

LINEBARGER GOGGAN BLAIR & SAMPSON, LLP

ATTORNEYS AT LAW

2613 Stonewall- Suite A, P.O. Box 8248

Greenville, Texas 75404

(903) 454-2059

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14,821

FILED FOR RECORD
at 3:17 o'clock P M

SEP 26 2017

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

AGENDA ITEM

Date: September 13, 2017

To: John Horn, County Judge
Amanda Blankenship
Executive Administrative Assistant, Hunt County Judge

From: Sherrina Williams
Office Manager

Re: Tax Resale Deeds

Please find attached 4 **Tax Resale Deeds**. We have sold and received the bids which was listed on the Hunt County Resale Auction in November, 2016.

These bids will need to be approved by the Commissioner's Court. If approved, please return signed deeds to our office.

Please feel free to contact me, if you have any questions.

Thank you.

Property Account Nos: 87288, 87289, 88094, 88095, 88096, 88097, 88098, 88099, 86964, 86972, 86973, 86974, 87031, 87033, 74501

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 #87288, 87289

STATE OF TEXAS

X

X KNOW ALL MEN BY THESE PRESENTS

COUNTY OF HUNT

X

That **HUNT COUNTY, CITY OF HAWK COVE, QUINLAN INDEPENDENT SCHOOL DISTRICT and HUNT MEMORIAL HOSPITAL 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 \$1,743.00 cash in hand paid by

Juan D. Serrano, Maria I. Serrano, 1916 Hidden Fairway Dr. Wylie, TX 75098

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 20,043**, in the district court of said county, said property being located in Hunt County, Texas, and described as follows:

ACCOUNT #87288; Tract No. 1: WHISKERS RETREAT INSTAL # 1, BLOCK 12, LOT 522 AND BEING MORE PARTICULARLY DESCRIBED IN THAT CERTAIN DEED OF RECORD IN VOLUME 722 PAGE 563 IN THE DEED RECORDS OF HUNT COUNTY, TEXAS.

ACCOUNT #87289; Tract No. 2: WHISKERS RETREAT INSTAL # 1, BLOCK 12, LOT 523 AND BEING MORE PARTICULARLY DESCRIBED IN THAT CERTAIN DEED OF RECORD IN VOLUME 722 PAGE 563 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 September, 2017.

BY: _____

[Signature]
John Horn, County Judge
HUNT COUNTY

STATE OF TEXAS

X

COUNTY OF HUNT

X

This instrument was acknowledged before me on this 26 day of September, 2017, by John Horn, County Judge, of HUNT COUNTY.

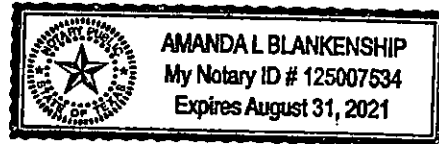
[Signature]

Notary Public, State of Texas

My Commission Expires: 8/31/2021

Please return to:

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



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TAX RESALE DEED

Account #88094, 88095, 88096, 88097, 88098, 88099

STATE OF TEXAS X

X KNOW ALL MEN BY THESE PRESENTS

COUNTY OF HUNT X

That HUNT COUNTY, CITY OF HAWK COVE, QUINLAN INDEPENDENT SCHOOL DISTRICT and HUNT MEMORIAL HOSPITAL 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 \$2,820.00 cash in hand paid by

Juan D. Serrano
Maria I. Serrano
1916 Hidden Fairway Dr.
Wylie, TX 75098

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 20,037, in the district court of said county, said property being located in Hunt County, Texas, and described as follows:

ACCOUNT #88094; Tract No. 1: WHISKERS RETREAT INST # 3, LOT 104 AND BEING MORE PARTICULARLY DESCRIBED IN THAT CERTAIN DEED OF RECORD IN VOLUME 737 PAGE 647 IN THE DEED RECORDS OF HUNT COUNTY, TEXAS.

ACCOUNT #88095; Tract No. 2: WHISKERS RETREAT INST # 3, LOT 104B AND BEING MORE PARTICULARLY DESCRIBED IN THAT CERTAIN DEED OF RECORD IN VOLUME 737 PAGE 647 IN THE DEED RECORDS OF HUNT COUNTY, TEXAS.

ACCOUNT #88096; Tract No. 3: WHISKERS RETREAT INST # 3, LOT 105 AND BEING MORE PARTICULARLY DESCRIBED IN THAT CERTAIN DEED OF RECORD IN VOLUME 737 PAGE 647 IN THE DEED RECORDS OF HUNT COUNTY, TEXAS.

ACCOUNT #88097; Tract No. 6: WHISKERS RETREAT INST # 3, LOT 105B AND BEING MORE PARTICULARLY DESCRIBED IN THAT CERTAIN DEED OF RECORD IN VOLUME 737 PAGE 647 IN THE DEED RECORDS OF HUNT COUNTY, TEXAS.

ACCOUNT #88098; Tract No. 4: WHISKERS RETREAT INST # 3, LOT 106 AND BEING MORE PARTICULARLY DESCRIBED IN THAT CERTAIN DEED OF RECORD IN VOLUME 737 PAGE 647 IN THE DEED RECORDS OF HUNT COUNTY, TEXAS.

ACCOUNT #88099; Tract No. 5: WHISKERS RETREAT INST # 3, LOT 107 AND BEING MORE PARTICULARLY DESCRIBED IN THAT CERTAIN DEED OF RECORD IN VOLUME 737 PAGE 647 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 September, 2017.

BY: *John Horn*
John Horn, County Judge
HUNT COUNTY

STATE OF TEXAS X

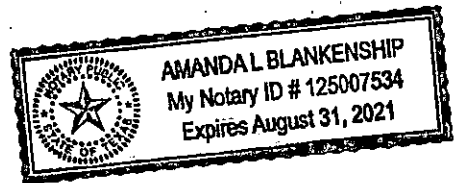
COUNTY OF HUNT X

This instrument was acknowledged before me on this 26 day of September, 2017, by John Horn, County Judge, of HUNT COUNTY.

Amanda L. Blankenship
Notary Public, State of Texas
My Commission Expires: 8/31/2021

Please return to:

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Greenville, TX 75404-8248



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TAX RESALE DEED

Account #86964, 86972, 86973, 86974, 87031, 87033

STATE OF TEXAS

X

X KNOW ALL MEN BY THESE PRESENTS

COUNTY OF HUNT

X

That HUNT COUNTY, CITY OF HAWK COVE, QUINLAN INDEPENDENT SCHOOL DISTRICT and HUNT MEMORIAL HOSPITAL 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 \$9,225.00 cash in hand paid by

Juan D. Serrano
Maria I. Serrano
1916 Hidden Fairway Dr
Wylie, TX 75078

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 20,018, in the district court of said county, said property being located in Hunt County, Texas, and described as follows:

ACCOUNT #86964; Tract No. 1: WHISKERS RETREAT INSTAL # 1, BLOCK 3, LOT 335A-336B,385,386 AND BEING MORE PARTICULARLY DESCRIBED IN THAT CERTAIN DEED OF RECORD IN VOLUME 1352 PAGE 217 and CONSTABLE DEED FILED AS DOCUMENT NO. 2015-8543 IN THE DEED RECORDS OF HUNT COUNTY, TEXAS.

ACCOUNT #86972; Tract No. 2: WHISKERS RETREAT INSTAL # 1, BLOCK 3, LOT 339A AND BEING MORE PARTICULARLY DESCRIBED IN THAT CERTAIN DEED OF RECORD IN VOLUME 1352 PAGE 217 and CONSTABLE DEED FILED AS DOCUMENT NO. 2015-8543 IN THE DEED RECORDS OF HUNT COUNTY, TEXAS.

ACCOUNT #86973; Tract No. 3: WHISKERS RETREAT INSTAL # 1, BLOCK 3, LOT 339B AND BEING MORE PARTICULARLY DESCRIBED IN THAT CERTAIN DEED OF RECORD IN VOLUME 1352 PAGE 217 and CONSTABLE DEED FILED AS DOCUMENT NO. 2015-8543 IN THE DEED RECORDS OF HUNT COUNTY, TEXAS.

ACCOUNT #86974; Tract No. 4: WHISKERS RETREAT INSTAL # 1, BLOCK 3, LOT 340A-341B,380,381 AND BEING MORE PARTICULARLY DESCRIBED IN THAT CERTAIN DEED OF RECORD IN VOLUME 1352 PAGE 217 and CONSTABLE DEED FILED AS DOCUMENT NO. 2015-8543 IN THE DEED RECORDS OF HUNT COUNTY, TEXAS.

ACCOUNT #87031; Tract No. 5: WHISKERS RETREAT INSTAL # 1, BLOCK 3, LOT 382 AND BEING MORE PARTICULARLY DESCRIBED IN THAT CERTAIN DEED OF RECORD IN VOLUME 1352 PAGE 217 and CONSTABLE DEED FILED AS DOCUMENT NO. 2015-8543 IN THE DEED RECORDS OF HUNT COUNTY, TEXAS.

ACCOUNT #87033; Tract No. 6: S5465 WHISKERS RETREAT INSTAL # 1 BLK 3 LOT 384,383,338A&B,337A&B AND BEING MORE PARTICULARLY DESCRIBED IN THAT CERTAIN DEED OF RECORD IN VOLUME 1352 PAGE 217 and CONSTABLE DEED FILED AS DOCUMENT NO. 2015-8543 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.

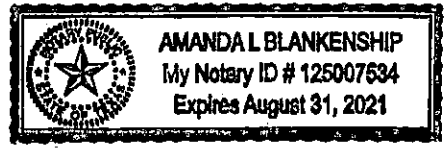
IN TESTIMONY WHEREOF HUNT COUNTY has caused these presents to be executed this 26 day of September, 2017.

BY: [Signature]
John Horn, County Judge
HUNT COUNTY

STATE OF TEXAS X
COUNTY OF HUNT X

This instrument was acknowledged before me on this 26th day of September, 2017, by John Horn, County Judge, of HUNT COUNTY.

[Signature]
Notary Public, State of Texas
My Commission Expires: 8/31/2021



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Greenville, TX 75404-8248

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TAX RESALE DEED

Account #74501

STATE OF TEXAS

X

X KNOW ALL MEN BY THESE PRESENTS

COUNTY OF HUNT

X

That HUNT COUNTY, WOLFE CITY INDEPENDENT SCHOOL DISTRICT and HUNT MEMORIAL HOSPITAL 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 \$690.00 cash in hand paid by

**Willie Adair Jr.
407 East Franklin Street
Wolfe City, TX 75496**

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 18,590**, in the district court of said county, said property being located in Hunt County, Texas, and described as follows:

ACCOUNT #74501; S4430 ORIG TOWN OF WOLFE CITY BLK 30 LOT 4,PT OF 6 AND BEING MORE PARTICULARLY DESCRIBED IN THAT CERTAIN DEED OF RECORD IN VOLUME 870 PAGE 148 IN THE DEED RECORDS OF HUNT COUNTY, TEXAS #74501

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 September, 2017.

BY: *John Horn*
John Horn, County Judge
HUNT COUNTY

STATE OF TEXAS X

COUNTY OF HUNT X

This instrument was acknowledged before me on this 26 day of September, 2017, by John Horn, County Judge, of HUNT COUNTY.

Amanda L. Blankenship
Notary Public, State of Texas
My Commission Expires: 8/31/2021

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