

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 Venus ISD and the Hill College acquired title to a certain tract of real estate at a Sheriff's sale held on the 4th day of March, 2014, in Cause No. T201000117 Venus ISD vs. Metro Land & Investments LC; 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

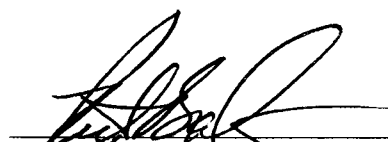
WHEREAS, G. D. Culwell, Trustee, has made an offer to purchase the property for the sum of Three hundred fifteen dollars and 52 cents (\$315.52); and offer is attached as EXHIBIT "A"

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

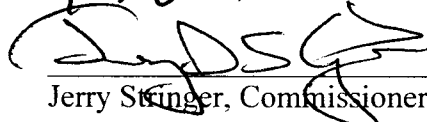
The County Judge is authorized and agrees to sell, convey and transfer that certain tract of real estate acquired at the above described tax sale to G. D. Culwell, Trustee, for the sum of \$315.52, as authorized by Section 34.05, Texas Property Tax Code, and that the proceeds of the sale shall be distributed as provided by section 34.06, Texas Property Tax Code.


Dated this 27<sup>th</sup> day of may, 2014.

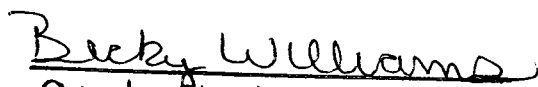
  
Roger Harmon, County Judge

  
Rick Bailey, Commissioner, Pct. 1

  
Kenny Howell, Commissioner, Pct. 2

  
Jerry Stinger, Commissioner, Pct. 3

  
Don Beeson, Commissioner, Pct.

  
Becky Williams  
Court Clerk

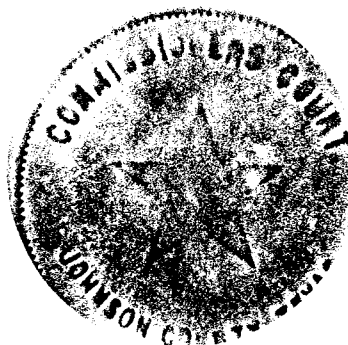


EXHIBIT "A"

VENUS ISD/CITY  
BID SHEET FOR RESALE

Date 23 APR 2014

Name of Bidder ND- N. FM 157 TRUST

Address of Bidder c/o G.D. CULWELL, TRUSTEE  
PO BOX 151084  
FORT WORTH, TX 76108-5084

Phone Number 817-366-4470

Property Description TRACT 14, ABSTRACT 790  
F. SMITH SURVEY

Street address of property N. FM 157

Amount of Bid \*\* \$ 315.52

ACCT # 126-0790-00020

**Financial Impact of Bid Acceptance**  
**N. FM 157, Venus, Texas 126.0790.00020/T201000117**

Proposed Bid \$315.52

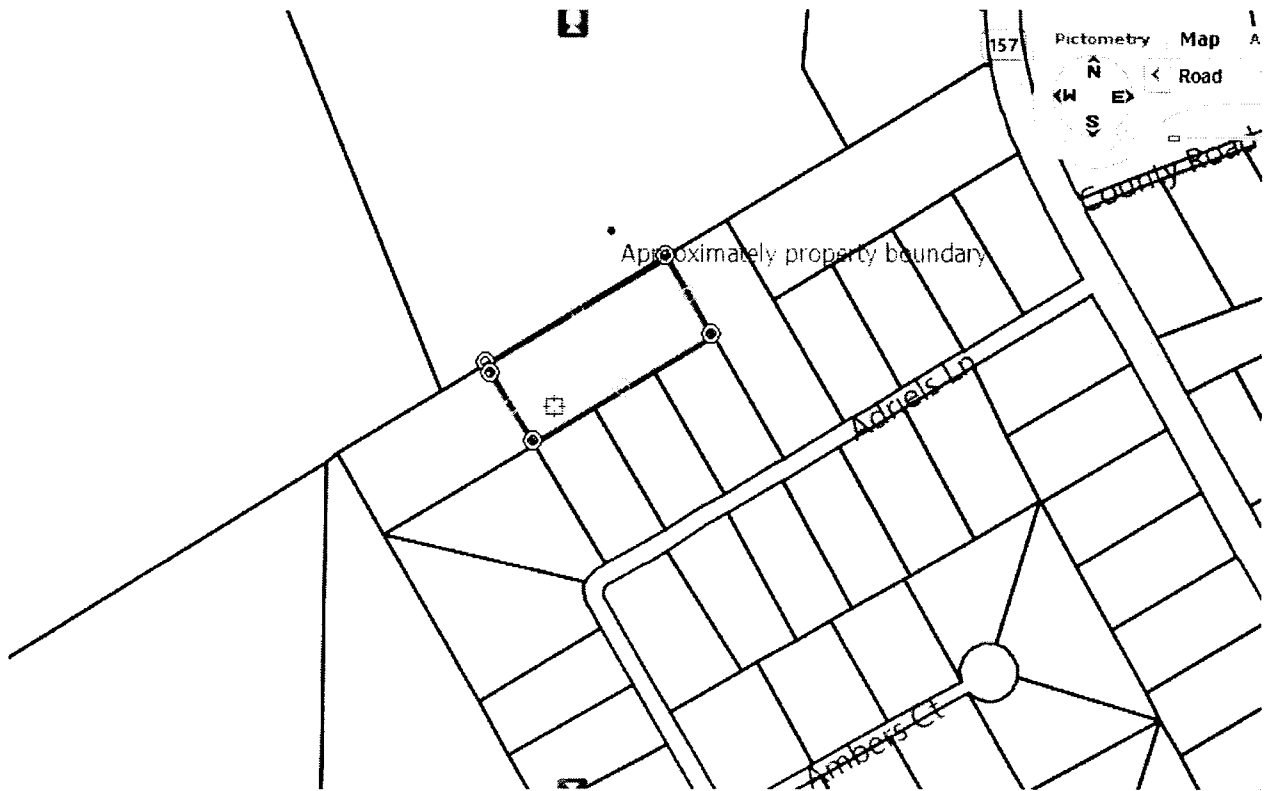
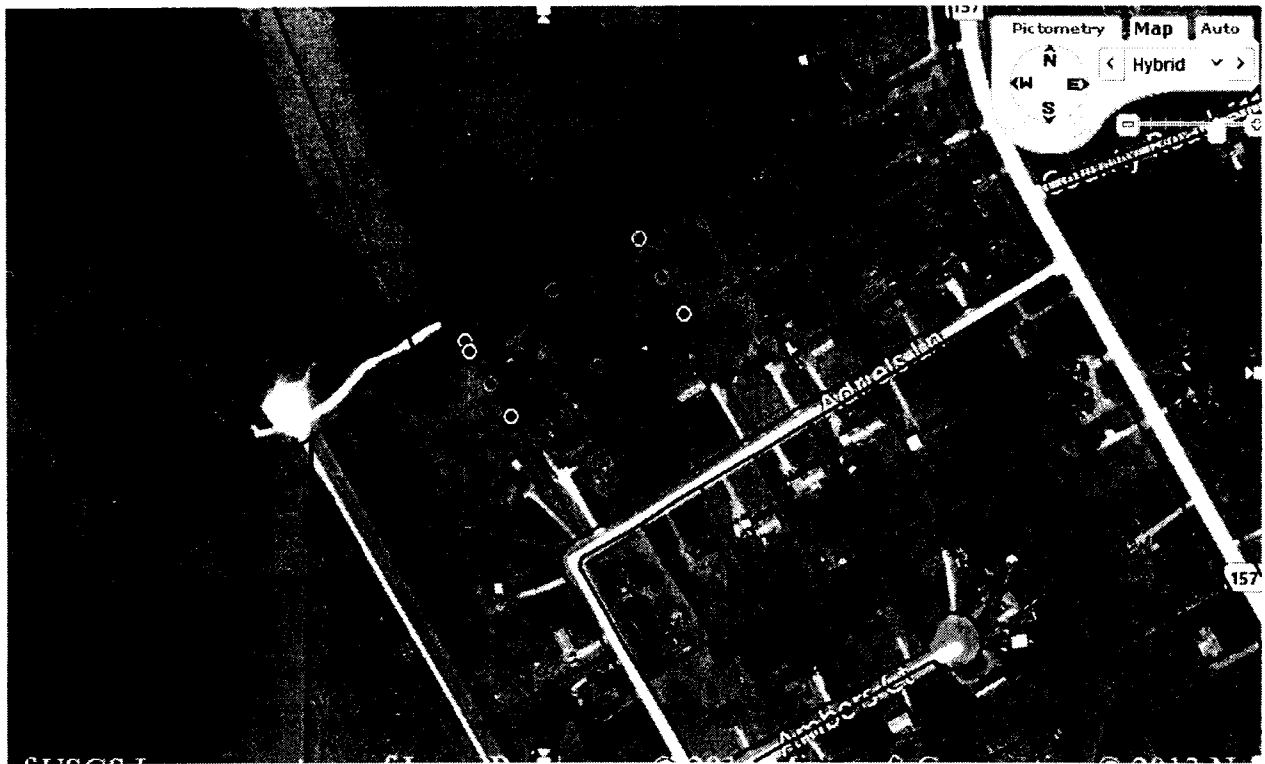
Costs	
Health, Safety and/or Labor Liens	\$ -
Publication Fees	\$ (67.00)
Ad Litem Fees	\$ -
Court Costs Due District Clerk	\$ (439.00)
Sheriffs Levy/Execution	\$ (400.00)
Miscellaneous Fees Due Perdue Brandon	\$ (200.00)
Sheriffs Deed Fee	\$ (34.00)
<b>Amount Left to Apply to Tax</b>	<b>\$ (0.00)</b>

	Delinquent Taxes	Ratio of Total
Venus ISD	\$ 7,502.32	75.39%
Hill College	\$ 174.11	1.75%
Johnson County	\$ 2,275.27	22.86%
City of Venus	\$ -	0.00%
<b>Total Taxes</b>	<b>\$ 9,951.70</b>	<b>100.00%</b>

Amounts Realized if Bid Accepted			
Venus ISD	\$0.00* 0.7539 =	\$	(0.00)
Hill College	\$0.00* 0.0175 =	\$	(0.00)
Johnson County	\$0.00* 0.2386 =	\$	(0.00)
City of Venus	\$0.00 * 0 =	\$	-
<b>Total</b>		<b>\$</b>	<b>(0.00)</b>

Amounts Extinguished if Bid Accepted			
Venus ISD	\$7502.32 - \$0.00=	\$	(7,502.32)
Hill College	\$174.99 - \$0.00=	\$	(174.99)
Johnson County	\$2275.27 - \$0.00 =	\$	(2,275.27)
City of Venus	\$0 - \$0.00 =	\$	-

Appraised Value \$ 9,250.00



**Account Details for 126.0790.00020**

**Ownership**

**Owner Name:** Venus Isd

**Owner Address:** P O Box 364,  
Venus, TX  
760840000

**Property Location:** N Fm 157

**Ownership Interest:** 1.000000

**Description:** ABST 790  
TR 1Y  
F SMITH

**Deed Date:** 2014-04-23

**Deed Type:** Constables Deed

**Page #:**

**Volume #:**

**Instrument #:** 08077

**Exemptions**

**Tax Entities**

- Johnson  
County
- Venus ISD
- Hill College
- VES
- Lateral  
Road
- Johnson Co  
ESD#1
- Venus Fire

Dept

**Improvement State Code:**

**Land State Code:**

C3 - Rural^ Vacant  
Lots/Tracts - Mostly  
Resi

**Productivity State Code:**

**GEO Num:**

126.0790.00020

**Last Update:**

Mar 11 2014  
1:31PM

**Value**

**Improvement Value**

\$0

**Land Market Value:**

\$9,250

**AG Market Value:**

\$0

**AG Value:**

\$0

**Prod Loss:**

\$0

**Total Market Value:**

\$9,250

**Appraised Value:**

\$9,250

**Land Acres**

1.8500

**Impr Area Size**

0

**Year Built**

0

**Appraisal History +**