

**ANGELINA COUNTY SALES FOR MARCH 5, 2019
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) Taxes may be due beyond what is listed in the minimum bid amounts and must be paid independently of the bid amount.

Case No.	Legal Description/Address (if available)	Estimated Minimum Bid	Notes
TX-0467 (MARY E. NERREN CRAVEN ESTATE)	BEING 1 ACRES, MORE OR LESS, SITUATED IN THE W.B. GRAHAM SURVEY, ANGELINA COUNTY, TEXAS, AS DESCRIBED IN AFFIDAVIT RECORDED IN VOLUME 386, PAGE 589, ON INSTRUMENT FILED APRIL 12, 1972 AND AFFIDAVIT OF HEIRSHIP RECORDED IN VOLUME 744, PAGE 192, ON INSTRUMENT FILED NOVEMBER 17, 1988, DEED RECORDS OF ANGELINA COUNTY, TEXAS, AND BEING FURTHER IDENTIFIED ON THE TAX ROLLS AND RECORDS OF ZAVALLA INDEPENDENT SCHOOL DISTRICT UNDER ACCOUNT NUMBER 14055 ***SUBJECT TO 2018 TAXES IN THE AMOUNT OF \$132.57***	\$5,700.00	ZAVALLA ISD

<p>TX-0447 (BONNER HAVARD, SR. ESTATE)</p>	<p>BEING 0.6 ACRES, MORE OR LESS, PART OF SECTION 12 OF THE E.T.RR. CO SURVEY, ABSTRACT 1033, IN THE M.T. JONES SUBDIVISION, AS DESCRIBED IN WARRANTY DEED RECORDED IN VOLUME 348, PAGE 284, ON INSTRUMENT FILED JULY 15, 1968, DEED RECORDS OF ANGELINA COUNTY, TEXAS AND BEING FURTHER IDENTIFIED ON THE TAX ROLLS AND RECORDS OF ZAVALLA INDEPENDENT SCHOOL DISTRICT UNDER ACCOUNT NUMBER 37831</p> <p>***SUBJECT TO 2018 TAXES IN THE AMOUNT OF \$715.10***</p>	<p>\$11,803.46</p>	<p>ZAVALLA ISD</p>
<p>TX-0469 (ALFREDO CUENCO ESTATE)</p>	<p>BEING 2.00 ACRES, MORE OR LESS, INCLUDING A 1996 SOUTHERN LIFE MANUFACTURED HOME, LABEL # NTA0565292, SERIAL # SSLAL33320, ASSESSED IN THE NAME OF ALFREDO CUENCO, SITUATED IN THE T.C.R.R. SURVEY, ABSTRACT NO. 841, ANGELINA COUNTY, TEXAS, AS DESCRIBED IN WARRANTY DEED RECORDED IN VOLUME 1985, PAGE 69, ON INSTRUMENT FILED MAY 28, 2004, AFFIDAVIT OF HEIRSHIP RECORDED UNDER INSTRUMENT NO. 2014-00319872, FILED AUGUST 11, 2014, AFFIDAVIT OF HEIRSHIP RECORDED UNDER INSTRUMENT NO. 2015-00325028, FILED JANUARY 26, 2015 AND DEED RECORDED UNDER INSTRUMENT NO. 2015-00325029, FILED JANUARY 26, 2016, DEED RECORDS OF ANGELINA COUNTY, TEXAS AND BEING FURTHER IDENTIFIED ON THE TAX ROLLS AND RECORDS OF HUDSON INDEPENDENT SCHOOL DISTRICT UNDER ACCOUNT NUMBER 77165</p> <p>***SUBJECT TO 2018 TAXES IN THE AMOUNT OF \$842.68***</p>	<p>\$6,768.82</p>	<p>HUDSON ISD</p>

TX-0465 ZAVALLA ISD (PREV. HENRY L. MALLICOAT ESTATE)	BEING 0.86 ACRES, MORE OR LESS, SITUATED IN THE STEPHEN STANLEY SURVEY, AS DESCRIBED IN DEED RECORDED IN VOLUME 674, PAGE 449, ON INSTRUMENT FILED MARCH 16, 1987 AND DEED RECORDED IN VOLUME 902, PAGE 742, ON INSTRUMENT FILED JANUARY 12, 1993, DEED RECORDS OF ANGELINA COUNTY, TEXAS AND BEING FURTHER IDENTIFIED ON THE TAX ROLLS AND RECORDS OF ZAVALLA INDEPENDENT SCHOOL DISTRICT UNDER ACCOUNT NUMBER 74071	\$1000.00	ZAVALLA ISD (THIS PROPERTY IS BEING OFFERED ON A RESALE BASIS)
TX-0409 HUDSON ISD (PREV. C.G. BERRY AKA CHARLES G. BERRY ESTATE)	BEING 0.92 ACRES, MORE OR LESS, PART OF THE SARAH BYNUM SURVEY, AS DESCRIBED IN WARRANTY DEED RECORDED IN VOLUME 50, PAGE 354, ON INSTRUMENT FILED AUGUST 28, 1920, DEED RECORDS OF ANGELINA COUNTY, TEXAS AND BEING FURTHER IDENTIFIED ON THE TAX ROLLS AND RECORDS OF HUDSON INDEPENDENT SCHOOL DISTRICT UNDER ACCOUNT NUMBER 35222	\$1,935.00	HUDSON ISD (THIS PROPERTY IS BEING OFFERED ON A RESALE BASIS)

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