

PERDUE BRANDON

ATTORNEYS AT LAW

MARION COUNTY SALES FOR NOVEMBER 6, 2018 SCHEDULED FOR 10 00 A.M.

Tax Sales Information*

- 1) Tax foreclosure sales are conducted by the Sheriff or a Constable of the county where the property is located. These sales are held on the first Tuesday of the month between the hours of 10:00 a.m. and 4:00 p.m. on the courthouse steps at a place designated by the commissioners' court.
- 2) All sales are without warranty of any kind. **Purchasers receive a Sheriff or Constable's deed that is without warranty.** Bidders should satisfy themselves concerning title and location of the property and improvements on the property including any encroachments *prior* to bidding. **Neither our firm nor our clients can guarantee the title to any property. The tax sale is an "as is", "where is", "buyer beware" sale. If you have any questions about specific liens or ownership of the property, you may research the title yourself or through a title company. The judgments in these cases list the parties included in the tax suit.**
- 3) Bidders are required to have a statement from the Marion County Tax Assessor-Collector certifying that the person / firm / company purchasing property at a tax sale owes no delinquent property taxes to any taxing entity within the county.
- 4) Taxes may be due beyond what is listed in the minimum bid amounts and must be paid independently of the bid amount.
- 5) If you have any questions please call (903) 597- 7664 and ask for Ruth.

Case No.	Style of Case	Legal Description/Property No. (Per Appraisal District): Property Address (Per Appraisal District)	Appraisal Value	Estimated Minimum Bid	Notes
T02663	CITY OF JEFFERSON vs. RICHARD MARTIN ROWELL, DECEASED ET AL	<u>TRACT 1:</u> <u>Legal Description:</u> W/1/3 LOT 7-9 BLK 116 URQUHART, ACCOUNT # 00990-00116-00007-000000 (PARCEL ID 19519)	\$15,000.00	\$5,000.67	City of Jefferson Jefferson ISD Marion County
T02664	CITY OF JEFFERSON vs. DAN HUTCHINSON, ET AL	<u>TRACT 1:</u> <u>Legal Description:</u> LT 3 BLK 127 URQUHART ADDN, ACCOUNT # 00990-00127-00003-000000 (PARCEL ID 19598)	\$8,330.00	\$4,563.72	City of Jefferson Jefferson ISD Marion County
T02665	CITY OF JEFFERSON vs. W B FIGURES, DECEASED, ET AL	<u>TRACT 1:</u> <u>Legal Description:</u> 1/2 LOT 3 BLK 136 URQUHART, ACCOUNT # 00990-00136-00003-000001 (PARCEL ID 19608)	\$4,160.00	\$2,268.49	City of Jefferson Jefferson ISD Marion County

T02665	CITY OF JEFFERSON vs. W B FIGURES, DECEASED, ET AL	<u>TRACT 2:</u> <u>Legal Description:</u> 1/2 LOTS 4-6 ALL OF LOT 12 BLOCK 110 URQUHART ADDN, ACCOUNT # 00990-00110-00004-000001 (PARCEL ID 19496)	\$1,880.00	\$1,880.00	City of Jefferson Jefferson ISD Marion County
T02665	CITY OF JEFFERSON vs. W B FIGURES, DECEASED, ET AL	<u>TRACT 3:</u> <u>Legal Description:</u> 1/2 LOTS 1-9 BLK 39 URQUHART ADDITION, ACCOUNT # 00990-00039-00001-000002 (PARCEL ID 19232)	\$16,880.00	\$13,632.67	City of Jefferson Jefferson ISD Marion County

* This notice and the materials provided herein are for informational purposes only and do not constitute any legal advice. No reader should rely on, act, or refrain from acting on the basis of any information contained in this notice without seeking their own legal or other professional advice. Perdue, Brandon, Fielder, Collins, & Mott. L.L.P. ("PBFCM") [DOES NOT WARRANT](#) the quality or completeness of the information provided herein. The information in this notice is not intended to nor does it create any attorney-client relationship between the reader and PBFCM