

RESOLUTION NO. 2021-10

A Resolution of the Commissioners Court of Navarro County, Texas, authorizing the sale of a struck-off property in accordance with the Property Tax Code.

WHEREAS, on the 25th day of October, 2021, at the regularly scheduled meeting of the Commissioners Court of the Navarro County, a motion was made and seconded for Navarro County to resell property described on the proposed Resale Deed attached hereto, which was acquired through tax foreclosure proceedings, and

WHEREAS, Navarro County, City of Dawson, Navarro College, and Dawson Independent School District has become the owners of certain real property by virtue of the fact that a sufficient bid was not received at a sale conducted by the Sheriff pursuant to an order of the District Court, and

WHEREAS, a potential buyer of the property has come forward, and

WHEREAS, all taxing entities involved in the above referenced cause must consent to the sale of the hereinabove described real property, and

WHEREAS, it is to the benefit of all the taxing entities involved that the property be returned to their respective tax rolls;

BE IT RESOLVED BY THE COMMISSIONERS COURT OF NAVARRO COUNTY, TEXAS: that the County Judge be and is hereby directed and authorized to execute the deed and any and all documents necessary to convey the following described real property:


Cause No. 47,009-TX
City of Dawson, et al,
vs.
Mrs. P.A. Ford, et al,

Lot 29, Mrs. P. A. Ford Second Addition, Navarro County, Texas according to the map or plat thereof recorded in Volume 284, Page 191, Deed Records of Navarro County, Texas (R20680)

To: Michael Hughes and Henry L. Hughes
2121 Sutter, Dallas, Texas 75216

for and in consideration of the case sum of \$1,466.00, said money to be distributed pursuant of Chapter 34 of the Texas Property Tax Code.

PASSED, APPROVED and ADOPTED this the 25 day of October, A.D., 2021.



H. M. DAVENPORT,
COUNTY JUDGE

Notice of confidentiality rights: If you are a natural person, you may remove or strike any or all of the following information from any instrument that transfers an interest in real property before it is filed for record in the public records: your social security number or your driver's license number.

TAX RESALE DEED

STATE OF TEXAS

X

X KNOW ALL MEN BY THESE PRESENTS

COUNTY OF NAVARRO

X

That **CITY OF DAWSON, NAVARRO COUNTY, DAWSON INDEPENDENT SCHOOL DISTRICT and NAVARRO COLLEGE**, acting through the presiding officer of its governing body, hereunto duly authorized by resolution and order of each respective governing body which is duly recorded in their official Minutes, hereinafter called grantors, for and in consideration of the sum of \$1466.00 cash in hand paid by

**Michael Hughes and
Henry L. Hughes
2121 Sutter
Dallas, Texas 75216**

hereinafter called grantee(s), the receipt of which is acknowledged and confessed, have quitclaimed and by these presents do quitclaim unto said grantee(s) all of the right, title and interest of grantor and all other taxing units interested in the tax foreclosure judgment against the property herein described, acquired by tax foreclosure sale heretofore held under Suit No. 47009-TX, City Of Dawson, Et Al vs. Mrs. P.A. Ford, Et Al, in the district court of said county, said property being located in Navarro County, Texas, and described as follows:

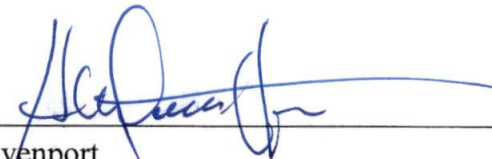
Lot 29, Mrs. P. A. Ford Second Addition, Navarro County, Texas according to the map or plat thereof recorded in Volume 284, Page 191, Deed Records of Navarro County, Texas (R20680)

TO HAVE AND TO HOLD the said premises, together with all and singular the rights, privileges, and appurtenances thereto in any manner belonging unto the said grantee(s), their heirs and assigns forever, so that neither the grantors, nor any other taxing unit interested in said tax foreclosure judgment, nor any person claiming under it and them, shall at any time hereafter have, claim or demand any right or title to the aforesaid premises or appurtenances, or any part thereof.

Taxes for the present year are to be paid by grantee(s) herein.

This deed is given expressly subject to recorded restrictive covenants running with the land, and valid easements of record as of the date of this sale, if such covenants or easements were recorded prior to January 1 of the year the tax lien(s) arose.

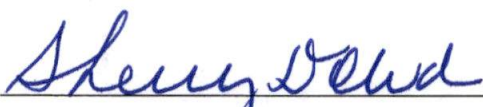
IN TESTIMONY WHEREOF NAVARRO COUNTY has caused these presents to be executed
this 25 day of October, 2021.

BY: 
H. M. Davenport
County Judge
NAVARRO COUNTY

STATE OF TEXAS X
COUNTY OF NAVARRO X

This instrument was acknowledged before me on this 25th day of October, 2021, by H. M. Davenport, County Judge, of NAVARRO COUNTY.




Printed Name: Sherry Dowd
Notary Public, State of Texas
My Commission Expires: Clerk of County Court

IN TESTIMONY WHEREOF CITY OF DAWSON has caused these presents to be executed
this _____ day of _____, 20_____.

BY: _____

Stephen Sanders
Mayor
CITY OF DAWSON

STATE OF TEXAS X

COUNTY OF NAVARRO X

This instrument was acknowledged before me on this _____ day of _____, 2021, by Stephen Sanders, Mayor, of CITY OF DAWSON.

Printed Name: _____
Notary Public, State of Texas
My Commission Expires: _____

IN TESTIMONY WHEREOF DAWSON INDEPENDENT SCHOOL DISTRICT has caused these presents to be executed this _____ day of _____, 20__.

BY: _____

David Matthews, School Board President
DAWSON INDEPENDENT SCHOOL
DISTRICT

STATE OF TEXAS X

COUNTY OF NAVARRO X

This instrument was acknowledged before me on this _____ day of _____, 2021, by David Matthews, School Board President, of DAWSON INDEPENDENT SCHOOL DISTRICT.

Printed Name: _____

Notary Public, State of Texas

My Commission Expires: _____

After recording return to:

IN TESTIMONY WHEREOF NAVARRO COLLEGE has caused these presents to be executed
this _____ day of _____, 20__.

BY: _____

Phil Judson
Chairman, Navarro College Board of Trustees
NAVARRO COLLEGE

STATE OF TEXAS X

COUNTY OF NAVARRO X

This instrument was acknowledged before me on this _____ day of _____, 2021, by _____, Chairman of Navarro College Board of Trustees, of NAVARRO COLLEGE.

Printed Name: _____
Notary Public, State of Texas
My Commission Expires: _____

After recording return to:
Linebarger Goggan Blair & Sampson, LLP
1501 Northwood Blvd.
Corsicana, Texas 75110