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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

FILED FOR RECORD
at 12:30 o'clock P M
NOV 23 2021
BECKY LANDRUM
County Clerk, Hunt County, Tex.
By 

AGENDA ITEM

Date: November 16, 2021

To: **Bobby W. Stovall, County Judge**
Jessica Sims
Executive Administrative Assistant, Hunt County Judge

From: Sherrina Williams
Office Manager

Re: Tax Resale Deed-
Account #70176 - N. Neal Street, Commerce, Texas

Please find attached a **Tax Resale Deed** for property recently sold through our office. The above referenced property was struck off to the jurisdictions in 2009 and on the Resale Auction in 2016 and 2018. However, we have recently received the bid amount for the purchase of this property in the amount of \$2,955.00. **Therefore, we are asking for approval from the Commissioners for this purchase.** If approved, please have deed signed and returned to our office.

The 2020 appraisal value of the property is \$11,820.00.

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

Thank you

Enclosed:
Tax Resale Deed #70176
Situs Address: N. Neal Street, Commerce, Texas

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 #70176

STATE OF TEXAS

X

X KNOW ALL MEN BY THESE PRESENTS

COUNTY OF HUNT

X

That **CITY OF COMMERCE, HUNT COUNTY, 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 \$2,955.00 cash in hand paid by

**Gary Beckwith
703 1/2 Park 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 18,647**, in the district court of said county, said property being located in Hunt County, Texas, and described as follows:

ACCOUNT #70176; ORIG TOWN OF COMMERCE, BLOCK 70, LOT 1C,2B, ACRES .662 MORE OR LESS AND BEING MORE PARTICULARLY DESCRIBED IN THAT CERTAIN DEED OF RECORDS IN VOL. 703 PAGE 90 AND SHERIFF DEED DOC# 2009-16296 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.

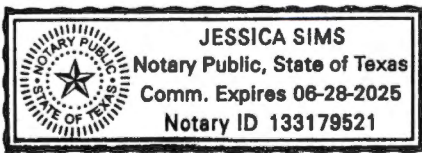
23 IN TESTIMONY WHEREOF HUNT COUNTY has caused these presents to be executed this day of November, 2021.

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 23 day of November, 2021, by Bobby W. Stovall, County Judge, of HUNT COUNTY.



[Signature]
Notary Public, State of Texas
My Commission Expires: 06.28.2025

Please return to:

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