

RESOLUTION NO. _____

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

WHEREAS, City of Cleburne, for itself and the use and benefit of Cleburne Independent School District, Johnson County and the Hill College acquired title to a certain tract of real estate at a Sheriff's sale held on the 7th day of October, 2014, in Cause No. T201300156, Cleburne Independent School District vs. Par-Bar Inc.; 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, Garza Custom Homes and Real Estate, LLC c/o Casey Garza, has made an offer to purchase the property for the sum of Five thousand five hundred dollars and no cents (\$5,500.00); and offer is attached as EXHIBIT "A"

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

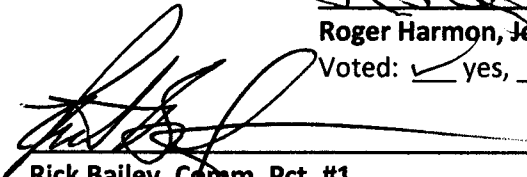
The County Judge is authorized and agrees to sell, convey and transfer that certain tract of real estate acquired at the above described tax sale to Garza Custom Homes and Real Estate, LLC c/o Casey Garza, for the sum of \$5,500.00, as authorized by Section 34.05, Texas Property Tax Code; and that the proceeds of the sale shall be distributed as provided by section 34.06, Texas Property Tax Code.

Dated this 13 day of April, 2020.



Roger Harmon, Johnson County Judge

Voted: yes, ___ no, ___ abstained



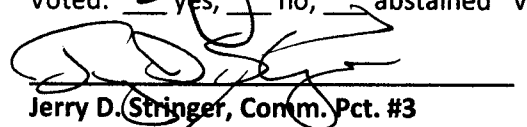
Rick Bailey, Comm. Pct. #1

Voted: yes, ___ no, ___ abstained



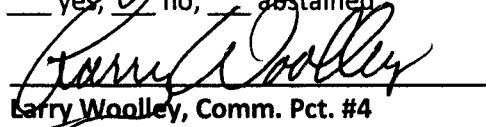
Kenny Howell, Comm. Pct. #2

Voted: ___ yes, no, ___ abstained




Jerry D. Stringer, Comm. Pct. #3

Voted: yes, ___ no, ___ abstained



Larry Woolley, Comm. Pct. #4

Voted: ___ yes, ___ no, ___ abstained

ATTEST: 
Becky Ivey, County Clerk



FINANCIAL IMPACT OF BID ACCEPTANCE

BID FOR: 612 E WARDVILLE ST
 PROP. NO. 126-2800-16940
 PROPOSED BID: \$5,500.00
 CAUSE NO: T201300156

TAXES DUE JURISDICTION AT THE TIME OF SALE		RATIO
Cleburne ISD/CED	\$3,833.93	55.14%
Hill College	\$57.69	0.83%
Johnson County	\$1,135.86	16.34%
City of Cleburne	\$1,925.98	27.70%
Total Taxes	\$6,953.46	100.00%

Bid Amount:		\$5,500.00
Less:	Health & Safety Liens, post sale	(\$2,455.73)
	Publication Fees	(\$197.19)
	Ad Litem Fees	(\$200.00)
	Court Costs due District Clerk	(\$453.00)
	Sheriff Levy/Execution	(\$400.00)
	Misc. Fees due PBFCM	(\$200.00)
	Sheriffs Deed Fee	(\$34.00)

Amount left to apply to taxes \$1,560.08

Cleburne ISD	\$860.19
Hill College	\$12.94
Johnson County	\$254.84
City of Cleburne	\$432.11

Excess: \$0.00

Distribute as follows:

Cleburne ISD	\$0.00
Hill College	\$0.00
Johnson County	\$0.00
City of Cleburne	\$0.00

NET TO CLEBURNE ISD	\$860.19
NET TO HILL COLLEGE	\$12.94
NET TO JOHNSON COUNTY	\$254.84
NET TO CITY OF CLEBURNE	\$432.11

BID SHEET

(1) Name Garza Custom Homes and Real Estate LLC [Casey Garza]

(2) Address 1627 Hawthorne St. Cleburne TX 76033

(3) Phone Number 817-899-5334

(4) Email Address garzabuild@gmail.com

(5) Amount of Proposed Bid \$5,500

(6) Property Account Number 126.2800.16940 (612 E. Wardville)

(7) Proposed Use of the Property

New Construction Single-Family Home



Central Appraisal District of Johnson County

109 North Main St
Cleburne, Texas 76033
Phone: (817) 648-3000
Fax: (817) 645-3105

Account Details for 126.2800.16940

Ownership

Owner Name: City Of Cleburne

Owner Address: P O Box 677, Cleburne, TX 760330677

Property Location: 612 E Wardville St

Ownership Interest: 1.000000

Description: LOT 1
BLK 288
ORIGINAL CLEBURNE

Deed Date: 2014-11-12

Deed Type: Constables Deed

Page #:

Volume #:

Instrument #: 24478

Exemptions

- Total Exemption

Tax Entities

- City Of Cleburne
- Johnson County
- Cleburne ISD
- Hill College CLS

- Lateral Road
- Precinct4

Improvement

State Code:

Land State Code: X05 - Exempt, City

Productivity

State Code:

GEO Num: 126.2800.16940

Last Update: Jul 30 2019 9:02AM

A zero value indicates that the property record has not yet been completed for the indicated tax year.

† Appraised value may be less than market value due to state-mandated limitations on value increases.

Value

Improvement Value \$0

Land Market Value: \$7,500

AG Market Value: \$0

AG Value: \$0

Prod Loss: \$0

Total Market Value: \$7,500

† Appraised Value: \$7,500

Land Acres .0000

Impr Area Size 0

Year Built 0

Appraisal History

* This information is intended for reference only and is subject to change. It may not accurately reflect the complete status of the account as actually carried in Johnson Appraisal District's database and may not be used as a basis of protest or appeal.

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