



PERDUE BRANDON

ATTORNEYS AT LAW

**DALLAS COUNTY SALES FOR APRIL 3, 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. at a place designated by the commissioners' court in the Old Red Courthouse, 100 S Houston Street, Dallas, TX 4th Floor Restoration Room.
- 2) All sales are without warranty of any kind and subject to the prior owner's statutory right of redemption. **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.
- 3) **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.**
- 4) Taxes may be due beyond what is listed in the minimum bid amounts and must be paid independently of the bid amount.
- 5) Any questions about specific properties can be directed to Elizabeth Banda Calvo, Elena Fernandez or Rosemary Pfaffengut at 817-461-3344.

Cause No.	Legal Description/Address (if available)	Estimated Minimum Bid	App. Dist. No.	Taxpayer
TX-16-00133	CAD Address: 353 Towne House Ln S ½ Lot 71, Block F Woodhaven Townhouse Subdivision, City of Richardson; Vol 72147, Pg 2282; Vol 2002123, Pg 6628	\$7,500.00 (SOLD SUBJECT TO 2017 TAXES)	42274500060710100	JOANNE SMITH
TX-16-00545	CAD Address: 419 Bedford Dr Lot 7, Block 4, Village 2 Addition City of Richardson; Vol 2002229, Pg 2274	\$15,200.00 (SOLD SUBJECT TO 2017 TAXES)	42262500040070000	JAMES HENRY SAMS

* 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.

FOR ANY QUESTIONS REGARDING THE ITEMS ON THIS LIST, CONTACT OUR OFFICE AT 817-461-3344 OR BY EMAIL AT rpaffengut@pbfc.com or dedwards@pbfc.com