

PERDUE BRANDON
FIELDER COLLINS & MOTT LLP
ATTORNEYS AT LAW

Tab Beall
Attorney
P.O. Box 2007
Tyler, Texas 75710
p: 903-597-7664
f: 903-597-6298
e: tbeall@pbfcm.com
w: www.pbfcm.com

#15,269

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

FILED FOR RECORD
at 12:30 o'clock P M

OCT 10 2018

JENNIFER LINDENZWEIG
Clerk, Hunt County, TX
By: *J. 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>
R71223 Property Description: Lots 4, 5 Block 133, Org Town of Greenville HCAD Situs: 3312 Henderson Street, Greenville	DIMEON KELLY	\$3,850.00
R85877 Property Description: Lot 30, Block B, Washington Heights Add #1 HCAD Situs: 4904 Church Street, Greenville	SHAHRZAD KHAVAR	\$4,210.00
R72753 Property Description: S4385 Orig Town of Greenville Blk 407 Lot 7A,8A Acres .1165 HCAD Situs: 1817 Gordon Street, Greenville	MIREYA FLORES & JOSE JUAN GOMEZ	\$3,550.00
R72895 Property Description: S4385 Orig Town Of Greenville Blk 446 Lot 2 Acres .1339 HCAD Situs: 2907 Anderson Street, Greenville	JERRELL FLETCHER	\$4,020.00
R72874 Property Description: S4385 Orig Town of Greenville Blk 443 Lot 14 Acres .3129 HCAD Situs: 2920 Henry Street, Greenville	MCILRATH PROPERTIES LLC	\$4,630.00

I have attached the resolution, bid analysis, and the information we received from the Purchaser.
Please return the documents to our office upon completion.

We recommend that this proposal be accepted. Final approval is subject to acceptance by all taxing jurisdictions involved. Please call if you have any questions.

Sincerely,

Stacy Fleming

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

BID ANALYSIS

Cause #: TAX18456 CITY OF GREENVILLE VS. MARY L DANIELS

Bid Amount: \$3,850.00

Date Bid Submitted: 11/27/2017

Bidders Name: **DIMEÓN KELLY**

Bidders Address: 2816 MARSHALL ST
GREENVILLE TX 75401

Acct#: R71223

Judgment Date: 10/14/2008

Property Value at Judgment: \$7,600.00

Property Value today: \$3,850.00

Date of Sale: 3/4/2014

Minimum Bid at Sale: \$7,600.00

Sale Deed Filed: 3/11/2014

Redemption Expires: 9/11/2014

PROPERTY DESCRIPTION

TRACT 3: BEING LOTS 4 AND 5, BLOC 133, ORIGINAL TOWN OF GREENVILLE, AS DESCRIBED WARRANTY DEED RECORDED IN VOLUME 429, PAGE 799 FILED JANUARY 27, 1997 AND CONSTABLES DEED DOC#2014-2786 FILED MARCH 11, 2014 IN HUNT COUNTY TEXAS AND BEING FURTHER IDENTIFIED ON THE TAX ROLLS AND RECORDS OF GREENVILLE INDEPENDENT SCHOOL DISTRICT AND THE CITY OF GREENVILLE UNDER ACCOUNT NUMBER R71223.

SITUS OR LOCATION PER HUNT CAD: 3312 HENDERSON ST, GREENVILLE TX

JUDGMENT INFORMATION

Tax Entity	Tax Years	Amount Due
CITY OF GREENVILLE	1999-2007	\$1479.28
GREENVILLE ISD	1999-2007	\$3146.16
HUNT COUNTY	1999-2007	\$1118.18
HUNT MEMORIAL HD	1999-2007	\$408.91

TOTAL: \$6,152.53

COSTS

Publication Fee: \$68.17 (Payable to Hunt County Treasurer)
Court Costs: \$196.29 (Payable to Hunt County District Clerk)
Constable's Fee: \$60.00 (Payable to the Hunt County Constable Pct. 1)
Deed Recording Fee: \$38.25 (Payable to Hunt County Clerk)

TOTAL: \$362.71

PROPOSED TAX DISTRIBUTION – R71223

Bid Amount: \$3,850.00 Costs: \$362.71
Net to Distribute: \$3,487.29

ENTITY	AMOUNT TO DISBURSE
CITY OF GREENVILLE:	(24%) \$836.95
GREENVILLE ISD:	(51%) \$1,778.52
HUNT COUNTY:	(18%) \$627.71
HUNT MEMORIAL HD:	(7%) \$244.11

(These amounts are contingent on verification of cost)

TOTAL: \$3,487.29

RESALE PROPERTY BID

I hereby submit my bid for the purchase of:

Property Account #: 71223 Address: 3312 Henderson X

Bid Amount: \$ 3,850 (HCA# \$3850)

PRINT NAME: Dimeon Kelly

ADDRESS: 2816 Marshall St.

CITY: Greenville STATE: TX ZIP: 75401

TELEPHONE: (903) 268-8732 - WORKS NOT SO please leave a message

E-MAIL: _____

PURPOSE FOR PURCHASING PROPERTY:
Build a home

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

SIGNATURE: Dimeon Kelly

DATE: 10-26-17

2-18, Mr. Kelly will demo
OK existing driveway & replace
& sidewalks may need to be
replaced as well
7.25.18: Put on Aug. 14 agenda
(initials)

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

#15,269

FILED FOR RECORD
at 12:32 o'clock P M

OCT 10 2018

RESOLUTION OF THE HUNT COUNTY COMMISSIONERS COURT

by JUDY LINDENZWEIG
County Clerk, Hunt County, TX

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 **CAUSE NO. TAX18456 CITY OF GREENVILLE VS. MARY L DANIELS**

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 hereinabove described real property to **DIMEON KELLY** for and in consideration of the cash sum of **THREE THOUSAND EIGHT HUNDRED FIFTY DOLLARS AND 00/100 (\$3,850.00)**, said money to be distributed pursuant to Chapter 34 of the Texas Property Tax Code.

Resolved this the 11 day of September 2018.

Attest:

Judy Lindenzweig
County Clerk

Jim Latham
Hunt County Judge Judge Pro Tem



Those Voting Aye Were:

Those Voting Nay Were:

Eric Evans, Pct. 1

Tod McMahan, Pct. 2

Phillip Martin, Pct. 3

“EXHIBIT A”

Property Description:

TRACT 3: BEING LOTS 4 AND 5, BLOCK 133, ORIGINAL TOWN OF GREENVILLE, AS DESCRIBED WARRANTY DEED RECORDED IN VOLUME 429, PAGE 799 FILED JANUARY 27, 1997 AND CONSTABLES DEED DOC#2014-2786 FILED MARCH 11, 2014 IN HUNT COUNTY TEXAS AND BEING FURTHER IDENTIFIED ON THE TAX ROLLS AND RECORDS OF GREENVILLE INDEPENDENT SCHOOL DISTRICT AND THE CITY OF GREENVILLE UNDER ACCOUNT NUMBER **R71223**.

Situs per Hunt County Appraisal District: 3312 HENDERSON ST, GREENVILLE TX

BID ANALYSIS

Cause # TAX17998 CITY OF GREENVILLE VS. LOIS WILLIAMS

Bid Amount: \$4,210.00

Minimum Bid at Sale: \$15,502.21

Date Bid Submitted: 4/27/2018

Acct#: R85877

Judgment Date: 6/29/2005

Property Value at Judgment: \$40,490.00

Property Value today: \$4,210.00

Date of Sale: 9/6/2005

Bidders Name: SHAHRZAD KHAVAR

Bidders Address: 4910 HENRY ST
GREENVILLE TX 75401

Sale Deed Filed: 10/5/2005

Redemption Expires: 4/6/2006

PROPERTY DESCRIPTION

TRACT 2: BEING LOT 30, BLOCK B, WASHINGTON HEIGHTS ADDITION #1, BEING DESCRIBED IN THAT CERTAIN DEED OF RECORD IN VOLUME 273, PAGE 377 AND SHERIFF'S DEED, VOLUME 1372, PAGE 45, FILED OCTOBER 5, 2005 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 **R85877**.

SITUS OR LOCATION PER HUNT CAD: 4904 CHURCH ST, GREENVILLE TX 75401

SALE INFORMATION

Tax Entity	Tax Years	Amount Due
CITY OF GREENVILLE	1993-2004	\$3,507.05
GREENVILLE ISD	1993-2004	\$7,019.55
HUNT COUNTY	1993-2004	\$2,353.49
HUNT MEMORIAL HD	1993-2004	\$962.93

TOTAL: \$13,843.02

COSTS

Publication Fee: \$65.25 (Payable to Hunt County Treasurer)
Court Costs: \$293.00 (Payable to Hunt County District Clerk)
Sheriff's Fee: \$50.00 (Payable to the Hunt County Sheriff)
Deed Recording Fee: \$38.25 (Payable to Hunt County Clerk)

TOTAL: \$446.50

PROPOSED TAX DISTRIBUTION

Bid Amount: \$4,210 Costs: \$446.50
Net to Distribute: \$3,763.50

ENTITY	AMOUNT TO DISBURSE
CITY OF GREENVILLE:	(25%) \$940.87
GREENVILLE ISD:	(51%)\$1,919.38
HUNT COUNTY:	(17%)\$639.80
HUNT MEMORIAL HD:	(7%)\$263.45

(These amounts are contingent on verification of cost)

TOTAL: \$3,263.80

Perdue Brandon Fielder Collins & Mott LLP

ATTORNEYS AT LAW

P.O. BOX 2007
TYLER, TX 75710
TELEPHONE 903-597-7664
FAX 903-597-6298
www.pbfc.com

Tab Beall
ATTORNEY AT LAW

Alesha L. Buckner
ATTORNEY AT LAW

Scott A. Severt
ATTORNEY AT LAW

RESALE PROPERTY BID

I hereby submit my bid for the purchase of:

Property Account #: 85877 Address: 4904 CHURCH - ST GREENVILLE
TX. 75401

Bid Amount: \$ 4210

PRINT NAME: SHAHRZAD KHAVAR

ADDRESS: 4910 HENRY - ST.

CITY: GREENVILLE STATE: TX ZIP: 75401

TELEPHONE: 202-999-2137

E-MAIL: masoudbaniani@yahoo.com

PURPOSE FOR PURCHASING PROPERTY:

BUILD A SINGLE FAMILY HOUSE

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

DATE: 04-27-2018 SIGNATURE: Shahzad Khavar

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

E-MAIL TO: Stacy Fleming at sfleming@pbfc.com

AMARILLO ARLINGTON AUSTIN CONROE GARLAND HOUSTON
LUBBOCK EDINBURG MIDLAND SAN ANTONIO TYLER WICHITA FALLS

#15,269

FILED FOR RECORD
at 12:30 o'clock P

OCT 10 2018

RESOLUTION OF THE HUNT COUNTY COMMISSIONERS COURT

JEFFER LINDENZWEIG
Clerk, Hunt County, TX
[Signature]

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 **TAX17998 CITY OF GREENVILLE VS. LOIS WILLIAMS**; and

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;

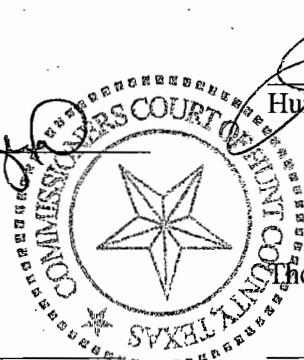
NOW therefore be it resolved by the Board of Trustees of **Hunt County Commissioners Court**, Hunt County, Texas

That the sale of the hereinabove described real property to **SHAHZRZAD KHAVAR** for and in consideration of the cash sum of **FOUR THOUSAND TWO HUNDRED TEN DOLLARS AND 00/00 (\$4,210.00)**, said money to be distributed pursuant to Chapter 34 of the Texas Property Tax Code.

Resolved this the 11 day of September, 2018.

Attest:

[Signature]
County Clerk



[Signature]
Hunt County Judge Pro Tem

Those Voting Aye Were:

Evans
McMahan
Martin

Those Voting Nay Were:

In testimony whereof the Hunt County Commissioners Court, Hunt County, Texas has caused these presents to be executed this the 8 day of October, 2018.

Hunt County Commissioners Court

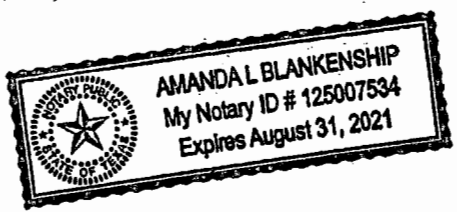
BY: [Signature]
Hunt County Judge Pro Tem

State of Texas }
 }
County of Hunt }

This instrument was acknowledged before me on this the 8 day of October, 2018 by Jim Latham

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

[Signature]
Notary Public, State of Texas



"EXHIBIT A"

Property Description:

TRACT 2: BEING LOT 30, BLOCK B, WASHINGTON HEIGHTS ADDITION #1, BEING DESCRIBED IN THAT CERTAIN DEED OF RECORD IN VOLUME 273, PAGE 377 AND SHERIFF'S DEED, VOLUME 1372, PAGE 45, FILED OCTOBER 5, 2005 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 **R85877**.

SITUS OR LOCATION PER HUNT CAD: 4904 CHURCH ST, GREENVILLE TX 75401

RETURN TO: PERDUE, BRANDON LAW FIRM – sfleming@pbfc.com or
PO BOX 2007
TYLER TX 75710-2007

BID ANALYSIS

Cause # TAX19107 GREENVILLE ISD VS. WM MATTHEWS

Bid Amount: \$3,550.00

Minimum Bid at Sale: \$1,570.00

Date Bid Submitted: 5/23/2018

Acct#: R72753

Judgment Date: 9/8/2010

Property Value at Judgment: \$1,570.00

Property Value today: \$3,550.00

Date of Sale: 4/5/2011

Bidders Name: MIREYA FLORES and JOSE JUAN GOMEZ

Bidders Address: 1821 GORDON ST
GREENVILLE TX 75401

Sale Deed Filed: 6/15/2011
Redemption Expires: 12/16/2011

PROPERTY DESCRIPTION

TRACT 1: BEING 0.1165 ACRE, LOTS 7A & 8A, BLOCK 407, ORIGINAL TOWN OF GREENVILLE, AS DESCRIBED IN WARRANTY DEED RECORDED IN VOLUME 460, PAGE 270, ON INSTRUMENT FILED APRIL 4, 1946 ALSO ON JULY 31, 1935, AND CONSTABLES DEED DOC# 2011-6155 FILED JUNE 15, 2011 IN HUNT COUNTY, TEXAS AND BEING FURTHER IDENTIFIED ON THE TAX ROLLS AND RECORDS OF THE GREENVILLE INDEPENDENT SCHOOL DISTRICT AND THE CITY OF GREENVILLE UNDER ACCOUNT NUMBER **R72753**.

SITUS OR LOCATION PER HUNT CAD: 1817 GORDON ST GREENVILLE, TX 75401

JUDGMENT INFORMATION

Tax Entity	Tax Years	Amount Due
CITY OF GREENVILLE	1978-1991,1994-2009	\$2,948.28
GREENVILLE ISD	1978-1985,1994-2009	\$4,282.39
HUNT COUNTY	1978-1982,1984-1985,1994-2009	\$1,038.23
HUNT MEMORIAL HD	1978-1982,1984-1985,1994-2009	\$444.95

TOTAL: \$8,713.85

COSTS

Publication Fee: \$313.20 (Payable to Hunt County Treasurer)
Court Costs: \$508.00 (Payable to the Hunt County District Clerk)
Constable's Fee: \$120.00 (Payable to the Hunt County Constable Pct. 1)
Deed Recording Fee: \$38.50 (Payable to Hunt County Clerk)

TOTAL: \$979.70

PROPOSED TAX DISTRIBUTION

Bid Amount: \$3,550.00 Costs: \$979.70
Net to Distribute: \$2,570.30

ENTITY	AMOUNT TO DISBURSE
CITY OF GREENVILLE:	(34%) \$873.90
GREENVILLE ISD:	(49%)\$1,259.44
HUNT COUNTY:	(12%)\$308.44
HUNT MEMORIAL HD:	(5%)\$128.52

(These amounts are contingent on verification of cost)

TOTAL: \$2,570.30

KATHY LUCAS

Liens totaling 40,000

PB PERDUE BRANDON
FIELDER COLLINS & MOTT LLP
ATTORNEYS AT LAW

P.O. Box 2007
Tyler, Texas 75710
p: 903-597-7664
f: 903-597-6298
w: www.pbfc.com

RESALE PROPERTY BID

I hereby submit my bid for the purchase of:

Property Account #: R72753 Address: 1817 Gordon

Bid Amount: \$ 3,550 — Total

PRINT NAME: Miraya Flores & Jose Juan Gomez

ADDRESS: 1821 Gordon St

CITY: Greenville STATE: TX ZIP: 75401

TELEPHONE: 903 458 5352 (Rayde)

E-MAIL: Mire 0622 @ hotmail . Com

PURPOSE FOR PURCHASING PROPERTY:
Expand property already owned

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

DATE: 5/23/18 SIGNATURE: [Signature] Jose Juan Gomez

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

E-MAIL TO: Stacy Fleming at sfleming@pbfc.com

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AMARILLO ARLINGTON AUSTIN CONROE EDINBURG GARLAND
HOUSTON LUBBOCK MIDLAND SAN ANTONIO TYLER WICHITA FALLS

FILED FOR RECORD
at 12:30 o'clock
OCT 10 2018
JENNIFER LINDENZWEIG
County Clerk, Hunt County, TX

#15,269

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 **TAX19107 GREENVILLE INDEPENDENT SCHOOL DISTRICT VS. WM MATHEWS**; and

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 hereinabove described real property to **MIREYA FLORES AND JOSE JUAN GOMEZ** for and in consideration of the cash sum of **THREE THOUSAND FIVE HUNDRED FIFTY DOLLARS AND 00/00 (\$3,550.00)**, said money to be distributed pursuant to Chapter 34 of the Texas Property Tax Code is hereby approved.

Resolved this the 11 day of September, 2018.

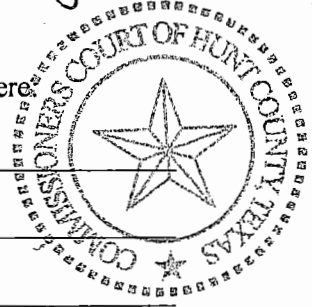
Attest:

Jennifer Lindenzweig
County Clerk

James R. [Signature]
Hunt County Judge Pro Tem

Those Voting Aye Were:

Evans
McMahon
Martin



Those Voting Nay Were:

In testimony whereof the Hunt County Commissioners Court, Hunt County, Texas has caused these presents to be executed this the 8 day of October, 2018.

Hunt County Commissioners Court

BY: *Jim Latham*
Hunt County Judge Pro Tem

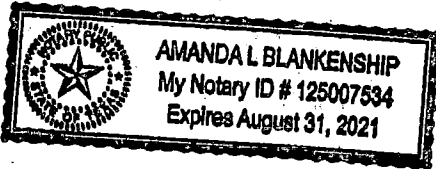
State of Texas {}

County of Hunt {}

This instrument was acknowledged before me on this the 8 day of October, 2018 by Jim Latham

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

Amanda L. Blankenship
Notary Public, State of Texas



"EXHIBIT A"

Property Description:

TRACT 1: BEING 0.1165 ACRE, LOTS 7A & 8A, BLOCK 407, ORIGINAL TOWN OF GREENVILLE, AS DESCRIBED IN WARRANTY DEED RECORDED IN VOLUME 460, PAGE 270, ON INSTRUMENT FILED APRIL 4, 1946 ALSO ON JULY 31, 1935, AND CONSTABLES DEED DOC# 2011-6155 FILED JUNE 15, 2011 IN HUNT COUNTY, TEXAS AND BEING FURTHER IDENTIFIED ON THE TAX ROLLS AND RECORDS OF THE GREENVILLE INDEPENDENT SCHOOL DISTRICT AND THE CITY OF GREENVILLE UNDER ACCOUNT NUMBER **R72753**.

SITUS OR LOCATION PER HUNT CAD: 1817 GORDON ST GREENVILLE, TX 75401

RETURN TO: PERDUE, BRANDON LAW FIRM
PO BOX 2007
TYLER TX 75710-2007

BID ANALYSIS

Cause # TAX18745 CITY OF GREENVILLE VS. LARRY W TINSON

Bid Amount: \$4,020.00
Minimum Bid at Sale: \$4,174.88
Date Bid Received: 7/2/2018

Acct#: R72895
Judgment Date: 12/12/2008
Property Value at Judgment: \$7,920.00
Property Value today: \$4,020.00
Date of Sale: 11/3/2009

Bidders Name: JERRELL FLETCHER

Bidders Address: 4900 JOE RAMSEY BLVD #202
GREENVILLE TX 75402

Sale Deed Filed: 11/9/2009
Redemption Expires: 5/10/2010

PROPERTY DESCRIPTION

Tract 8: GEO: R72895
BEING LOT 2, BLOCK 446, ORIGINAL TOWN OF GREENVILLE AS DESCRIBED IN WARRANTY DEED RECORDED IN VOLUME 66, PAGE 501, ON INSTRUMENT FILED JUNE 16, 1987 AND SHERIFFS DEED DOC# 2009-14535 FILED NOVEMBER 9, 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 **R72895**.

SITUS OR LOCATION PER HUNT CAD: 2907 ANDERSON ST GREENVILLE, TX 75401

JUDGMENT INFORMATION

Tax Entity	Tax Years	Amount Due
CITY OF GREENVILLE	2001-2007	\$774.38
GREENVILLE ISD	2001-2007	\$1,598.59
HUNT COUNTY	2001-2007	\$674.54
HUNT MEMORIAL HD	2001-2007	\$252.39

TOTAL: \$3,299.90

COSTS

Publication Fee: \$2.57 (Payable to Hunt County Treasurer)
Court Costs: \$0.00(Paid in full)
Constable's Fee: \$60.00 (Payable to the Hunt County Constable Pct. 1)
Deed Recording Fee: \$38.25 (Payable to Hunt County Clerk)

TOTAL: \$100.82

PROPOSED TAX DISTRIBUTION

Bid Amount: \$4,020.00 Costs: \$100.82
Net to Distribute: \$3,919.18

ENTITY	AMOUNT TO DISBURSE
CITY OF GREENVILLE:	(23%) \$901.41
GREENVILLE ISD:	(48%) \$1,881.21
HUNT COUNTY:	(20%) \$783.83
HUNT MEMORIAL HD:	(9%) \$352.73

(These amounts are contingent on verification of cost)

TOTAL: \$3,919.18



**PERDUE BRANDON
FIELDER COLLINS & MOTT LLP**
ATTORNEYS AT LAW

P.O. Box 2007
Tyler, Texas 75710
p: 903-597-7664
f: 903-597-6298
w: www.pbfc.com

RESALE PROPERTY BID

I hereby submit my bid for the purchase of:

Property Account #: 72895 Address: 2967 ANDERSON ST

Bid Amount: \$ 4,020 (\$1005 enclosed)

PRINT NAME: Jerrell Fletcher

ADDRESS: 4900 Joe Ramsay Blvd 202

CITY: Greenville STATE: TEXAS ZIP: 75402

TELEPHONE: 9032681157

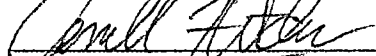
E-MAIL: JFletcher1157@gmail.com

PURPOSE FOR PURCHASING PROPERTY:

I Am Purchasing this Property in order to build a
single Family Home on it

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

Jerrell Fletcher

DATE: 27 JUNE 18 SIGNATURE: 

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

E-MAIL TO: Stacy Fleming at sfleming@pbfc.com

JUL 02 2018

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#15,269

FILED FOR RECORD
at 12:30 of clock

OCT 10 2018

JENNIFER LINDENZWEIG
County Clerk, Hunt County, TX

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 **TAX18745 CITY OF GREENVILLE VS. LARRY TINSON**; and

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 hereinabove described real property to **JERRELL FLETCHER** for and in consideration of the cash sum of **FOUR THOUSAND TWENTY DOLLARS AND 00/00 (\$4,020.00)** said money to be distributed pursuant to Chapter 34 of the Texas Property Tax Code is hereby approved.

Resolved this the 11 day of September 2018.

Attest:

Jennifer Lindenzweig
County Clerk

Jan Kallas
Hunt County Judge Pro Tem

Those Voting *Aye* Were:

Evans

McMahan

Martin

Those Voting *Nay* Were:



In testimony whereof the Hunt County Commissioners Court, Hunt County, Texas has caused these presents to be executed this the 8 day of October, 2018.

Hunt County Commissioners Court

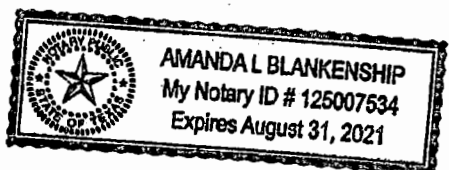
BY: Jan Latham
Hunt County Judge Jan Latham

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

This instrument was acknowledged before me on this the 8 day of October, 2018 by Jim Latham

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

Amanda L. Blankenship
Notary Public, State of Texas



"EXHIBIT A"

Property Description:

TRACT 8: BEING LOT 2, BLOCK 446, ORIGINAL TOWN OF GREENVILLE AS DESCRIBED IN WARRANTY DEED RECORDED IN VOLUME 66, PAGE 501, ON INSTRUMENT FILED JUNE 16, 1987 AND SHERIFFS DEED DOC# 2009-14535 FILED NOVEMBER 9, 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 **R72895**.

SITUS OR LOCATION PER HUNT CAD: 2907 ANDERSON ST GREENVILLE, TX 75401

RETURN TO: PERDUE, BRANDON LAW FIRM
PO BOX 2007
TYLER TX 75710-2007

BID ANALYSIS

Cause # TAX18456 CITY OF GREENVILLE VS. MARY L DANIELS

Bid Amount: \$4,630.00

Minimum Bid at Sale: \$1,700.00

Date Bid Submitted: 5/14/18

Acct#: R72874

Judgment Date: 10/14/2008

Property Value at Judgment: \$1,700.00

Property Value Today: \$4,630.00

Date of Sale: 3/4/2014

Bidders Name: MCILRATH PROPERTIES LLC

Bidders Address: 636 GRISHAM DR
ROCKWALL TX 75087

Sale Deed Filed: 3/11/2014

Redemption Expires: 9/12/2014

PROPERTY DESCRIPTION

TRACT 4: BEING LOT 14, BLOCK 443, ORIGINAL TOWN OF GREENVILLE, AS DESCRIBED IN DEED RECORDED IN VOLUME 135, PAGE 544 ON INSTRUMENT FILED APRIL 4, 1989 AND CONSTABLES DEED DOC# 2014-2786 FILED MARCH 11, 2014 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 **R72874**.

SITUS OR LOCATION PER HUNT CAD: 2920 HENRY ST GREENVILLE, TX 75401

JUDGMENT INFORMATION

Tax Entity	Tax Years	Amount Due
CITY OF GREENVILLE	1997-2007	\$1,963.42
GREENVILLE ISD	1997-2007	\$4,322.63
HUNT COUNTY	1997-2007	\$1,464.15
HUNT MEMORIAL HD	1997-2007	\$527.52

TOTAL: \$8,277.72

COSTS

Court Costs: \$196.29 (Payable to Hunt County District Clerk)
Publication Fee: \$68.17 (Payable to Hunt County Treasurer)
Constable's Fee: \$60.00 (Payable to the Hunt County Constable Pct. 1)
Deed Recording Fee: \$38.25 (Payable to Hunt County Clerk)

TOTAL COSTS \$362.71

PROPOSED TAX DISTRIBUTION

Bid Amount: \$4,630.00 Costs: \$362.71
Net to Distribute: \$4,267.29

ENTITY	AMOUNT TO DISBURSE
CITY OF GREENVILLE:	(24%) \$1,024.15
GREENVILLE ISD:	(52%) \$2,218.99
HUNT COUNTY:	(18%) \$768.11
HUNT MEMORIAL HD:	(6%) \$256.04

(These amounts are contingent on verification of cost)

TOTAL: \$4,267.29

ATTORNEYS AT LAW

P.O. BOX 2007
TYLER, TX 75710
TELEPHONE 903-597-7664
FAX 903-597-6298

Tab Beall
ATTORNEY AT LAW

Scott A. Severt
ATTORNEY AT LAW

Alesha L. Buckner
ATTORNEY AT LAW

RESALE PROPERTY BID

I hereby submit my bid for the purchase of:

Property Account #: 72874 Address: 2920 Henry

Bid Amount: \$ 4,630 (1157.50 152571)

PRINT NAME: M Strat Properties LLC

ADDRESS: 636 Grisham Dr

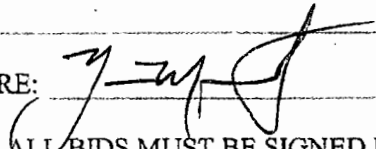
CITY: Rockwall STATE: TX ZIP: 75087

TELEPHONE: 951-491-9675

E-MAIL: selltodave@gmail.com

PURPOSE FOR PURCHASING PROPERTY: Residential Dwelling

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

DATE: 5/7/18 SIGNATURE: 

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

E-MAIL TO: Stacy Fleming at

AMARILLO ARLINGTON AUSTIN CONROE GARLAND HOUSTON
LUBBOCK EDINBURG MIDLAND SAN ANTONIO TYLER WICHITA FALLS

FILED FOR RECORD
at 5:32 o'clock
OCT 10 2018
JENNIFER LINDENZWEIG
County Clerk, Hunt County, TX

#15,269

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 **TAX18456 CITY OF GREENVILLE VS. MARY L DANIELS**; and

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 hereinabove described real property to **MCILRATH PROPERTIES LLC** for and in consideration of the cash sum of **FOUR THOUSAND SIX HUNDRED THIRTY DOLLARS AND 00/00 (\$4,630.00)**, said money to be distributed pursuant to Chapter 34 of the Texas Property Tax Code is hereby approved.

Resolved this the 11th of September 2018.

Attest:

Jennifer Lindenzweig
County Clerk

Jim Rath
Hunt County Judge Pro Tem

Those Voting Aye Were:

Evans
McMahan
Martin



Those Voting Nay Were:

“EXHIBIT A”

Property Description:

TRACT 4: BEING LOT 14, BLOCK 443, ORIGINAL TOWN OF GREENVILLE, AS DESCRIBED IN DEED RECORDED IN VOLUME 135, PAGE 544 ON INSTRUMENT FILED APRIL 4, 1989 AND CONSTABLES DEED DOC# 2014-2786 FILED MARCH 11, 2014 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 **R72874**.

SITUS OR LOCATION PER HUNT CAD: 2920 HENRY ST GREENVILLE, TX 75401

RETURN TO: PERDUE, BRANDON LAW FIRM
PO BOX 2007
TYLER TX 75710-2007