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September 27, 2018

Daryl Melton, County Judge  
Sabine County  
P.O. Box 716  
Hemphill, Texas 75948-0716

**RE: Sabine County Sealed Bid Sale**

Dear Judge Melton:

We recently advertised a sealed bid sale on Sabine County properties that have been struck off at tax sales in the past. Please find attached sheets showing the details and recovery for the properties within your jurisdiction for the high bids should they be accepted by the taxing entities. Approval of all jurisdictions will be required as provided by the Texas Property Tax Code as the high bid represents less than full recovery of the amounts owed. We would request that you place consideration of these bids as an action item on the agenda of your next Commissioner's Court meeting. Should the bids be accepted please sign the attached Tax Resale Deeds and contact me for pickup.

Please contact us if you should have any questions and thank you for your assistance in this matter.

Very truly yours,



Britney Puryear  
Area Manager

cc:

Ms. Martha Stone  
Tax Assessor-Collector  
Sabine County  
P.O. Drawer 310  
Hemphill, Texas 75948-0310

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**Suit No :** T-936; Sabine County, et al vs. James Connie Gee

**Account No.:** 11267

**Property Description:** Lot T-1848, Unit 18, Pendleton Harbor Subdivision, per plat thereof recorded in Volume 1, Page 180, Plat Records, Sabine County, Texas

**CAD Value:** \$1,000.00

**Original Minimum Bid:** \$1,000.00

**Judgment Date:** July 22, 2016

**Bidder:** Cleve and Colleen Halliburton, 350 Old Timers Road, Orange, Texas 77630

<b>Amount of Bid:</b>	\$ 109.00
<b>Less cost:</b>	<u>\$1,035.00</u>
<b>Total to be disbursed:</b>	\$ 0.00

	Judgment Amount:	%	Actual
Recovery			
Sabine County	\$141.71	22.57%	\$0.00
Hemphill ISD	\$429.09	68.35%	\$0.00
Sabine County Hospital	\$57.01	9.08%	\$0.00

**Suit No. :** T-728; Sabine County, et al vs. East Texas Development Corporation, et al

**Account No.:** 172341

**Property Description:** Lot 9, Block 2, Section 1, Lake Sam Rayburn Estates, a subdivision in Sabine County Texas, according to the map or plat thereof recorded in Volume 1, Pge 76, Plat Records, Sabine County, Texas.

**CAD Value:** \$1,000.00

**Original Minimum Bid:** \$1,000.00

**Judgment Date:** April 28, 2017

**Bidder:** Randy Barnett, P.O. Box 402, Pineland, Texas 75968

<b>Amount of Bid:</b>	\$ 203.00
<b>Less Cost:</b>	\$ 392.40
<b>Total to be Disbursed:</b>	\$ 0.00

	<b>Judgment Amount:</b>	<b>%</b>	<b>Actual Recovery</b>
Sabine County	\$ 166.84	18.84%	\$0.00
Brookeland ISD	\$ 652.85	73.74%	\$0.00
Sabine County Hospital	\$ 65.77	7.42%	\$0.00

**Suit No. :** T-728; Sabine County, et al vs. East Texas Development Corporation, et al

**Account No.:** 172351

**Property Description:** (Tract 2) Lot 10, Block 2, Section 1, Lake Sam Rayburn Estates, a subdivision in Sabine County Texas, according to the map or plat thereof recorded in Volume 1, Pge 76, Plat Records, Sabine County, Texas.

**CAD Value:** \$1,000.00

**Original Minimum Bid:** \$1,000.00

**Judgment Date:** April 28, 2017

**Bidder:** Randy Barnett, P.O. Box 402, Pineland, Texas 75968

<b>Amount of Bid:</b>	\$ 303.00
<b>Less Cost:</b>	\$ 392.40
<b>Total to be Disbursed:</b>	\$ 0.00

	<b>Judgment Amount:</b>	<b>%</b>	<b>Actual Recovery</b>
Sabine County	\$ 166.84	19.97%	\$0.00
Brookeland ISD	\$ 607.11	72.30%	\$0.00
Sabine County Hospital	\$ 65.77	7.83%	\$0.00

**Suit No. :** T-728; Sabine County, et al vs. East Texas Development Corporation, et al

**Account No.:** 172361

**Property Description:** (Tract 3) Lot <sup>118</sup>10, Block 2, Section 1, Lake Sam Rayburn Estates, a subdivision in Sabine County Texas, according to the map or plat thereof recorded in Volume 1, Pge 76, Plat Records, Sabine County, Texas.

**CAD Value:** \$1,000.00

**Original Minimum Bid:** \$1,000.00

**Judgment Date:** April 28, 2017

**Bidder:** Randy Barnett, P.O. Box 402, Pineland, Texas 75968

<b>Amount of Bid:</b>	\$ 202.00
<b>Less Cost:</b>	\$ 392.40
<b>Total to be Disbursed:</b>	\$ 0.00

	<u>Judgment Amount:</u>	<u>%</u>	<u>Actual Recovery</u>
Sabine County	\$ 166.84	19.97%	\$0.00
Brookeland ISD	\$ 607.11	72.30%	\$0.00
Sabine County Hospital	\$ 65.77	7.83%	\$0.00

**Suit No :** T-935; Sabine County, et al vs. Katie M. Vaughn, also known as Katie M. Wells

**Account No.:** 12481

**Property Description:** Lot T-1695, Unit 16, Pendleton Harbor Subdivision, per plat thereof recorded in Volume 1, Page 179, Plat Records, Sabine County, Texas.

**CAD Value:** \$1,000.00

**Original Minimum Bid:** \$1,000.00

**Judgment Date:** July 22, 2016

**Bidder:** James Clemons, 414 Kennon Drive N., Hemphill, Texas 75948

<b>Amount of Bid:</b>	\$ 510.00
<b>Less cost:</b>	<u>\$1,035.00</u>
<b>Total to be disbursed:</b>	\$ 0.00

	Judgment Amount:	%	Actual
Recovery			
Sabine County	\$608.14	40.04%	\$0.00
Hemphill ISD	\$822.22	54.14%	\$0.00
Sabine County Hospital	\$88.36	5.82%	\$0.00

**Suit No :** T-932; Sabine County, et al vs. Eloyse Kendrick Moore, et al

**Account No.:** 119831

**Property Description:** Lot 90, Unit 2, Hide-A-Way Harbor Subdivision, per plat thereof recorded in Volume 1, Page 109, Plat Records of Sabine County, Texas.

**CAD Value:** \$1,200.00

**Original Minimum Bid:** \$1,200.00

**Judgment Date:** April 28, 2017

**Bidder:** Peggy Byrd, 324 Jasmine Breeze, New Braunfels, Texas 78130

<b>Amount of Bid:</b>	\$ 100.00
<b>Less cost:</b>	<u>\$1,123.00</u>
<b>Total to be disbursed:</b>	\$ 0.00

	Judgment Amount:	%	Actual
Recovery			
Sabine County	\$ 288.88	22.33%	\$0.00
Hemphill ISD	\$ 902.44	69.76%	\$0.00
Sabine County Hospital	\$ 102.38	7.91%	\$0.00

**Suit No :** T-882; Sabine County, et al vs. Charlyne Creger, a/k/a Rosa Charlyne Creger

**Account No.:** 113061

**Property Description:** Lot 575, Unit 5, Hide-A-Way Harbor Subdivision, per plat thereof recorded in Volume 1, Page 113, Map Records of Sabine County, Texas.

**CAD Value:** \$1,200.00

**Original Minimum Bid:** \$897.40

**Judgment Date:** August 7, 2014

**Bidder:** Peggy Byrd, 324 Jasmine Breeze, New Braunfels, Texas 78130

<b>Amount of Bid:</b>	\$ 100.00
<b>Less cost:</b>	<u>\$ 245.50</u>
<b>Total to be disbursed:</b>	\$ 0.00

	Judgment Amount:	%	Actual
Recovery			
Sabine County	\$ 138.13	22.29%	\$0.00
Hemphill ISD	\$ 427.49	68.98%	\$0.00
Sabine County Hospital	\$ 54.08	8.73%	\$0.00



**Suit No :** T-791; Sabine County, et al vs. Thomas Witherwax, et al

**Account No.:** 8909

**Property Description:** Lot 186, Beechwood II Subdivision, a subdivision in Sabine County, Texas, according to the map or plat thereof, recorded in Volume 1, Page 144, Map Records of Sabine County, Texas.

**CAD Value:** \$3,000.00

**Original Minimum Bid:** \$3,000.00

**Judgment Date:** July 13, 2013

**Bidder:** Peggy Byrd, 324 Jasmine Breeze, New Braunfels, Texas 78130

<b>Amount of Bid:</b>	\$ 300.00
<b>Less cost:</b>	\$ 651.00
<b>Total to be disbursed:</b>	\$ 0.00

	Judgment Amount:	%	Actual
<b>Recovery</b>			
Sabine County	\$ 735.29	21.55%	\$0.00
Hemphill ISD	\$2,436.78	71.40%	\$0.00
Sabine County Hospital	\$ 240.71	7.05%	\$0.00