



# PERDUE BRANDON

ATTORNEYS AT LAW

**MOTLEY COUNTY SALES FOR JULY 2018  
SCHEDULED FOR 2:00 P. 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.
- 4) Should any questions regarding the Sheriff's Sale, please contact Esther Benitez at (806) 744-5091 or (806) 775-5506

Case No.	Legal Description/Address (if available)	Estimated Minimum Bid	Notes
707 T/S	Lot Four (4), Block One Hundred Seventy-eight (178), Russell Heights Addition to the City of Matador, Motley County, Texas	\$13,500	Assessed in the name of Melissa Saenz
710-TS	Lots Twenty-Five (25), Twenty-Six (26) and Twenty-Seven (27), Block One Hundred Twenty-Five (125), Original Town Addition to the City of Matador, Motley County, Texas.	\$5,000	Assessed in the name of Kenneth McDonald
713-TS	An Undivided One Quarter Interest (1/4 INT) in a 78.45 acre tract of land located in the North Half (N/2) of the Southeast Quarter (SE/4) of Section Forty-Eight (48), in Block Three (3), Abstract 1530, T&P Railroad Co. Survey, Motley County, Texas; being more particularly described in the Probate of James Bryan "J.B." Tiffin recorded in Volume 16, Page 348 of the Official Public Records of Motley County, being incorporated herein by reference.	\$500	Assessed in the name of Jeff Tiffin

713-TS	An undivided One-half Interest (1/2 INT) in a 78.9 acre tract of land out of all of the South Half (S/2) of the Southeast Quarter (SE/4) of Section Forty-Eight (48), in Block Three (3), Abstract 1530, T&P Railroad Co. Survey, Motley County, Texas; being more particularly described by metes and bounds referred to in the Warranty Deed recorded in Volume 82, Page 628 of the Official Public Records of Motley County, being incorporated herein by reference.	\$3,000	Assessed in the name of Jeff Tifin
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