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Mark A. Flowers

August 31, 2004

Mr. Bruce Revell
Executive Director for Finance
and Business Operations
802 N. Sam Houston
Odessa, TX 79761

RE: REQUEST FOR A DECISION FROM THE BOARD OF TRUSTEES OF ECISD TO
SELL PROPERTY FOR LESS THAN MARKET VALUE SPECIFIED IN THE
JUDGMENT OF FORECLOSURE AND ALSO LESS THAN THE TOTAL AMOUNT
OF JUDGMENTS AGAINST THE PROPERTY

Dear Mr. Revell:

Please place on the agenda of the next board meeting of the Board of Trustees of ECISD a request to sell 2280 West Sycamore for \$3,250.00, which is less than the market value specified in the judgment of foreclosure against the property and is also less than the total amount of the judgment against the property.

Pursuant to the inter-local agreement, which was set up to sell these properties, Eidson Wasson Realtors has obtained a contract on the property and the buyer, Fred Phillips, has deposited \$500.00 with Eidson Wasson. The property is located at 2280 West Sycamore and has an appraised value of \$6,194.00. I have attached an exhibit indicating what each jurisdiction will receive after all costs are paid.

I request that this be placed on the agenda to obtain a decision from the Board of Trustees on whether to sell the above described property for less than the market value and the total judgment amount taken against the property by the taxing entities.

If you have any questions, please do not hesitate to call me or Joe Zant at 362-2558.

Sincerely,



Mark A. Flowers
Attorney



EIDSON WASSON,
REALTORS®

4200 MAPLE
ODESSA, TX 79762
BUS. (915) 362-2567

JULY 10, 2004

ECTOR COUNTY TAXING ENTITIES
ODESSA, TX

RE: MOCKINGBIRN & SYCAMORE

GENTLEMEN:

LOT 4 CONSISTS OF 1.58 ACRES, LOCATED BEHIND THE LOTS THAT MR. PHILLIPS BOUGHT APPROXIMATELY A YEAR AGO. HE OWNS LOTS 5 & 6. HE PURCHASED THESE LOTS FOR \$4,570.00.

HE IS OFFERING \$3,250.00 FOR THIS ONE LOT. IT IS RAW LAND AND HAS NO IMPROVEMENTS.

MY LISTED PRICE IS \$3,200.00. I HAVE HAD IT FOR OVER TWO YEARS.

I RECOMMEND THAT WE ACCEPT THIS OFFER.

SINCERELY,

BILLIE RAGAN
COLDWELL BANKER
EIDSON WASSON REALTORS



Tax Resale Distribution Sheet

Address: MOCKINGBIRD AND SYCAMORE, ODESSA, TEXAS
Cause #: A-7495-T: ECISD, ET AL VS. SUSAN BOESE
Legal Description: LOTS 3 AND 4, BLOCK 19, WESTOVER ACRES, ODESSA, TEXAS

	<u>Taxes Owed</u>	<u>Percentage</u>	<u>\$ to be Received</u>
SCHOOL	\$1,806.06	0.672981402	\$1,151.82
COLLEGE	\$245.72	0.091561183	\$156.71
CED	\$0.00	0	\$0.00
CITY	\$0.00	0	\$0.00
HOSPITAL	\$88.49	0.032973503	\$56.43
COUNTY	\$201.74	0.075173177	\$128.66
UTILITY	\$341.66	0.127310735	\$217.89

BID PRICE:	\$2,500.00
REALTOR'S FEE:	\$75.00
CLOSING:	\$0.00
COURT COSTS:	\$179.00
SHERIFF'S FEE:	\$181.48
COSTS:	\$353.00
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	\$1,711.52

DEED TRANSFERRING TITLE INTO ECISD, TRUSTEE

RECORDED ON:

2/22/2001