

LINEBARGER GOGGAN BLAIR & SAMPSON, LLP  
ATTORNEYS AT LAW  
1501 NORTHWOOD BOULEVARD  
P.O. BOX 1916  
CORSICANA, TEXAS 75151

10-11-14

Michael Seabolt, Superintendent  
Marlin Independent School District  
130 Coleman Street  
Marlin, Texas 76661

RE: **Suit No. 35,250-T, Marlin ISD, et al vs James Ratliff, et al**

Dear Mr. Seabolt:

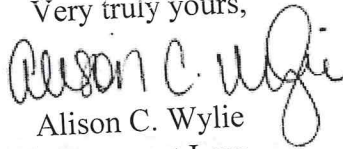
A judgment was taken in the above captioned tax suit in May 2010 on behalf of Marlin ISD, Falls County, City of Marlin and Falls County Emergency Services District # 01. This was then placed in a Sheriff's Tax Sale September 2010. There were no bids on the property and therefore it was struck off to Marlin ISD, in trust.

A bid on the property described as: **Tract No. 2: 0.464 acre, more or less, being a portion of Lot 11, Block 22, City of Marlin, Falls County, Texas, as described in deed dated March 5, 1974 from Ben Hazelwood to Priscilla Paul, in Volume 176, Page 381, Deed Records of Falls County, Texas. (14589001)**, has been received from Cat Island, LLC in the amount of \$1,500.00.

If this meets your approval, please have **Roger A. Nutt** sign the deed in front of a notary public and return it to our office in the self-addressed stamped envelope.

Thank you for your cooperation.

Very truly yours,

  
Alison C. Wylie  
Attorney at Law

ACW/amd

**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 FALLS**

**X**

That **MARLIN INDEPENDENT SCHOOL DISTRICT, FALLS COUNTY, CITY OF MARLIN and FALLS COUNTY EMERGENCY SERVICES DISTRICT # 01**, 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 \$1,500.00 cash in hand paid by

**Cat Island, LLC  
301 Thelma Drive #501  
Casper, WY 82609**

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. 35,250-T, Marlin Independent School District, Et Al vs. James Ratliff, Et Al, in the district court of said county, said property being located in Falls County, Texas, and described as follows:

**Tract No. 2: 0.464 acre, more or less, being a portion of Lot 11, Block 22, City of Marlin, Falls County, Texas, as described in deed dated March 5, 1974 from Ben Hazelwood to Priscilla Paul, in Volume 176, Page 381, Deed Records of Falls County, Texas. (14589001)**

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 FALLS COUNTY has caused these presents to be executed this  
\_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_.

BY: \_\_\_\_\_

Jay T. Elliott  
County Judge  
FALLS COUNTY

STATE OF TEXAS

X

COUNTY OF FALLS

X

This instrument was acknowledged before me on this \_\_\_\_\_ day of  
\_\_\_\_\_, 2016, by Jay T. Elliott, County Judge, of FALLS COUNTY.

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

IN TESTIMONY WHEREOF CITY OF MARLIN has caused these presents to be executed this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_.

BY: \_\_\_\_\_

Elizabeth Nelson  
Mayor  
CITY OF MARLIN

**STATE OF TEXAS**

**X**

**COUNTY OF FALLS**

**X**

This instrument was acknowledged before me on this \_\_\_\_\_ day of \_\_\_\_\_, 2016, by Elizabeth Nelson, Mayor, of CITY OF MARLIN.

\_\_\_\_\_

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

IN TESTIMONY WHEREOF MARLIN INDEPENDENT SCHOOL DISTRICT has caused these presents to be executed this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_.

BY: \_\_\_\_\_  
Roger Nutt  
President  
MARLIN INDEPENDENT SCHOOL DISTRICT

STATE OF TEXAS

X

COUNTY OF FALLS

X

This instrument was acknowledged before me on this \_\_\_\_\_ day of \_\_\_\_\_, 2016, by Roger Nutt, Board President, of MARLIN INDEPENDENT SCHOOL DISTRICT.

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

After recording return to:

LINEBARGER GOGGAN  
BLAIR & SAMPSON, LLP  
P.O. BOX 1916  
Corsicana, Texas 75151-1916  
(903) 872-3096  
FAX (903) 874-5007

LINEBARGER GOGGAN BLAIR & SAMPSON, LLP  
ATTORNEYS AT LAW  
1501 NORTHWOOD BOULEVARD  
P.O. BOX 1916  
CORSICANA, TEXAS 75151

10-11-16

Michael Seabolt, Superintendent  
Marlin Independent School District  
130 Coleman Street  
Marlin, Texas 76661

RE: **Suit No. 36,834-T; Falls County, et al vs Ralph Newton Jr., et al**

Dear Mr. Seabolt:

A judgment was taken in the above captioned tax suit in April 2009 on behalf of Falls County, Marlin ISD, and Falls County Emergency Services District #01. This was then placed in a Sheriff's Tax Sale September 2009. There were no bids on the property and therefore it was struck off to Falls County, in trust.

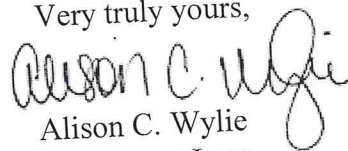
A bid on the property described as: **0.918 acre, more or less, situated in the T. B. Bartlett Subdivision, Falls County, Texas, as described as follows:**

- a. that certain 0.459 acre tract, more or less, as described in deed dated June 10, 1970 from Ervin Lofton to Ralph Newton, Jr., in Volume 281, Page 114, Deed Records of Falls County, Texas, and
- b. that certain 0.459 acre tract, more or less, as described in deed dated March 29, 1970 from Anna Lee Hall to Ralph Newton, Jr., in Volume 280, Page 544, Deed Records of Falls County, Texas. (000008792001), has been received from Cat Island, LLC in the amount of \$1,500.00.

If this meets your approval, please have **Roger A. Nutt** sign the deed in front of a notary public and return it to our office in the self-addressed stamped envelope.

Thank you for your cooperation.

Very truly yours,

  
Alison C. Wylie  
Attorney at Law

ACW/amd

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 FALLS

X

That FALLS COUNTY, MARLIN INDEPENDENT SCHOOL DISTRICT and FALLS COUNTY EMERGENCY SERVICES DISTRICT # 01, 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 \$1,500.00 cash in hand paid by

Cat Island, LLC  
301 Thelma Drive #501  
Casper, WY 82609

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. 36,834-T, Falls County, Et Al vs. Ralph Newton, Jr., Et Al, in the district court of said county, said property being located in Falls County, Texas, and described as follows:

0.918 acre, more or less, situated in the T. B. Bartlett Subdivision, Falls County, Texas, as described as follows:

- a. that certain 0.459 acre tract, more or less, as described in deed dated June 10, 1970 from Ervin Lofton to Ralph Newton, Jr., in Volume 281, Page 114, Deed Records of Falls County, Texas, and
- b. that certain 0.459 acre tract, more or less, as described in deed dated March 29, 1970 from Anna Lee Hall to Ralph Newton, Jr., in Volume 280, Page 544, Deed Records of Falls County, Texas. (000008792001)

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 FALLS COUNTY has caused these presents to be executed this  
\_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_.

BY: \_\_\_\_\_

Jay T. Elliott  
County Judge  
FALLS COUNTY

**STATE OF TEXAS**

**X**

**COUNTY OF FALLS**

**X**

This instrument was acknowledged before me on this \_\_\_\_\_ day of \_\_\_\_\_,  
2016, by Jay T. Elliott, County Judge, of FALLS COUNTY.

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



IN TESTIMONY WHEREOF MARLIN INDEPENDENT SCHOOL DISTRICT has caused these presents to be executed this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_.

BY: \_\_\_\_\_

Roger Nutt  
President  
MARLIN INDEPENDENT SCHOOL DISTRICT

STATE OF TEXAS

X

COUNTY OF FALLS

X

This instrument was acknowledged before me on this \_\_\_\_\_ day of \_\_\_\_\_, 2016, by Roger Nutt, Board President, of MARLIN INDEPENDENT SCHOOL DISTRICT.

\_\_\_\_\_

Printed Name: \_\_\_\_\_

Notary Public, State of Texas

My Commission Expires: \_\_\_\_\_

After recording return to:

LINEBARGER GOGGAN  
BLAIR & SAMPSON, LLP  
P.O. BOX 1916  
Corsicana, Texas 75151-1916  
(903) 872-3096  
FAX (903) 874-5007

LINEBARGER GOGGAN BLAIR & SAMPSON, LLP  
ATTORNEYS AT LAW  
1501 NORTHWOOD BOULEVARD  
P.O. BOX 1916  
CORSICANA, TEXAS 75151

10-11-16

Michael Seabolt, Superintendent  
Marlin Independent School District  
130 Coleman Street  
Marlin, Texas 76661

**RE: Suit No. 34,867-T Marlin ISD Et Al vs Sam Rogers, et al**

Dear Mr. Seabolt:

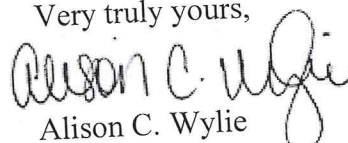
A judgment was taken in the above captioned tax suit in July 2009 on behalf of Marlin ISD, Falls County, and Falls County Emergency Services District #01. This was then placed in a Sheriff's Tax Sale December 2009. There were no bids on the property and therefore it was struck off to Marlin ISD, in trust.

A bid on the property described as: **Lots 3 and 4, Block 4, out of a Subdivision situated in the T. J. Chambers and A de La Serda conflicting Grants, Falls County, Texas, according to the map or plat thereof, recorded in volume 24, page 125, Map Records of Falls County, Texas. (000010382001)**, has been received from Cat Island, LLC in the amount of \$1,500.00.

If this meets your approval, please have **Roger A. Nutt** sign the deed in front of a notary public and return it to our office in the self-addressed stamped envelope.

Thank you for your cooperation.

Very truly yours,

  
Alison C. Wylie  
Attorney at Law

ACW/amd

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 FALLS

X

That **MARLIN INDEPENDENT SCHOOL DISTRICT, FALLS COUNTY and FALLS COUNTY EMERGENCY SERVICES DISTRICT # 01**, 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 \$1,500.00 cash in hand paid by

**Cat Island, LLC  
301 Thelma Drive #501  
Casper, WY 82609**

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. 34,867-T, Marlin Independent School District, Et Al vs. Sam Rogers, Aka Sam Rogers, Jr., Et Al, in the district court of said county, said property being located in Falls County, Texas, and described as follows:

**Lots 3 and 4, Block 4, out of a Subdivision situated in the T. J. Chambers and A de La Serda conflicting Grants, Falls County, Texas, according to the map or plat thereof, recorded in volume 24, page 125, Map Records of Falls County, Texas. (000010382001)**

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 FALLS COUNTY has caused these presents to be executed this  
\_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_.

BY: \_\_\_\_\_

Jay T. Elliott  
County Judge  
FALLS COUNTY

STATE OF TEXAS

X

COUNTY OF FALLS

X

This instrument was acknowledged before me on this \_\_\_\_\_ day of  
\_\_\_\_\_, 2016, by Jay T. Elliott, County Judge, of FALLS COUNTY.

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

IN TESTIMONY WHEREOF MARLIN INDEPENDENT SCHOOL DISTRICT has caused these presents to be executed this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_.

BY: \_\_\_\_\_

Roger Nutt  
President  
MARLIN INDEPENDENT SCHOOL DISTRICT

STATE OF TEXAS

X

COUNTY OF FALLS

X

This instrument was acknowledged before me on this \_\_\_\_\_ day of \_\_\_\_\_, 2016, by Roger Nutt, Board President, of MARLIN INDEPENDENT SCHOOL DISTRICT.

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

After recording return to:

LINEBARGER GOGGAN  
BLAIR & SAMPSON, LLP  
P.O. BOX 1916  
Corsicana, Texas 75151-1916  
(903) 872-3096  
FAX (903) 874-5007

LINEBARGER GOGGAN BLAIR & SAMPSON, LLP  
ATTORNEYS AT LAW  
1501 NORTHWOOD BOULEVARD  
P.O. BOX 1916  
CORSICANA, TEXAS 75151

9-28-16

Michael Seabolt, Superintendent  
Marlin Independent School District  
130 Coleman Street  
Marlin, Texas 76661

**RE: Suit No. 35,229-T Marlin ISD Et Al vs M. M Payne**

Dear Mr. Seabolt:

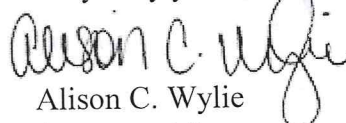
A judgment was taken in the above captioned tax suit in June 2007 on behalf of Falls County, Marlin ISD, and City of Marlin. This was then placed in a Sheriff's Tax Sale December 2007. There were no bids on the property and therefore it was struck off to Falls County, in trust.

A bid on the property described as: **Lot 16, Block 3, Phillips Addition, an addition to the City of Marlin, Falls County, Texas, according to the map or plat thereof, recorded in volume 24, page 123, Deed Records of Falls County, Texas. (9256001)**, has been received from Cecil Lynn in the amount of \$412.50.

If this meets your approval, please have **Roger A. Nutt** sign the deed in front of a notary public and return it to our office in the self-addressed stamped envelope.

Thank you for your cooperation.

Very truly yours,

  
Alison C. Wylie  
Attorney at Law

ACW/amd

**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 FALLS**

**X**

That **MARLIN INDEPENDENT SCHOOL DISTRICT, FALLS COUNTY, CITY OF MARLIN and FALLS COUNTY EMERGENCY SERVICES DISTRICT # 01**, 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 \$412.50 cash in hand paid by

**Cecil Lynn**

**1516 Gerald Ave SE**

**Albuquerque, NM 87106**

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. 35,229-T, Marlin Independent School District, Et Al vs. Leron Phillips, Et Al, in the district court of said county, said property being located in Falls County, Texas, and described as follows:

**Lot 16, Block 3, Phillips Addition, an addition to the City of Marlin, Falls County, Texas, according to the map or plat thereof, recorded in volume 24, page 123, Deed Records of Falls County, Texas. (9256001)**

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 FALLS COUNTY has caused these presents to be executed this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_.

BY: \_\_\_\_\_

Jay T. Elliott  
County Judge  
FALLS COUNTY

STATE OF TEXAS X

COUNTY OF FALLS X

This instrument was acknowledged before me on this \_\_\_\_\_ day of \_\_\_\_\_, 2016, by Jay T. Elliott, County Judge, of FALLS COUNTY.

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



IN TESTIMONY WHEREOF CITY OF MARLIN has caused these presents to be executed this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_.

BY: \_\_\_\_\_

Elizabeth Nelson  
Mayor  
CITY OF MARLIN

STATE OF TEXAS X

COUNTY OF FALLS X

This instrument was acknowledged before me on this \_\_\_\_\_ day of \_\_\_\_\_, 2016, by Elizabeth Nelson, Mayor, of CITY OF MARLIN.

Printed Name: \_\_\_\_\_

Notary Public, State of Texas

My Commission Expires: \_\_\_\_\_

IN TESTIMONY WHEREOF MARLIN INDEPENDENT SCHOOL DISTRICT has caused these presents to be executed this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_.

BY: \_\_\_\_\_

Roger Nutt  
President  
MARLIN INDEPENDENT SCHOOL DISTRICT

STATE OF TEXAS X

COUNTY OF FALLS X

This instrument was acknowledged before me on this \_\_\_\_\_ day of \_\_\_\_\_, 2016, by Roger Nutt, Board President, of MARLIN INDEPENDENT SCHOOL DISTRICT.

\_\_\_\_\_

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

After recording return to:

LINEBARGER GOGGAN  
BLAIR & SAMPSON, LLP  
P.O. BOX 1916  
Corsicana, Texas 75151-1916  
(903) 872-3096  
FAX (903) 874-5007

LINEBARGER GOGGAN BLAIR & SAMPSON, LLP  
ATTORNEYS AT LAW  
1501 NORTHWOOD BOULEVARD  
P.O. BOX 1916  
CORSICANA, TEXAS 75151

10-3-16

Michael Seabolt, Superintendent  
Marlin Independent School District  
130 Coleman Street  
Marlin, Texas 76661

**RE: Suit No. 33,146-T, Marlin ISD, et al vs Mary Lou Dees**

Dear Mr. Seabolt:

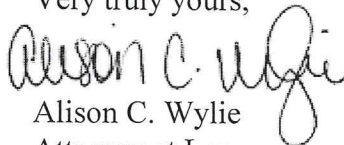
A judgment was taken in the above captioned tax suit in April 2003 on behalf of Falls/Limestone County Education District #13, City of Marlin and Falls County This was then placed in a Sheriff's Tax Sale November 2010. There were no bids on the property and therefore it was struck off to Marlin ISD, in trust.

A bid on the property described as: **Lot 3 and the South 1/2 of Lot 2, Block 1, Mamie C. Carter Addition to the Town of Marlin, Falls County, Texas as described in Volume 256, Page 306, Deed Records of Falls County, Texas (000002565001)**, has been received from Agents Universal LLC in the amount of \$400.00.

If this meets your approval, please have **Roger A. Nutt** sign the deed in front of a notary public and return it to our office in the self-addressed stamped envelope.

Thank you for your cooperation.

Very truly yours,

  
Alison C. Wylie  
Attorney at Law

ACW/amd

**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 FALLS

X

That **MARLIN INDEPENDENT SCHOOL DISTRICT, FALLS COUNTY, CITY OF MARLIN and FALLS COUNTY EMERGENCY SERVICES DISTRICT # 01**, 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 \$400.00 cash in hand paid by

**Agents Universal LLC  
1334 Beechwood Dr  
Lewisville, TX 75067**

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. 33,146-T, Marlin Independent School District, Et Al vs. Marlin I S D Trustee, in the district court of said county, said property being located in Falls County, Texas, and described as follows:

**Lot 3 and the South 1/2 of Lot 2, Block 1, Mamie C. Carter Addition to the Town of Marlin, Falls County, Texas as described in Volume 256, Page 306, Deed Records of Falls County, Texas (000002565001)**

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 FALLS COUNTY has caused these presents to be executed this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_.

BY: \_\_\_\_\_

Jay T. Elliott  
County Judge  
FALLS COUNTY

**STATE OF TEXAS**

**COUNTY OF FALLS**

This instrument was acknowledged before me on this \_\_\_\_\_ day of \_\_\_\_\_, 2016, by Jay T. Elliott, County Judge, of FALLS COUNTY.

\_\_\_\_\_

Printed Name: \_\_\_\_\_

Notary Public, State of Texas

My Commission Expires: \_\_\_\_\_

IN TESTIMONY WHEREOF CITY OF MARLIN has caused these presents to be executed this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_.

BY: \_\_\_\_\_

Elizabeth Nelson  
Mayor  
CITY OF MARLIN

**STATE OF TEXAS**

**X**

**COUNTY OF FALLS**

**X**

This instrument was acknowledged before me on this \_\_\_\_\_ day of \_\_\_\_\_, 2016, by Elizabeth Nelson, Mayor, of CITY OF MARLIN.

\_\_\_\_\_

Printed Name: \_\_\_\_\_

Notary Public, State of Texas

My Commission Expires: \_\_\_\_\_

IN TESTIMONY WHEREOF MARLIN INDEPENDENT SCHOOL DISTRICT has caused these presents to be executed this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_.

BY: \_\_\_\_\_

Roger Nutt  
President  
MARLIN INDEPENDENT SCHOOL DISTRICT

STATE OF TEXAS X

COUNTY OF FALLS X

This instrument was acknowledged before me on this \_\_\_\_\_ day of \_\_\_\_\_, 2016, by Roger Nutt, Board President, of MARLIN INDEPENDENT SCHOOL DISTRICT.

\_\_\_\_\_

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

After recording return to:

LINEBARGER GOGGAN  
BLAIR & SAMPSON, LLP  
P.O. BOX 1916  
Corsicana, Texas 75151-1916  
(903) 872-3096  
FAX (903) 874-5007

LINEBARGER GOGGAN BLAIR & SAMPSON, LLP  
ATTORNEYS AT LAW  
1501 NORTHWOOD BOULEVARD  
P.O. BOX 1916  
CORSICANA, TEXAS 75151

10-3-14

Michael Seabolt, Superintendent  
Marlin Independent School District  
130 Coleman Street  
Marlin, Texas 76661

**RE: Suit No. 36,231-T, Marlin ISD, vs Cordie Watson, ET AL**

Dear Mr. Seabolt:

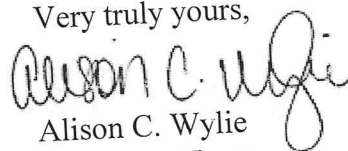
A judgment was taken in the above captioned tax suit in May 2010 on behalf of Falls County, Marlin ISD, City of Marlin and Falls County Emergency Services District #01. This was then placed in a Sheriff's Tax Sale October 2010. There were no bids on the property and therefore it was struck off to Marlin ISD, in trust.

A bid on the property described as: **Lot 4, Block 25, Railroad Addition, Falls County, Texas, described in Volume 296, Page 495, Deed Records of Falls County, Texas. (13065001)**, has been received from Agents Universal LLC in the amount of \$282.50.

If this meets your approval, please have **Roger A. Nutt** sign the deed in front of a notary public and return it to our office in the self-addressed stamped envelope.

Thank you for your cooperation.

Very truly yours,



Alison C. Wylie  
Attorney at Law

ACW/amd



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 FALLS

X

That MARLIN INDEPENDENT SCHOOL DISTRICT, FALLS COUNTY, CITY OF MARLIN and FALLS COUNTY EMERGENCY SERVICES DISTRICT # 01, 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 \$282.50 cash in hand paid by

**Agents Universal LLC  
1334 Beechwood Dr.  
Lewisville, TX 75067**

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. 36,231-T, Marlin Independent School District, Et Al vs. Cordie Watson, Et Al, in the district court of said county, said property being located in Falls County, Texas, and described as follows:

**Lot 4, Block 25, Railroad Addition, Falls County, Texas, described in Volume 296, Page 495, Deed Records of Falls County, Texas. (13065001)**

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 FALLS COUNTY has caused these presents to be executed this  
\_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_.

BY: \_\_\_\_\_

Jay T. Elliott  
County Judge  
FALLS COUNTY

STATE OF TEXAS

X

COUNTY OF FALLS

X

This instrument was acknowledged before me on this \_\_\_\_\_ day of  
\_\_\_\_\_, 2016, by Jay T. Elliott, County Judge, of FALLS COUNTY.

\_\_\_\_\_  
Printed Name: \_\_\_\_\_

Notary Public, State of Texas

My Commission Expires: \_\_\_\_\_

IN TESTIMONY WHEREOF CITY OF MARLIN has caused these presents to be executed this  
\_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_.

BY: \_\_\_\_\_

Elizabeth Nelson  
Mayor  
CITY OF MARLIN

**STATE OF TEXAS**

**X**

**COUNTY OF FALLS**

**X**

This instrument was acknowledged before me on this \_\_\_\_\_ day of  
\_\_\_\_\_, 2016, by Elizabeth Nelson, Mayor, of CITY OF MARLIN.

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

IN TESTIMONY WHEREOF MARLIN INDEPENDENT SCHOOL DISTRICT has caused these presents to be executed this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_.

BY: \_\_\_\_\_

Roger Nutt  
President  
MARLIN INDEPENDENT SCHOOL DISTRICT

**STATE OF TEXAS**

**X**

**COUNTY OF FALLS**

**X**

This instrument was acknowledged before me on this \_\_\_\_\_ day of \_\_\_\_\_, 2016, by Roger Nutt, Board President, of MARLIN INDEPENDENT SCHOOL DISTRICT.

\_\_\_\_\_

Printed Name: \_\_\_\_\_

Notary Public, State of Texas

My Commission Expires: \_\_\_\_\_

After recording return to:

LINEBARGER GOGGAN  
BLAIR & SAMPSON, LLP  
P.O. BOX 1916  
Corsicana, Texas 75151-1916  
(903) 872-3096  
FAX (903) 874-5007