

RESOLUTION NO. _____

A RESOLUTION OF THE JOHNSON COUNTY, APPROVING THE SALE OF CERTAIN REAL PROPERTY ACQUIRED AT A DELINQUENT TAX FORECLOSURE SALE

WHEREAS, Johnson County, for itself and the use and benefit of Cleburne ISD, City of Cleburne and Hill College, acquired title to a certain tract of real estate at a Sheriff's sale held on the 4th day of February, 2014, in Cause No. T200400479, Cleburne ISD vs. Pedro Hinojosa Jr.; and

WHEREAS, Section 34.05 (a), Texas Property Tax Code, authorizes the Johnson County, by and through its governing body, to resell the property; and

WHEREAS, it is in the best interest of Johnson County and its taxpayers to return this property to a productive use; and

WHEREAS, Nextlots Now, LLC, has made an offer to purchase the property for the sum of One thousand fifty-five dollars and no cents (\$1,055.00); and offer is attached as EXHIBIT "A"

NOW THEREFORE, BE IT RESOLVED BY THE JOHNSON COUNTY COMMISSIONER'S COURT THAT:

The County Judge is authorized and agrees to sell, convey and transfer that certain tract of real estate acquired at the above described tax sale to Nextlots Now, LLC, for the sum of \$1,055.00, as authorized by Section 34.05, Texas Property Tax Code, and that the proceeds of the sale shall be distributed as provided by section 34.06, Texas Property Tax Code.

Dated this 28th day of July, 2014.


Roger Harmon, Johnson County Judge

Voted: yes, ___ no, ___ abstained.


Rick Bailey, Comm. Pct. #1


Voted: yes, ___ no, ___ abstained


Kenny Howell, Comm. Pct. #2

Voted: yes, ___ no, ___ abstained


Jerry D. Stringer, Comm. Pct. #3

Voted: yes, ___ no, ___ abstained


Don Beeson, Comm. Pct. #4

Voted: yes, ___ no, ___ abstained

ATTEST: 
Becky Williams, County Clerk



EXHIBIT "A"

JOHNSON COUNTY
BID SHEET
RESALE FOR

June 30th, 2014

Name of Bidder NEXTLOTS Now L.L.C.
Address of Bidder P.O. Box 865
LANCASTER, TX. 75146
Phone Number 214-626-6806
Email Address Lee@NEXTLOTS.com
Property Acct # 126-2800-06390 205 MAY AVENUE
Amount of Bid ¥1055.00

Bids **MUST** be received by 5:00 pm, June 30th 2014

Financial Impact of Bid Acceptance
205 May, Cleburne, Texas 126.2800.06390/T200400479

Proposed Bid \$1,055.00

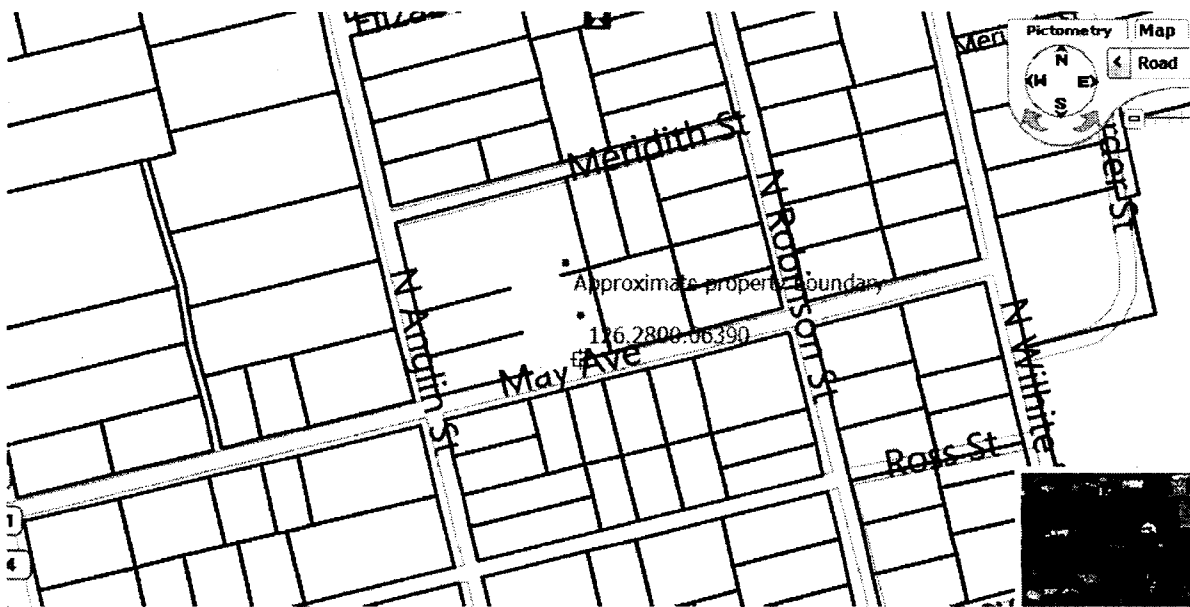
Costs	
Health, Safety and/or Labor Liens	\$ -
Publication Fees	\$ (68.15)
Ad Litem Fees	\$ (430.00)
Court Costs Due District Clerk	\$ (852.00)
Sheriffs Levy/Execution	\$ (400.00)
Miscellaneous Fees Due Perdue Brandon Fielder	\$ (150.00)
Sheriffs Deed Fee	\$ (34.00)
Amount Left to Apply to Tax	(\$0.00)

	Delinquent Taxes	Ratio of Total
Cleburne ISD	\$ 7,082.55	57.28%
Hill College	\$ 208.83	1.69%
Johnson County	\$ 1,927.13	15.59%
City of Cleburne	\$ 3,145.67	25.44%
Total Taxes	\$ 12,364.18	100.00%

Amounts Realized if Bid Accepted		
Cleburne ISD	\$0 * 0.5728 =	\$ 0.00
Hill College	\$0 * 0.0169 =	\$ 0.00
Johnson County	\$0 * 0.1559 =	\$ 0.00
City of Cleburne	\$0 * 0.2544 =	\$ 0.00
Total		\$ 0.00

Amounts Extinguished if Bid Accepted		
Cleburne ISD	\$7082.55 - \$0.00=	\$ (7,082.55)
Hill College	\$208.83 - \$0.00 =	\$ (208.83)
Johnson County	\$1927.13 - \$0.00 =	\$ (1,927.13)
City of Cleburne	\$3145.67 - \$0.00 =	\$ (3,145.67)

Appraised Value \$6,500.00



Account Details for 126.2800.06390

Ownership

Owner Name:	City Of Cleburne
Owner Address:	P O Box 677, Cleburne, TX 760330677
Property Location:	205 May Ave
Ownership Interest:	1.000000
Description:	LOT 2 BLK 93 ORIGINAL CLEBURNE
Deed Date:	2014-03-12
Deed Type:	Constables Deed
Page #:	
Volume #:	
Instrument #:	04966
Exemptions	
Tax Entities	<ul style="list-style-type: none">○ City Of Cleburne○ Johnson County○ Cleburne ISD

- Hill
College
CLS
- Lateral
Road

Improvement State Code:

C1 - Real^
Vacant
Lots/Tracts -
Residential

Land State Code:

Productivity State Code:

GEO Num:

126.2800.06390

Last Update:

Mar 11 2014
1:31PM

Value

Improvement Value

\$0

Land Market Value:

\$6,500

AG Market Value:

\$0

AG Value:

\$0

Prod Loss:

\$0

Total Market Value:

\$6,500

Appraised Value:

\$6,500

Land Acres

.0000

Impr Area Size

0