

PERDUE BRANDON

ATTORNEYS AT LAW

CITY OF SHOREACRES
Property Available for Resale
Updated as of 1-11-2023

CASE # PREVIOUS OWNER LEGAL DESCRIPTION	JUDGMENT AMOUNT (ON SALE DATE)	VALUE AT THE TIME OF JUDGMENT	HCAD ACCOUNT # PROPERTY ADDRESS
2012-26100 <u>Phel Gemmer, Jr.</u> LT 26 BLK 13 SHOREACRES	\$12,370.30+ p/j tax year(s)	\$13,768.00	0580510130026 0 Baywood Dr. *** Not currently selling ***
1999-26254 <u>Decker Mckim, Inc.</u> LT 19 BLK 23 SHOREACRES	\$2,600.00+ p/j tax year(s)	\$2,600.00	0580560230019 0 Baywood Dr. *** Not currently selling ***
2012-07977 <u>Glenn A. Alexander</u> Tract 1: W 35 FT LT 8 AND E 30 FT LT 9 BLK 33 SHOREACRES Tract 2: E 65 FT LT 8 BLK 33 SHOREACRES	\$31,962.07+ p/j tax year(s)	\$50,483.00	Tract 1: 0580610330008 516 Meadowlawn St. Tract 2: 0580610330014 0 Meadowlawn St. *** Not currently selling ***
2012-46759 <u>Mreced Garza, III</u> LT 23 BLK 7 SHOREACRES	\$6,579.59 p/j tax year(s)	\$18,900.00	0962610000023 0 Westview *** Not currently selling ***

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If you would like to purchase property, please contact our Harris County Post-Judgment Department at 832.777.3373.

If you would like to purchase property, see the instructions detailed below.

- **NOTE:** In most cases, taxes become due and owing between the date of judgment and the date of sale (post judgment taxes). All purchases are made subject to those post judgment taxes. Please contact our Harris County Post-Judgment Department at 832.777.3373 for post-judgment amounts.

Full Judgment Offer:

- **TO PLACE AN OFFER, FILL OUT THE BID FORM; SEND IT ALONG WITH A CASHIER'S CHECK FOR THE FULL AMOUNT OF YOUR OFFER AND A SEPARATE CASHIER'S CHECK FOR THE POST-JUDGMENT AMOUNTS PLUS \$20 DEED FEE (BOTH PAYABLE TO PBFCM); MAIL IT TO PERDUE, BRANDON, FIELDER, COLLINS & MOTT, L.L.P. ADDRESS IS: 1235 N. LOOP WEST, SUITE 600, HOUSTON, TEXAS 77008.**
- **Your offer will be voted on by the school district's review board, which meets once a month. Once approved, the funds will be distributed accordingly and the deed will be signed. Once the deed is recorded in the real property records of Harris County, Texas, it will be mailed to you.**

Below Judgment Offer:

- **TO PLACE AN OFFER, FILL OUT THE BID FORM; SEND IT ALONG WITH A CASHIER'S CHECK FOR \$325.00 (PAYABLE TO PBFCM); MAIL IT TO PERDUE, BRANDON, FIELDER, COLLINS & MOTT, L.L.P.; ADDRESS IS: 1235 N. LOOP WEST, SUITE 600, HOUSTON, TEXAS 77008.**
- **Your offer will be voted on by the school district's review board, which meets once a month. If approved, the property will be posted for a public auction. You will be notified of the details; date, time, location, etc. You, or someone that you designate, are to physically go to the auction and bid on the property; the opening bid will be the amount that you offered. If the property sells, your deposit of \$325.00 will be refunded to you. If you do not show up and/or the property is not purchased; your down payment will NOT be refunded.**
- See **Bid Form** below.

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- FOR INFORMATION REGARDING HARRIS COUNTY PROPERTY ADDRESSES, MAPS, IMPROVEMENTS, ETC.: PLEASE VISIT www.hcad.org.

**OFFICIAL BID FORM-TAX RESALE PROPERTY
CITY OF SHOREACRES**

You may bid on any or all of the parcels available. Bids must be accompanied by a cashier's check for the amount required for each bid, made payable to PBFCM LLP. Please enter the amount you wish to bid, and the amount of funds accompanying each bid. The taxing entity 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".

CAUSE NUMBER	ACCOUNT NUMBER	AMOUNT OF OFFER	Amount of Payment Accompanying Offer

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 further understand that I will become immediately responsible for post-judgment taxes if I am the successful bidder on the property. I further understand that taxes increase each month and additional post-judgment taxes may be due to other tax entities as well. **I agree to indemnify the taxing entity and its attorney and agent from any action or damages arising from the purchase of this property and agree to submit any dispute to the American Arbitration Association for resolution.**

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

Bidder's Signature

Bidder's Address (address wanted on deed)

Bidder's Telephone

City

Zip

Date

****BIDDER IS AWARE THAT ALL PROPERTIES ARE SUBJECT TO POST JUDGMENT TAXES. ONCE DEED IS RECORDED, A BILL FOR ANY POST JUDGMENT TAX YEARS WILL BE SENT OUT. ****