</u>	<u>Bid Amount</u>
R27389	DUANE & RITA DALEY	\$4,660.00
Property Description:	A0504 HART JOHN, TRACT 7, ACRES .3145	
HCAD Situs:	4918 WASHINGTON ST GREENVILLE, TX 75401	

We have attached the resolution, bid analysis, and the information we received from the Purchaser. We recommend that this proposal be accepted. Final approval is subject to acceptance by all taxing jurisdictions involved.

Please return the documents to our office upon completion.

Sincerely,

Stacy Fleming

Stacy Fleming
Legal Assistant to TAB BEALL
sfleming@pbfc.com
(903) 597-7664 ext. 3204
Enclosures

You may contact Stacy Fleming at (903) 597-7664 ext. 3204 or sfleming@pbfc.com for any questions.

BID ANALYSIS

Cause # TAX18527 CITY OF GREENVILLE VS. JAMES D DONALDSON

Bid Amount: \$4,660.00
Minimum Bid at Sale: \$3,770.00
Date Bid Submitted: 6/28/2017

Acct#: R27389
Judgment Date: 11/27/2007
Property Value at Judgment: \$3,770.00
Property Value today: \$4,660.00
Date of Sale: 12/2/2008

Bidders Name: DUANE & RITA DALEY

Bidders Address: 7112 CHASE OAKS BLVD APT 1206
PLANO TX 75025

Sale Deed Filed: 1/15/2009
Redemption Expires: 7/15/2009

PROPERTY DESCRIPTION

TRACT 2: BEING 0.3145 ACRE, TRACT 7, JOHN HART SURVEY, ABSTRACT 504, AS DESCRIBED IN THAT CERTAIN DEED OF RECORD IN VOLUME 246 PAGE 2 AND SHERIFFS DEED IN VOLUME 1829 PAGE 155 FILED JANUARY 15, 2009 IN HUNT COUNTY TEXAS AND BEING FURTHER IDENTIFIED ON THE TAX ROLLS AND RECORDS OF THE CITY OF GREENVILLE AND GREENVILLE INDEPENDENT SCHOOL DISTRICT UNDER ACCOUNT NUMBER **R27389**.

SITUS OR LOCATION PER HUNT CAD: 4918 WASHINGTON ST GREENVILLE TX 75401

JUDGMENT INFORMATION

Tax Entity	Tax Years	Amount Due
CITY OF GREENVILLE	1982-1987,1989-2006	\$951.71
GREENVILLE ISD	1982-2006	\$2,234.44
HUNT COUNTY	1989-2006	\$703.43
HUNT MEMORIAL HD	1989-2006	\$248.27

TOTAL: \$4,137.85

COSTS

Publication Fee: \$22.24 (Payable to Hunt County Treasurer)
Court Costs: \$522.50 (Payable to Hunt County District Clerk)
Sheriff's Fee: \$50.00 (Payable to the Hunt County Sheriff)
Deed Recording Fee: \$38.50 (Payable to Hunt County Clerk)

TOTAL: \$633.24

PROPOSED TAX DISTRIBUTION

Bid Amount: \$4,660.00 Costs: \$633.24
Net to Distribute: \$4,026.76

ENTITY	AMOUNT TO DISBURSE
CITY OF GREENVILLE:	(23%) \$926.15
GREENVILLE ISD:	(54%) \$2174.45
HUNT COUNTY:	(17%) \$684.55
HUNT MEMORIAL HD:	(6%) \$241.61

(These amounts are contingent on verification of cost)

TOTAL: \$4,026.76

RESALE PROPERTY BID

I hereby submit my bid for the purchase of:

Property Account #: 27389 Address: 4918 WASHINGTON ST

Bid Amount: \$ 4,660.00

PRINT NAME: DUANE DALEY

ADDRESS: 7112 CHASE OAKS BLVD APT 1206

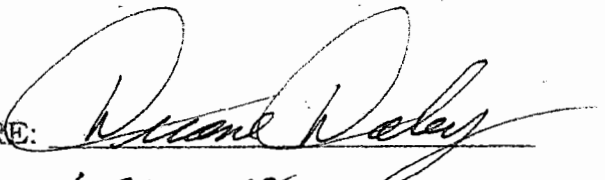
CITY: PLANO STATE: TX ZIP: 75025

TELEPHONE: 972 922-0123

E-MAIL: dkdaley@gmail.com

PURPOSE FOR PURCHASING PROPERTY: SINGLE FAMILY RESIDENCE
RETIREMENT

Print name(s) to appear on deed if different than above:

SIGNATURE: 

DATE: 1-8-2018

ALL BIDS MUST BE SIGNED BY HAND

I CERTIFY THAT I HAVE NO OUTSTANDING TAX JUDGMENTS OR TAX DELINQUENCIES IN HUNT COUNTY

PLEASE MAIL TO: PERDUE, BRANDON LAW FIRM/ HUNT RESALE
PO BOX 2007
TYLER TX 75710-2007

OR

DELIVER TO: PERDUE, BRANDON LAW FIRM
305 S BROADWAY STE 200
TYLER TX 75702

#15017

RESOLUTION OF THE HUNT COUNTY COMMISSIONERS COURT:

WHEREAS, the **Hunt County Commissioners Court** has become an owner of certain real property described in the attached Exhibit (Exhibit "A") by virtue of the fact that a sufficient bid was not received at a sale conducted by the Sheriff/Constable pursuant to an order of the District Court in **TAX18527 CITY OF GREENVILLE VS. JAMES D DONALDSON**

WHEREAS, a potential buyer of the property has come forward, and

WHEREAS, all taxing entities involved in the above referenced cause must consent to the sale of the hereinabove described real property, and

WHEREAS, it is to the benefit of all the taxing entities involved that the property be returned to their respective tax rolls;

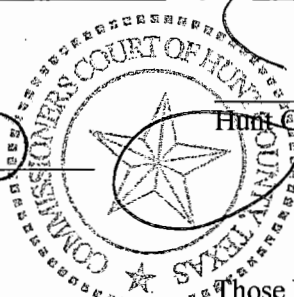
NOW therefore be it resolved by the Board of Trustees of **Hunt County Commissioners Court**, Hunt County, Texas

That the sale of the herein described real property to **DUANE and RITA DALEY** for and in consideration of the cash sum of **FOUR THOUSAND SIX HUNDRED SIXTY DOLLARS AND NO/100 (\$4,660.00)**, said money to be distributed pursuant to Chapter 34 of the Texas Property Tax Code is hereby approved.

Resolved this the 13 day of March 2018.

Attest:

Jennifer Lindenzweig
County Clerk



[Signature]
Hunt County Judge

Those Voting Aye Were:

Evans
McMahon
Martin
Latham

Those Voting Nay Were:

FILED FOR RECORD
at 11:10 o'clock a M

MAR 13 2018

JENNIFER LINDENZWEIG
County Clerk, Hunt County, TX
By *[Signature]*

In testimony whereof the Hunt County Commissioners Court, Hunt County, Texas has caused these presents to be executed this the 13 day of March, 2018.

Hunt County Commissioners Court

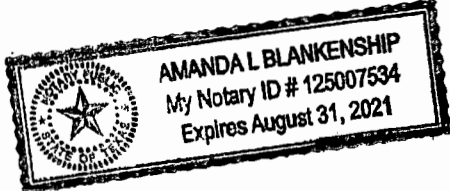
BY: [Signature]
Hunt County Judge

State of Texas {}
 {}
County of Hunt {}

This instrument was acknowledged before me on this the 13th day of March, 2018 by John L. Houn

Hunt County Judge, Hunt County Commissioners Court, Hunt County, Texas.

[Signature]
Notary Public, State of Texas



“EXHIBIT A”

Property Description:

TRACT 2: BEING 0.3145 ACRE, TRACT 7, JOHN HART SURVEY, ABSTRACT 504, AS DESCRIBED IN THAT CERTAIN DEED OF RECORD IN VOLUME 246 PAGE 2 AND SHERIFFS DEED IN VOLUME 1829 PAGE 155 FILED JANUARY 15, 2009 IN HUNT COUNTY TEXAS AND BEING FURTHER IDENTIFIED ON THE TAX ROLLS AND RECORDS OF THE CITY OF GREENVILLE AND GREENVILLE INDEPENDENT SCHOOL DISTRICT UNDER ACCOUNT NUMBER **R27389**.

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