

**PUBLIC RESALE BID ANALYSIS**

Cause #: <u>2012-17009</u>	HCAD Acct. #s: <u>072-003-000-0213; 072-003-000-0214; 072-003-000-0212</u>
Bid Amount: <u>\$12,000.00</u>	Property Value: <u>\$58,564.00</u>
Style: <u>Crosby ISD vs Anthony K. Thibedeaux</u>	Minimum Bid at first sale: <u>\$36,566.48</u>
Strike Off Date: <u>11-05-2013</u>	Redemption Expired: <u>06-28-2014</u>

**JUDGMENT INFORMATION**

<u>Tax Entity</u>	<u>Tax Years</u>	<u>Amount Due</u>
Crosby ISD (inc. CED)	2003-2012	<u>\$12,651.40</u>
Harris County (incl. ESD 80 & ESD 5)	2002-2012	<u>\$7,588.88</u>
Harris CountyMUD 50	2002-2012	<u>\$14,240.10</u>

**Total: \$34,480.38**

**JUDGMENT COSTS**

Publication Fee (Tax Sale) (Payable to Daily Court Review)	\$175.00
Advertising Fee (Tax Sale) (Payable to PBFCM)	\$150.00
Original Deed Fee: (Payable to PBFCM)	\$20.00
Court Costs includes Constable Fee: (Payable to Chris Daniel)	\$797.00
Tax Master Fee: (Payable to Kristen Brauchle 215 <sup>th</sup> )	\$35.00
Out of County Constable Fee: (Payable to Perdue Brandon)	\$9.10
Abstract Fee: (Payable to PBFCM)	\$900.00

**Total: \$2,086.10**

**OTHER COSTS**

Resale Dee Fee: (payable to PBFCM)	\$20.00
Publication Fee (Resale) (Payable to Daily Court Review)	\$75.00
Advertising Fee (Tax Sale & Resale) (Payable to PBFCM)	\$50.00
Constable Resale Fee: (Payable to Ken Jones)	\$225.00

**Total: \$370.00**

**PROPOSED DISTRIBUTION**

Bid Amount:	<u>\$12,000.00</u>	Costs: <u>\$ 2,456.10</u>
Net to Distribute: (towards taxes)	<u>\$ 9,543.90</u>	

<u>ENTITY</u>	<u>PERCENTAGE</u>	<u>AMOUNT TO DISBURSE</u>
Crosby ISD	36.69%	\$ 3,501.76
Harris County (incl. ESD 80 & ESD 5)	22.01%	\$ 2,100.56
Harris County MUD # 50	41.30%	\$ 3,501.76
<b>TOTAL:</b>		<b>\$ 9,543.90</b>

Public Resale Analysis- Crosby: 2012-17009

*\*Past judgment tax year(s) 2013 will be billed to the purchaser of the property after the public auction.*

**EXHIBIT "A"**  
**RESOLUTION OF THE BOARD OF TRUSTEES OF**  
**CROSBY INDEPENDENT SCHOOL DISTRICT**

Cause no. 2012-17009

*Crosby ISD v. Anthony K. Thibedeaux*

Property Address(es): 307 Red Oak Avenue, Crosby, TX 77532; 0 Red Oak Avenue, Crosby, TX 77532

On the \_\_\_\_\_ day of \_\_\_\_\_, 2015, at the regularly scheduled meeting of the Board of Trustees of the CROSBY INDEPENDENT SCHOOL DISTRICT, a motion was duly made and seconded for the CROSBY INDEPENDENT SCHOOL DISTRICT to resell property described on Exhibit "A" attached hereto, which was acquired through tax foreclosure proceedings. The CROSBY INDEPENDENT SCHOOL DISTRICT requests that the Constable of Harris County conduct such sale in accordance with Section 34.05 (a), (c) and (d), Property Tax Code, and that such sale be held at the earliest available date in accordance with the laws of the State of Texas; and further that the CROSBY INDEPENDENT SCHOOL DISTRICT notify the Constable that it would not object to a sale price of such property in the sum of \$12,000.00 (as outlined in Exhibit "A").

Discussion amongst the Board of Trustees was then conducted, and upon completion of the same the President of the CROSBY INDEPENDENT SCHOOL DISTRICT Board of Trustees called a vote on the motion, and the same was passed by majority. Now therefore:

**BE IT RESOLVED** that the CROSBY INDEPENDENT SCHOOL DISTRICT offer for resale, in accordance with Section 34.05 (a), (c) and (d), Property Tax Code, the property described on Exhibit "A" and that the Constable is hereby requested to conduct such sale in accordance with such statutes at the earliest possible date and further, that a minimum acceptable sale price for such property is \$12,000.00 (as outlined in Exhibit "A").

**SIGNED AND ENTERED** on this \_\_\_\_\_ day of \_\_\_\_\_, 2015.

\_\_\_\_\_  
**Carla Mills Windfont**  
**Secretary, Board of Trustees**  
**Crosby Independent School District**

\_\_\_\_\_  
**Dr. James Hofmann, President**  
**Board of Trustees**  
**Crosby Independent School District**

Crosby ISD Public Resale

**EXHIBIT "A"**

Cause Number: 2012-17009

Style: *Crosby ISD v. Anthony K. Thibedeaux*

Legal Description: Lot 212, in Section 3, of Arcadian Gardens, a subdivision of a part of the Reuben White Survey, in Harris County, Texas, according to the plat thereof recorded in Vol. 22 page 58 of the Map Records of Harris County, Texas.

Lot 213, in Section 3, of Arcadian Gardens, a subdivision of a part of the Reuben White Survey, in Harris County, Texas, according to the plat thereof recorded in Vol. 22 page 58 of the Map Records of Harris County, Texas.

Lot 214, in Section 3, of Arcadian Gardens, a subdivision of a part of the Reuben White Survey, in Harris County, Texas, according to the plat thereof recorded in Vol. 22 page 58 of the Map Records of Harris County, Texas.

HCAD Acct. Nos. 072-00-000-0212; 072-003-000-0213; 072-003-000-0214

**Suggested Minimum Opening Bid: \$12,000.00**

Crosby ISD Public Resale



NO. 2012-52035

CROSBY INDEPENDENT SCHOOL DISTRICT, § IN THE DISTRICT COURT OF  
ET AL

VS. § HARRIS COUNTY, TEXAS

NORA SCOTT HART F/K/A NORA ANN § 234<sup>TH</sup> JUDICIAL DISTRICT  
OTTESON, ET AL

COVER SHEET FOR PROPOSED RESALE OF TAX PROPERTY

Cause Number: 2012-52035

Style: *Crosby ISD v. Nora Scott Hart f/k/a Nora Ann Otteson, et al*

Legal Description: LOT 8 BLOCK 16 OF NEWPORT, SECTION 3, A SUBDIVISION IN  
HARRIS COUNTY, TEXAS AS SHOWN ON THE MAP OR PLAT THEREOF  
RECORDED IN VOLUME 195 PAGE 66 OF THE MAP RECORDS OF  
HARRIS COUNTY, TEXAS.

Street Address: 0 Morning Star Ave., Crosby, TX 77532;

**Suggested Minimum Opening Bid: \$3,200.00**

**Basis for Recommendation:** This property was posted for tax sale in December 2013. There were no bidders and the property was struck-off to Crosby ISD. If the resolution is approved the property will be set for the next available public resale with a minimum opening bid of \$3,200.00. It is believed that placing the property for resale through public auction at the suggested minimum opening bid will stimulate competitive bidding resulting in the property being purchased and returning the property to productivity on the active tax roll.

**EXHIBIT "A"**  
**RESOLUTION OF THE BOARD OF TRUSTEES OF**  
**CROSBY INDEPENDENT SCHOOL DISTRICT**

Cause no. 2012-52035  
*Crosby ISD v. Nora Scott Hart f/k/a Nora Ann Otteson, et al*  
Property Address(es): 0 Morning Star Ave., Crosby, TX 77532

On the \_\_\_\_\_ day of \_\_\_\_\_, 2015, at the regularly scheduled meeting of the Board of Trustees of the CROSBY INDEPENDENT SCHOOL DISTRICT, a motion was duly made and seconded for the CROSBY INDEPENDENT SCHOOL DISTRICT to resell property described on Exhibit "A" attached hereto, which was acquired through tax foreclosure proceedings. The CROSBY INDEPENDENT SCHOOL DISTRICT requests that the Constable of Harris County conduct such sale in accordance with Section 34.05 (a), (c) and (d), Property Tax Code, and that such sale be held at the earliest available date in accordance with the laws of the State of Texas; and further that the CROSBY INDEPENDENT SCHOOL DISTRICT notify the Constable that it would not object to a sale price of such property in the sum of \$3,200.00 (as outlined in Exhibit "A").

Discussion amongst the Board of Trustees was then conducted, and upon completion of the same the President of the CROSBY INDEPENDENT SCHOOL DISTRICT Board of Trustees called a vote on the motion, and the same was passed by majority. Now therefore:

**BE IT RESOLVED** that the CROSBY INDEPENDENT SCHOOL DISTRICT offer for resale, in accordance with Section 34.05 (a), (c) and (d), Property Tax Code, the property described on Exhibit "A" and that the Constable is hereby requested to conduct such sale in accordance with such statutes at the earliest possible date and further, that a minimum acceptable sale price for such property is \$3,200.00 (as outlined in Exhibit "A").

**SIGNED AND ENTERED** on this \_\_\_\_\_ day of \_\_\_\_\_, 2015.

\_\_\_\_\_  
**Carla Mills Windfont**  
**Secretary, Board of Trustees**  
**Crosby Independent School District**

\_\_\_\_\_  
**Dr. James Hofmann, President**  
**Board of Trustees**  
**Crosby Independent School District**

Crosby ISD Public Resale

**EXHIBIT "A"**

Cause Number: 2012-52035

Style: *Crosby ISD v. Nora Scott Hart f/k/a Nora Ann Otteson, et al*

Legal Description: LOT 8 BLOCK 16 OF NEWPORT, SECTION 3, A SUBDIVISION IN HARRIS COUNTY, TEXAS AS SHOWN ON THE MAP OR PLAT THEREOF RECORDED IN VOLUME 195 PAGE 66 OF THE MAP RECORDS OF HARRIS COUNTY, TEXAS.

HCAD Acct. No. 105-749-000-0008

**Suggested Minimum Opening Bid: \$3,200.00**

**Crosby ISD Public Resale**

**PUBLIC RESALE BID ANALYSIS**

Cause #: <u>2012-52035</u>	HCAD Acct. #: <u>105-749-000-0008</u>
Bid Amount: <u>\$3,200.00</u>	Property Value: <u>12,600.00</u>
Style: <u>Crosby ISD vs. Nora Scott Hart f/k/a Nora Ann Otteson, et al</u>	Minimum Bid at first sale: <u>\$12,600.00</u>
Strike Off Date: <u>12-03-2013</u>	Redemption Expired: <u>08-20-2014</u>

**JUDGMENT INFORMATION**

<u>Tax Entity</u>	<u>Tax Years</u>	<u>Amount Due</u>
Crosby ISD (inc. CED)	1992-2012	<u>\$5,264.32</u>
Harris County (incl. ESD 80 & ESD 5)	1993-2012	<u>\$2,258.11</u>
Newport MUD	2002-2012	<u>\$4,461.67</u>

**Total: \$11,984.10**

**JUDGMENT COSTS**

Publication Fee (Tax Sale) (Payable to Daily Court Review)	\$175.00
Advertising Fee (Tax Sale) (Payable to PBFCM)	\$50.00
Original Deed Fee: (Payable to PBFCM)	\$20.00
Court Costs includes Constable Fee: (Payable to Chris Daniel)	\$783.00
Tax Master Fee: (Payable to Kristen Brauchle 234 <sup>th</sup> )	\$35.00
Out of County Constable Fee: (Payable to Perdue Brandon)	\$274.10
Abstract Fee: (Payable to PBFCM)	\$250.00

**Total: \$1,587.10**

**OTHER COSTS**

Resale Dee Fee: (payable to PBFCM)	\$20.00
Publication Fee (Resale) (Payable to Daily Court Review)	\$75.00
Advertising Fee (Tax Sale & Resale) (Payable to PBFCM)	\$50.00
Constable Resale Fee: (Payable to Ken Jones)	\$225.00

**Total: \$370.00**

**PROPOSED DISTRIBUTION**

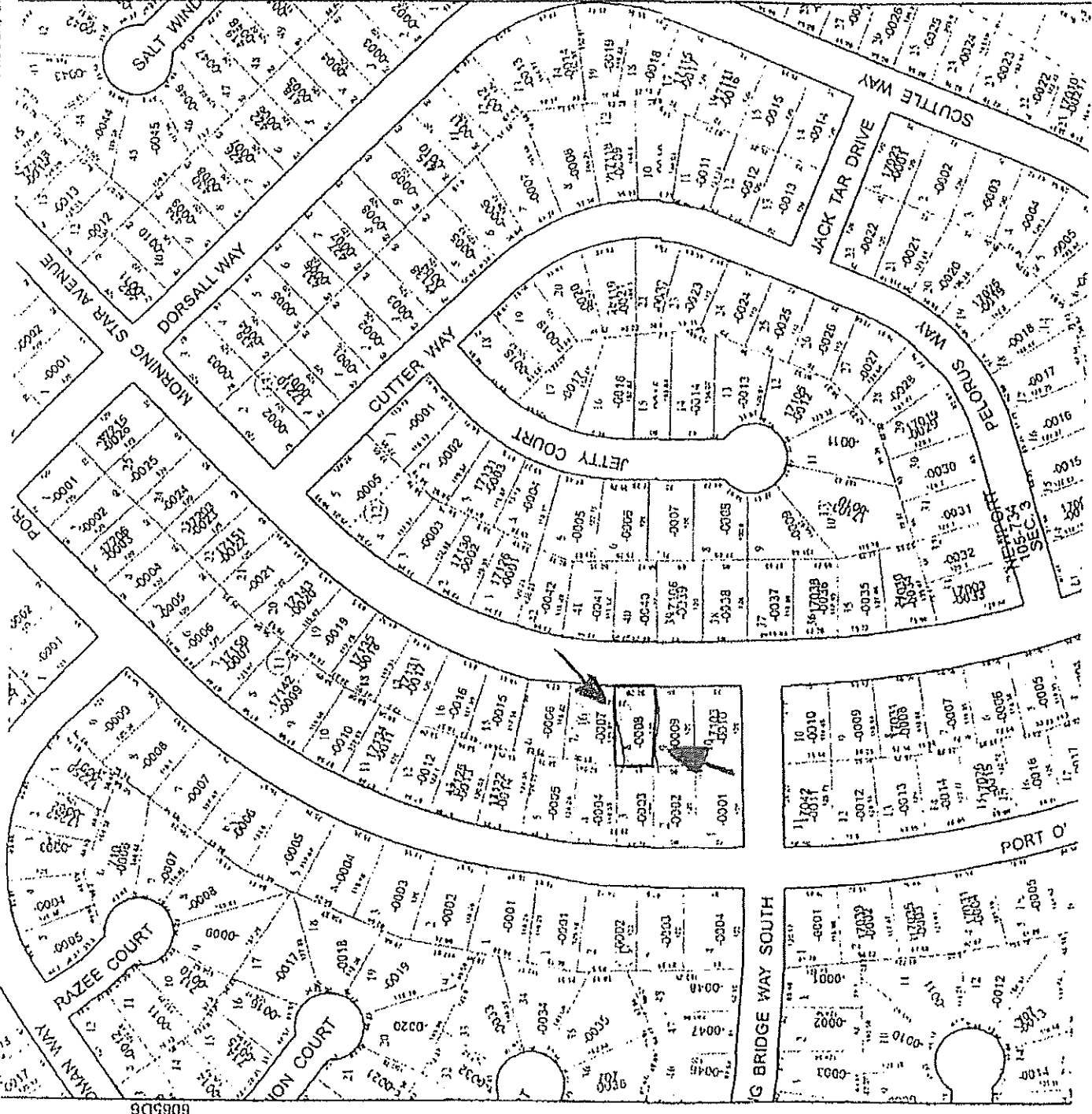
Bid Amount:	<u>\$3,200.00</u>	Costs: <u>\$ 1,957.10</u>
Net to Distribute: (towards taxes)	<u>\$ 1,242.90</u>	

<u>ENTITY</u>	<u>PERCENTAGE</u>	<u>AMOUNT TO DISBURSE</u>
Crosby ISD	43.93%	\$ 545.98
Harris County (incl. ESD 80 & ESD 5)	18.84%	\$ 234.19
Harris County MUD # 50	37.23%	\$ 462.73
<b>TOTAL:</b>		<b>\$ 1,242.90</b>

Public Resale Analysis- Crosby: 2012-52035

*\*Post judgment tax year(s) 2013 will be billed to the purchaser of the property after the public auction.*





PUBLICATION DATE:  
2/20/14

Computer or map data maintained by the Harris County Appraisal District is for informational purposes only and may not have been prepared for or be suitable for legal, engineering, or surveying purposes. It does not represent an on-ground survey and only represents the approximate location of property boundaries.

MAP LOCATION



**FACET  
6065D**

1	2	3	4
5	6	8	
9	10	11	12

**Harris  
County  
Appraisal  
District**



PUBLICATION DATE:  
2/20/14

Computer or map data maintained by the Harris County Appraisal District

6065DB

6065DB