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FILED FOR RECORD
at 12:38 o'clock P M

JAN 26 2021

JENNIFER LINDENZWEIG
County Clerk, Hunt County, TX
By *J. Lindenzweig*

Date: January 8, 2021

AGENDA ITEM

To: Bobby Stovall, County Judge
Amanda Blankenship
Executive Administrative Assistant to County Judge

From: Sherrina Williams
Office Manager

Re: Tax Resale Deed #95647, #95648

Please find attached a **Tax Resale Deed** for **property accounts #95647, #95648**. These properties were struck off to the jurisdictions and listed on Resale Auction July 24, 2018 for minimum bid of \$2,005.00 but no bid was received at that time. Our office recently received payment for the bid amount from Bobby Fults. **Therefore, we will need the Commissioner's Court to approve this bid/purchase.**

Please return the signed Deed to our office. Please feel free to contact me, if you have any questions.

Thank you.

Notice of confidentiality rights: If you are a natural person, you may remove or strike any or all of the following information from any instrument that transfers an interest in real property before it is filed for record in the public records: your social security number or your driver's license number.

TAX RESALE DEED

Account #95647, #95648

STATE OF TEXAS X
X **KNOW ALL MEN BY THESE PRESENTS**
COUNTY OF HUNT X

That **HUNT COUNTY, CITY OF COMMERCE and HUNT MEMORIAL HOSPITAL DISTRICT and COMMERCE INDEPENDENT SCHOOL DISTRICT** acting through the presiding officer of its governing body, hereunto duly authorized by resolution and order of each respective governing body which is duly recorded in their official Minutes, hereinafter called grantors, for and in consideration of the sum of \$2,005.00 cash in hand paid by:

**Bobby Fults
1605 Division Street
Commerce, TX 75428**

hereinafter called grantee(s), the receipt of which is acknowledged and confessed, have quitclaimed and by these presents do quitclaim unto said grantee(s) all of the right, title and interest of grantor and all other taxing units interested in the tax foreclosure judgment against the property herein described, acquired by tax foreclosure sale heretofore held under **Suit No. TAX 18,607 and TAX 20,162**, in the district court of said county, said property being located in Hunt County, Texas, and described as follows:

ACCOUNT #95647; ORIG TOWN OF COMMERCE, BLOCK 46, LOT 3 AND BEING MORE PARTICULARLY DESCRIBED IN THAT CERTAIN DEED OF RECORD IN VOLUME 71 PAGE 434 IN THE DEED RECORDS OF HUNT COUNTY, TEXAS.

ACCOUNT #95648: S4380 ORIG TOWN OF COMMERCE BLK 46 LOT 4 AND BEING MORE PARTICULARLY DESCRIBED IN THAT CERTAIN DEED OF RECORD IN VOLUME 626 PAGE 301 and CONSTABLE DEED FILED AS DOCUMENT NO. 2015-8545 IN THE DEED RECORDS OF HUNT COUNTY, TEXAS.

TO HAVE AND TO HOLD the said premises, together with all and singular the rights, privileges, and appurtenances thereto in any manner belonging unto the said grantee(s), their heirs and assigns forever, so that neither the grantors, nor any other taxing unit interested in said tax foreclosure judgment, nor any person claiming under it and them, shall at any time hereafter have, claim or demand any right or title to the aforesaid premises or appurtenances, or any part thereof.

Taxes for the present year are to be paid by grantee(s) herein.

This deed is given expressly subject to recorded restrictive covenants running with the land, and valid easements of record as of the date of this sale, if such covenants or easements were recorded prior to January 1 of the year the tax lien(s) arose.

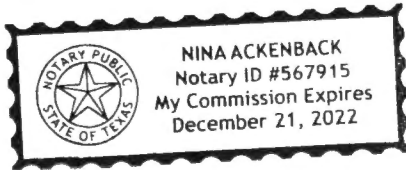
IN TESTIMONY WHEREOF HUNT COUNTY has caused these presents to be executed this 26 day of January, 2021.

BY: [Signature]
Bobby W. Stovall, County Judge
HUNT COUNTY

STATE OF TEXAS X

COUNTY OF HUNT X

This instrument was acknowledged before me on this 26th day of January, 2021, by Bobby W. Stovall, County Judge, of HUNT COUNTY.



[Signature]
Notary Public, State of Texas
My Commission Expires: 12-21-22

Please return to:

Linebarger Goggan Blair & Sampson, LLP
PO Box 8248
Greenville, TX 75404-8248

Amanda Blankenship

From: Sherrina Williams <Sherrina.Williams@lgbs.com>
Sent: Monday, January 11, 2021 9:40 AM
To: Amanda Blankenship
Subject: Resale Deed- AGENDA ITEM (#95647,95648)
Attachments: Memo. County Judge 95647, 95648.pdf; #95647, #95648 RESALE DEED. County.pdf

Amanda, Please find attached a Resale Deed that will need to be approved by the Commissioners.

Please see below the Legal Descriptions for your agenda.

ACCOUNT #95647; ORIG TOWN OF COMMERCE, BLOCK 46, LOT 3 AND BEING MORE PARTICULARLY DESCRIBED IN THAT CERTAIN DEED OF RECORD IN VOLUME 71 PAGE 434 IN THE DEED RECORDS OF HUNT COUNTY, TEXAS.

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Please let me know if you need anything further.

Thank you,

Sherrina Williams
Office Manager
Linebarger Goggan Blair & Sampson, LLP
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