



UVALDE COUNTY TAX SALE FOR AUGUST 4TH, 2020

LOCATION: Uvalde County Court House, Uvalde, Texas

TIME: 10:00 AM

Tax Sales Information*

- 1) Tax foreclosure sales are conducted by the Sheriff or Constable of the county where the property is located. These sales are held on the first Tuesday of the month between the hours of 10:00 a.m. and 4:00 p.m. at a place designated by the commissioner's court.
- 2) All sales are without warranty of any kind. **Purchasers receive a Sheriff's deed that is without warranty.** Bidders should satisfy themselves concerning title and location of the property and improvements on the property including any encroachments *prior* to bidding. **Neither our firm nor our clients can guarantee the title to any property. The tax sale is an "as is," "where is," and "buyer beware" sale. If you have any questions about specific liens or ownership of the property, you may research the title yourself or through a title company. The judgments in these cases list the parties included in the tax suit.**
- 3) Taxes may be due beyond what is listed in the minimum bid amounts (post-judgment taxes) and must be paid independently of the bid amount. Current year taxes may also be assessed on the property. It is your duty to verify any amounts or years due outside of the sale.
- 4) Bidders should arrive 30 minutes early before the sale in order to sign-in.
- 5) The winning bidder must pay for their bid immediately following the sale. Personal checks and certified funds are accepted.
- 6) For more information regarding any sale listed below, **please contact the Perdue, Brandon, Fielder, Collins & Mott, LLP, San Antonio office at 210-998-3230 or email: blira@pbfc.com.**

Cause No: District Court: Judgment Date:	Style of Case:	Legal Description:	Adjudged Value:	Estimated Minimum:	CAD Account #
2015-11-30907-TX 38TH DISTRICT COURT 9-Sept-19	UVALDE COUNTY APPRAISAL DISTRICT VS. CHESTER F. BEARD, ET AL	LOT 1, BLOCK 12, VANHAM ADDITION, CITY OF UVALDE, UVALDE COUNTY, TEXAS 601 E BRAZOS ST UVALDE, TX 78801	\$35,956.00	\$12,943.52 Post-Judgment Tax Years: 2019	16063
2019-05-32779-TX 38TH DISTRICT COURT 18-Nov-19	UVALDE COUNTY APPRAISAL DISTRICT VS. ROBERT MORAN ET AL	BEING 25.0 ACRES OF LAND, MORE OR LESS, LYING WHOLLY WITHIN SURVEY NO. 336, UVALDE COUNTY SCHOOL LAND, ORIGINAL GRANTEE, ABSTRACT 792, ALSO REFERRED TO AS LOT 124-A OF THE RANCHO ENCINCO SUBDIVISION, FURTHER DESCRIBED BY METES AND BOUNDS IN DOC NO. 2007000705 OF THE OFFICIAL PUBLIC RECORDS, UVALDE COUNTY, TEXAS CR 429B H83N, TX 78801 20.0 ACRES TRACT OF LAND, MORE OR LESS, UVALDE COUNTY, TEXAS, 336, ABSTRACT NO. 729, UVALDE COUNTY SCHOOL LAND, ORIGINAL GRANTEE IN UVALDE COUNTY, TEXAS, ALSO REFERRED TO AS LOT 113 (TRACT 162) OF THE RANCHO ENCINCO SUBDIVISION, AND DESCRIBED BY METES AND BOUNDS IN DOC NO. 2011000721 OF THE OFFICIAL PUBLIC RECORDS OF UVALDE COUNTY, TEXAS H83N,C429,	\$16,051.00	\$18,778.91 Post-Judgment Tax Years: 2019	28745 AND 28784
2019-05-32785-TX 38TH DISTRICT COURT 18-Nov-19	UVALDE COUNTY APPRAISAL DISTRICT VS. AUGUSTINE R. CRUZ	BEING ALL OF LOT 11, BLOCK B, OF THE GAMBA SUBDIVISION IN THE CITY OF UVALDE, UVALDE COUNTY, TEXAS, TOGETHER WITH ALL IMPROVEMENTS THEREON AND BEING MORE PARTICULARLY DESCRIBED IN DOCUMENT NO. 2013000001 OF THE OFFICIAL PUBLIC RECORDS OF UVALDE COUNTY, TEXAS 505 ROACH ST UVALDE	\$48,204.00	\$10,199.67 Post-Judgment Tax Years: 2019	12520

PULLED

PULLED

2019-07-32911- TX 38TH DISTRICT COURT 18-Nov-19	UVALDE COUNTY APPRAISAL DISTRICT VS. AMY CARDENAS	BEING LOT 17, BLOCK 2, OF THE ROACH ADDITION TO THE CITY OF UVALDE, UVALDE COUNTY, TEXAS AS DESCRIBED IN DOCUMENT NO. 2007004521 OF THE OFFICIAL PUBLIC RECORDS OF UVALDE COUNTY, TEXAS 604 ROACH ST UVALDE, TX 78801	\$32,568.00	\$7,730.17 Post-Judgment Tax Years: 2019	15278
---	--	---	-------------	--	-------

Levied on the 2nd day of July, 2020, as the property of said Defendants to satisfy the judgements rendered in the above styled and numbered causes, plus all taxes, penalties, interest, and attorney fees accrued to the date of sale and all costs recoverable by law in favor of each jurisdiction.

<https://esearch.uvaldecad.org/>

**For more information, contact: Perdue Brandon Fielder Collins & Mott, LLP www.pbfc.com
San Antonio Office: 210-998-3230**