



ATTORNEYS AT LAW

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**UTILITY DISTRICTS (in Montgomery County)
Property Available for Resale**

Updated 4/3/2023

This list only represents property struck-off to a Utility District client of Perdue Brandon Fielder Collins & Mott, LLP. Other properties may be struck-off in name of Montgomery County, but those are not listed here.

For more information, please contact Keila Smithers, mailing address 1235 North Loop West, Suite 600, Houston, Texas 77008, contact phone number, 713-862-1860 Ext. 6954, E-Mail Address ksmithers@pbfcm.com.

Please see additional information at the bottom of this list. Perdue does not guarantee that all information on this list is 100% accurate though efforts are made to keep the list as accurate as possible. This list may not represent all properties that are currently available for purchase through Resale. Feel free to contact Keila Smithers with any questions.

	PREVIOUS OWNER CAUSE NUMBER LEGAL DESCRIPTION	MINIMUM BID AT ORIGINAL TAX SALE	APPRAISED VALUE AT TIME OF JUDGMENT	ACCOUNT NUMBER	Date of Tax Deed/ Client
1.	Kendall Homes Corp 08-09-08800-TX Tr.1: Lot 63-A, 0.1066 acres more or less, Gleneagles, Section 1 Tr.2: Lot 47-A, 0.0799 acres more or less, Gleneagles, Section 1	\$3,779.00 + P/J YR 09	\$12,180.00	00.5330.00.06301 00.5330.00.04700	9/8/2009 MC MUD #15
2.	Dennis R. Safford (DW) 94-08-00475-TX Lot 87, Block 1, Texas National, Section 8	\$2,990.00 + p/j yrs 1995-1997	\$2,990.00	00.9233.08.08700	8/20/1997
3.	Craig Dreier (DW) 96-03-00152-TX Lot 9, Block 1, Section 6, Texas Nat'l Subdivision, Montgomery County, Texas	\$890.00 (costs) + P/J YRS 97-98	\$340.00	00.9233.06.00900	3/19/1998 TX NATL MUD
4.	Frank Yen (DW) 05-01-00546-TX Tr 3: Reserve 8, Block 7, Roman Forest, Sec 2, Pryor Bryan Survey, Abst 76	\$2,280.00 + p/j yr 2005	Tract 3: \$2,280.00	Tract 3: 00.8397.02.19901	12/19/2005 Roman Forest Cons. MUD

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5.	Mary Rimmer (DW) 90-04-00825-TX Lot 84, Block 1, Riverbrook, Section 1	\$727.64 + p/j yrs 2000- 2001	\$500.00	00.8285.00.08400	06/05/2001 Lazy River ID
6.	Hugh Page (DW) 92-06-00571-TX Lots 65, 66 & 67, Block 1, Riverbrook, Section 1, Edward Hall Survey, Abstract 576 & 579	\$1,174.47 + p/j yrs 95- 96	\$500.00 \$500.00 \$500.00	00.8285.00.06500 00.8285.00.06600 00.8285.00.06700	04/23/1996 Lazy River ID
7.	World Land Corporation (DW) 04-06-04987 Lot 68, Block 1, Riverbrook Lot 69, Block 1, Riverbrook	\$1,000.00 + p/j yrs 2004- 2005	\$1,000.00	00.8285.00.06800 00.8285.00.06900	4/29/2005 LAZY RIVER IMPROVEMENT DISTRICT
8.	Jefferson Homes (DW) 06-04-03157 N. 16' of Lot 41, Block 1, Village of Panther Creek, Section 7, Woodlands	\$7,905.58 + p/j yrs 2006- 2007	\$14,550.00	00.9726.07.04100	02/23/2007 MC MUD #7
9.	Texas National Development (DW) 99-03-01677 Prop3: Lot 37, Tx Nat'l, Sec. 7	\$630 + p/j yrs 1999-2000	\$630.00	00.9233.07.03700	08/18/2000 TX NATL MUD
10.	Martha C. Williams (DW) 88-07-03220 Lots 42 & 43, Block 1, Riverbrook, Section 1	\$1,000.00 (for both)	\$500.00 \$500.00	00.8285.00.04200 00.8285.00.04300	12/07/1989 LAZY RIVER IMPROVEMENT DISTRICT
11.	Walter C. Blue (DW) 90-04-00822 Tr.1: Lot 12, Blk 2, Riverbrook Tr.2: Lots 19-20, Riverbrook Tr.3: Lot 30, Block 1, Riverbrook	\$2,000.00 + p/j yrs 99-00	\$500.00 \$1,000.00 \$500.00	00.8285.00.10300 00.8285.00.01900 00.8285.00.03000	04/14/2000 LAZY RIVER IMPROVEMENT DISTRICT
12.	Robert E. Shanks (DW) 90-04-00823 Tr.1: Lt 9, Blk 1, Riverbrook, Sec 1 Tr.2: Lt 10, Blk 1, Riverbrook, Sec 1	\$1,000.00 + P/J YRS 1999-2000	\$500.00 \$500.00	00.8285.00.00900 00.8285.00.01000	04/14/2000 LAZY RIVER IMPROVEMENT DISTRICT
13.	C. D. Bessire (DW) 88-12-06215 Surface area only as to Lots 43-46, Block 2, Riverbrook, Section 1	\$2,000.00 + P/J YRS 1995-1997	\$2,000.00	00.8285.00.13400	04/16/1997 LAZY RIVER IMPROVEMENT DISTRICT

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14.	Henry Don Ellis, Jr. (DW) 88-04-01343 Lot 37, Block 2, Riverbrook, Sec. 1	\$550.00 (costs) + p/j yrs 94-01	\$500.00	00.8285.00.12800	10/14/2002 LAZY RIVER IMPROVEMENT DISTRICT
15.	Rosario Rosen (DW) 9486 Tr.1: Lot 29, Block 2, Riverbrook Sec1 Tr.2: Lot 35, Block 2, Riverbrook Sec1 Tr.3: Lot 36, Block 2, Riverbrook Sec1	\$1,500.00 + p/j yrs 95-97	\$500.00 \$500.00 \$500.00	00.8285.00.12000 00.8285.00.12700 00.8285.00.12600	04/16/1997 LAZY RIVER IMPROVEMENT DISTRICT

- **SUBMITTING AN OFFER:** Submit/Mail required bid form to Perdue Brandon Fielder Collins & Mott LLP at 1235 North Loop West, Suite 600, Houston, Texas 77008, or via fax 713-862-1429 or via email to Keila Smithers ksmithers@pbfc.com. Any offer submitted without the bid form will NOT be considered.
- **FOR INFORMATION REGARDING MONTGOMERY COUNTY PROPERTY ADDRESSES, MAPS, IMPROVEMENTS, ETC.:** PLEASE VISIT THE MONTGOMERY COUNTY APPRAISAL DISTRICT'S WEBSITE: www.mcad-tx.org. (Click on Records)
- **NOTE:** In most cases, taxes become due and owing between the date of judgment and the date of sale (post judgment taxes). All offers must provide for those post judgment taxes. Please contact Keila Smithers at ksmithers@pbfc.com or call 713-862-1860, ext. 6954 for post judgment tax amounts.
- ****BE AWARE THAT**:** once your offer is received, you will be notified within 45-60 days on whether your offer was accepted or rejected. If it is rejected, a reason will be provided. If it is accepted, you will be given 15 days to send in the full amount of your offer. If the funds are NOT received within that time frame, your offer will be rescinded.
- See [Bid Form](#) below.

OFFICIAL BID FORM-TAX RESALE PROPERTY

(enter in name of district)

You may bid on any or all of the parcels available- *that do not already have an offer pending*. Please enter the amount you wish to bid, the respective Utility District reserves the right to accept or reject any or all bids. **No title insurance or survey will be provided. Property is being sold “as is”, “where is” and “without warranty”.**

(All Resale Offers are to Include the Delinquent Post Judgment Taxes)

Cause Number	Account Number	Amount Offered for Resale Property	Amount due for Post-Judgment Taxes (if any)	<u>Total Amount Offered for Property</u>
			P/J Years Due: Amount Due:	
			P/J Years Due: Amount Due:	

By my signature below, I certify that I understand the conditions and limitations of this sale, as well as the restrictions on the use of the property as set forth in the Texas Property Tax code. I understand that I am responsible for post-judgment taxes, and I further understand that I am to provide for those taxes, if any, in the total amount offered for the property(ies). **I agree to indemnify the utility district and its attorney and agent from any action or damages arising from the purchase of this property. Your filled out form may be mailed to the law firm: 1235 North Loop West, Suite 600, Houston, TX 77008, c/o Keila Smithers.**

Bidder's Name (Please Print or Type)
(Name wanted on deed)

Bidder's Signature

Bidder's Address (address wanted on deed)

Bidder's Telephone / Email Address

City

Zip

Date