

LINEBARGER GOGGAN BLAIR & SAMPSON, LLP
ATTORNEYS AT LAW
2613 Stonewall- Suite A, P.O. Box 8248
Greenville, Texas 75404
(903) 454-2059
fax: (903) 454-9856

#14,860

AGENDA ITEM

Date: October 11, 2017
To: John Horn, County Judge
Amanda Blankenship
Executive Administrative Assistant, Hunt County Judge
From: Sherrina Williams
Office Manager
Re: Tax Resale Deeds

FILED FOR RECORD
at 12:30 o'clock P M
OCT 24 2017
JENNIFER LINDENZWEIG
County Clerk, Hunt County, TX
By *[Signature]*

Please find attached **Tax Resale Deeds** for properties which recently sold. These properties were on the Resale Auctions last year and did not sale at that time. However, we have recently received the bid amount for the purchase of 9 properties. **Therefore, we are asking for approval from the Commissioners for this bid/purchase.** If approved, please have deed signed and returned to our office.

Please feel free to contact me, if you have any questions or need further information.

Thank you.

Property Account Nos: 88303, 88304, 88272, 52446, 52447, 52448, 88283, 88284, 88285

Enclosed: 3 Tax Resale Deeds

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 #88283, 88284, 88285

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 \$4,572.00 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 19,525, in the district court of said county, said property being located in Hunt County, Texas, and described as follows:

ACCOUNT #88283; Tract No. 1: WHISKERS RETREAT INST # 3, LOT 344 AND BEING MORE PARTICULARLY DESCRIBED IN THAT CERTAIN DEED OF RECORD IN VOLUME 798 PAGE 359 AND VOLUME 798 PAGE 359 IN THE DEED RECORDS OF HUNT COUNTY, TEXAS.

ACCOUNT #88284; Tract No. 2: WHISKERS RETREAT INST # 3, LOT 345 AND BEING MORE PARTICULARLY DESCRIBED IN THAT CERTAIN DEED OF RECORD IN VOLUME 798 PAGE 359 AND VOLUME 798 PAGE 359 IN THE DEED RECORDS OF HUNT COUNTY, TEXAS.

ACCOUNT #88285; Tract No. 3: WHISKERS RETREAT INST # 3, LOT 346 AND BEING MORE PARTICULARLY DESCRIBED IN THAT CERTAIN DEED OF RECORD IN VOLUME 764 PAGE 106 AND VOLUME 798 PAGE 359 IN THE DEED RECORDS OF HUNT COUNTY, TEXAS.

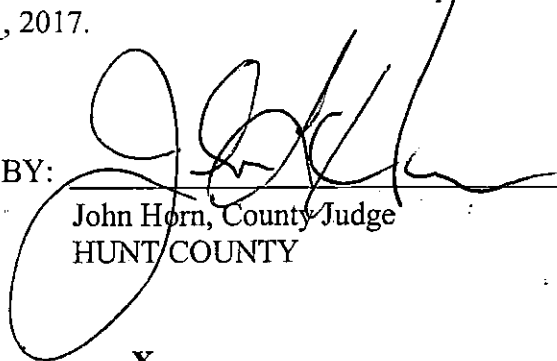
TO HAVE AND TO HOLD the said premises, together with all and singular the rights, privileges, and appurtenances thereto in any manner belonging unto the said grantee(s), their heirs and assigns forever, so that neither the grantors, nor any other taxing unit interested in said tax foreclosure judgment, 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 24 day of October, 2017.

BY:



John Horn, County Judge
HUNT COUNTY

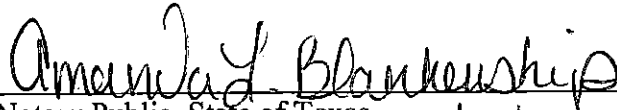
STATE OF TEXAS

X

COUNTY OF HUNT

X

This instrument was acknowledged before me on this 24 day of October, 2017, by John Horn, County Judge, of HUNT COUNTY.



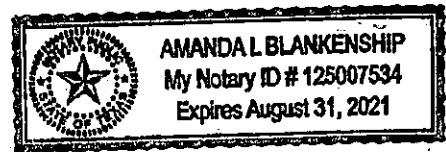
Notary Public, State of Texas

My Commission Expires:

8/31/21

Please return to:

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



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TAX RESALE DEED

Account #52446, 52447, 52448

STATE OF TEXAS

X

X KNOW ALL MEN BY THESE PRESENTS

COUNTY OF HUNT

X

That HUNT COUNTY, CITY OF QUINLAN, 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 \$1,524.00 cash in hand paid by

Jocotal LLC Series "Q"
14902 Preston Rd, Suite 404, #924
Dallas, TX 75254

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 18,949, in the district court of said county, said property being located in Hunt County, Texas, and described as follows:

ACCOUNT #52446; Tract No. 1: NEWCOM'S ADDITION, BLOCK 2, LOT 1 AND BEING MORE PARTICULARLY DESCRIBED IN THAT CERTAIN DEED OF RECORD IN VOLUME 597 PAGE 655 IN THE DEED RECORDS OF HUNT COUNTY, TEXAS.

ACCOUNT #52447; Tract No. 2: NEWCOM'S ADDITION, BLOCK 2, LOT 2 AND BEING MORE PARTICULARLY DESCRIBED IN THAT CERTAIN DEED OF RECORD IN VOLUME 597 PAGE 691 IN THE DEED RECORDS OF HUNT COUNTY, TEXAS.

ACCOUNT #52448; Tract No. 3: NEWCOM'S ADDITION, BLOCK 2, LOT 3 AND BEING MORE PARTICULARLY DESCRIBED IN THAT CERTAIN DEED OF RECORD IN VOLUME 597 PAGE 685 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.

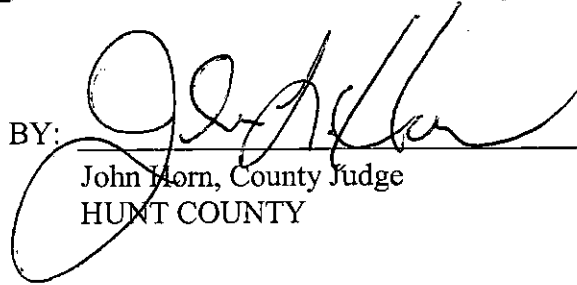
Taxes for the present year are to be paid by grantee(s) herein.

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

24 day of October, 2017.

BY:



John Horn, County Judge
HUNT COUNTY

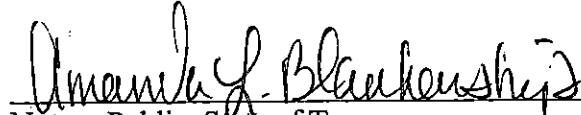
STATE OF TEXAS

X

COUNTY OF HUNT

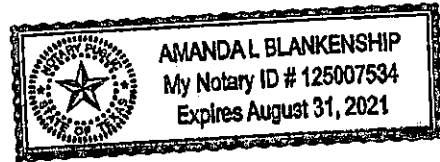
X

This instrument was acknowledged before me on this 24 day of October, 2017, by John Horn, County Judge, of HUNT COUNTY.


Notary Public, State of Texas
My Commission Expires: 8/31/21

Please return to:

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



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TAX RESALE DEED

Account #88303, 88304, 88272

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 \$1,460.00 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 20,008, in the district court of said county, said property being located in Hunt County, Texas, and described as follows:

ACCOUNT #88303; Tract No. 1: WHISKERS RETREAT INST # 3, LOT 366 AND BEING MORE PARTICULARLY DESCRIBED IN THAT CERTAIN DEED OF RECORD IN VOLUME 852 PAGE 644 IN THE DEED RECORDS OF HUNT COUNTY, TEXAS.

ACCOUNT #88304; Tract No. 2: WHISKERS RETREAT INST # 3, LOT 367 AND BEING MORE PARTICULARLY DESCRIBED IN THAT CERTAIN DEED OF RECORD IN VOLUME 852 PAGE 644 IN THE DEED RECORDS OF HUNT COUNTY, TEXAS.

ACCOUNT #88272; Tract No. 3: WHISKERS RETREAT INST # 3, LOT 331 AND BEING MORE PARTICULARLY DESCRIBED IN THAT CERTAIN DEED OF RECORD IN VOLUME 852 PAGE 644 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 24 day of October, 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 24 day of October, 2017, by John Horn, County Judge, of HUNT COUNTY.

[Signature]
Notary Public, State of Texas
My Commission Expires: 8/31/21

Please return to:

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Greenville, TX 75404-8248

