PERDUE BRANDON FIELDER COLLINS & MOTT LLP
ATTORNEYS AT LAW

# UPSHUR COUNTY SALES FOR DECEMBER 1, 2026
# LOCATION: Uphsur County Justice Center
# 405 North Titus St., Gilmer, Texas
# TIME: 1:30 PM

## Tax Sales Information*

1) Tax foreclosure sales are conducted by the Sheriff or 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 commissioner's 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," and "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) As required by the Texas Property Tax Code Section 34.011, IF ADOPTED IN THE COUNTY WHERE THE SALE IS BEING HELD, a bidder must register with the county Tax Assessor Collector in order to participate in the tax sale of delinquent real properties. This registration must be renewed annually. Contact the officer conducting the sale for more information about this requirement.

5) Payment made be made by check, cashier's check, or money order payable to PERDUE BRANDON LAW FIRM.

   NO CASH WILL BE ACCEPTED.

6) For more information regarding any sale listed below, please contact the PBFCM TYLER office at (903) 597-7664, Tammy Cockrum, ext. 3109 tcockrum@pbfcm.com OR Stacy Fleming, ext. 3204 sfleming@pbfcm.com.

**THIS SALE IS BEING CONDUCTED PURSUANT TO STATUTORY OR JUDICIAL REQUIREMENTS. BIDDERS WILL BID ON THE RIGHTS, TITLE, AND INTERESTS, IF ANY, IN THE REAL PROPERTY OFFERED.**

**THE PROPERTY IS SOLD AS IS, WHERE IS, AND WITHOUT ANY WARRANTY, EITHER EXPRESS OR IMPLIED. NEITHER THE SELLER NOR THE SHERIFF'S/CONSTABLE'S DEPARTMENT WARRANTS OR**

**MAKES ANY REPRESENTATIONS ABOUT THE PROPERTY'S TITLE, CONDITION, HABITABILITY, MERCHANTABILITY, OR FITNESS FOR A PARTICULAR PURPOSE. BUYERS ASSUME ALL RISKS.**

**IN SOME SITUATIONS, A LOT OF FIVE ACRES OR LESS IS PRESUMED TO BE INTENDED FOR RESIDENTIAL USE. HOWEVER, IF THE PROPERTY LACKS WATER OR WASTEWATER SERVICE, THE PROPERTY MAY NOT QUALIFY FOR RESIDENTIAL USE. A POTENTIAL BUYER WHO WOULD LIKE MORE INFORMATION SHOULD MAKE ADDITIONAL INQUIRIES OR CONSULT WITH PRIVATE COUNSEL.**

**ESTA VENTA SE LLEVARÁ A CABO DE CONFORMIDAD CON LOS REQUISITOS LEGALES O JUDICIALES. LOS POSTORES HARÁN UNA OFERTA POR EL TÍTULO, LOS DERECHOS E INTERESES, SI ALGUNO, EN LA PROPIEDAD OFRECIDA.**

**LA PROPIEDAD SE VENDE COMO ESTÁ, EN EL LUGAR DONDE SE ENCUENTRA, Y SIN NINGUNA GARANTÍA, YA SEA EXPRESA O IMPLÍCITA. NI EL VENDEDOR, NI LA OFICINA DEL ALGUACIL GARANTIZAN O HACEN NINGUNA REPRESENTACIÓN SOBRE EL TÍTULO DE LA PROPIEDAD, CONDICIÓN, HABITABILIDAD, COMERCIABILIDAD, O IDONEIDAD PARA UN PROPÓSITO PARTICULAR. LOS COMPRADORES ASUMEN TODOS LOS RIESGOS.**

**EN ALGUNAS SITUACIONES, UN LOTE DE CINCO HECTÁREAS O MENOS SE PRESUME QUE ES APTO PARA USO RESIDENCIAL. SIN EMBARGO, SI LA PROPIEDAD NO TIENE SERVICIOS DE AGUA POTABLE O AGUAS RESIDUALES, LA PROPIEDAD NO PUEDE CALIFICAR PARA EL USO RESIDENCIAL. UN COMPRADOR POTENCIAL QUE DESEE MÁS INFORMACIÓN, DEBERÁ HACER ESTUDIOS ADICIONALES O CONSULTAR CON UN ABOGADO PRIVADO.**

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| Cause No:<br><br>District Court:<br><br>Judgment Date: | Style of Case: | Legal Description (Per Appraisal District):<br><br>Property Address (Per Appraisal District): | Adjudged Value: | Estimated Minimum: | Cad Account #<br><br>Other Account | Notes |
|---|---|---|---|---|---|---|
| 24-68TX<br><br>115th DISTRICT COURT<br><br>25-Aug-26 | ORE CITY ISD vs. DORANE STOKLEY, ET AL | LOT 11-12, BLK 63 ORE CITY S269 (A297) 0.3214 ACRES & HOUSE<br><br>204 S MIMOSA ST-W/SID, Ore City, TX 75683 | $100,090.00 | $17,371.92 | 47778 | **SOLD SUBJECT TO 2026 POST JUDMENT TAXES** |
| 24-98TX<br><br>115th DISTRICT COURT<br><br>3-Jun-26 | BIG SANDY ISD vs. WILLIE L NEWMAN | LOT 4 SPT OF, BLK 34 BIG SANDY S109 (A69) 2.5 ACRES HOUSE & M/HOME<br><br>702 W COTTON ST-N/SID, Big Sandy, TX 75755 | $143,830.00 | $49,868.06 | 19645 | **SOLD SUBJECT TO 2026 POST JUDMENT TAXES** |
| 25-230-DCCV-00134<br><br>115th DISTRICT COURT<br><br>25-Aug-26 | ORE CITY ISD vs. CHRISTIAN M. ASBJORNSON | ABS A529 WRIGHT, WILLIAM, TRACT 4-2, 1.0 ACRES & HOUSE<br><br>State Hwy 155, Gilmer, TX | $222,300.00 | $16,137.57 | 65109453 | **SOLD SUBJECT TO 2026 POST JUDMENT TAXES** |
| 25-230-DCCV-00136<br><br>115th DISTRICT COURT | UNION GROVE ISD vs. RANDY D. PICKETT | ABS A72 CARLTON, WILLIAM, TRACT 9-1, 1.0 ACRES<br><br>ABS A72 CARLTON, WILLIAM, TRACT 9-1, L/H M/HOME ON PICKETT LAND | $53,530.00<br><br>$8,730.00 | $8,832.10 | 65074770<br><br>65092308 | **SOLD SUBJECT TO 2026 POST JUDMENT TAXES** |

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| 3-Jun-26 | | 6772 PACAL RD-W/SID, Gilmer, TX 75645 | | | | |
| 26-230-DCCV-00156<br><br>115th DISTRICT COURT<br><br>25-Aug-26 | ORE CITY ISD vs. JULIAN DOUTHITT ET AL | ABS A29 BEATY, JOHN, TRACT 5, 6.45 ACRES & A454 STEPHENS & HOUSE<br><br>ABS A29 BEATY, JOHN, TRACT 5, L/H M/HOME ON STACK LAND, HUD#NTAA0554077<br><br>8976 STATE HWY 155 N-S/, Gilmer, TX 75644 | $166,770.00<br><br>$30,250.00 | $10,405.57 | 47330<br><br>65095906 | **SOLD SUBJECT TO 2026 POST JUDMENT TAXES** |

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FOR ADDITIONAL INFORMATION ON THE PROPERTY (SUCH AS ADDRESSES, MAPS, ETC.), VISIT UPSHUR-CAD.ORG.