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December 5, 2014

Ms. Lynda Gunstream, Tax Assessor Collector  
Orange County  
P. O. Box 1568  
Orange, Texas 77631-1568

**RE: Bid on trust property described as:**  
**Lot N 30' of 7 & S20' of 8 Blk B, Grubbs**  
**1310 10th St, Orange**  
**Account #: 005065-000170      Suit #: A120048-T**  
**Orange County VS Sallie Villery, ET AL**  
**Date of Sale:      September 3, 2013**

Dear Lynda:

We recently received a bid on the property referenced above currently being held in trust.

Joshua Moreaux tendered the bid. If accepted the bid would be distributed as noted below.

Amount of Bid:                   \$       5,000.00  
Less Court Cost of:           \$        511.41  
Date of Tax Sale:               September 3, 2013  
**Amount to be Distributed:   \$       4,488.59**

	<u>Tax Amount</u>	<u>Percent of Total</u>	<u>Actual Recovery</u>
<b>West Orange-C CISD</b>	<b>\$ 4,576.40</b>	<b>49.58%</b>	<b>\$ 2,225.44</b>
Orange County	\$ 1,806.05	19.56%	\$ 877.97
Farm to Market	\$ 18.91	0.20%	\$ 8.98
Port District	\$ 30.67	0.33%	\$ 14.81
Drainage District	\$ 359.56	3.90%	\$ 175.06
City of Orange	\$ 2,439.61	26.43%	\$ 1,186.33
Water District	\$ N/A	N/A	\$ N/A
Emergency Service Dist	\$ N/A	N/A	\$ N/A
<b>TOTAL</b>	<b>9,231.20</b>	<b>100.00%</b>	<b>4,488.59</b>

# NOTIFICATION

**TO: Lynda Gunstream, PCC  
Orange County Tax Assessor-Collector**

**RE: Action Taken on Submitted Bid for Trust Property**

On \_\_\_\_\_ the governing body for **West Orange CISD** voted on the bid property referenced below. The action taken is reflected as indicated below:

**\*Check Appropriate Box\***

	CASE #	ACCOUNT # PROPERTY LOCATION	ACTION TAKEN	
			Approved	Disapproved
1.	A120048-T	005065-000170 1310 10 <sup>th</sup> , Orange		

\_\_\_\_\_  
Signature

\_\_\_\_\_  
Title

\_\_\_\_\_  
Date


Upon approval please sign and fax to:  
Lynda Gunstream  
Orange County Tax Office  
Fax: (409) 882.7912

## BID SUBMISSION FORM On TRUST PROPERTY

Note: Please consult instruction sheet on the necessary items required when submitting a bid.

<b>Name of Bidder:</b>	(Please Print) Joshua Moreaux	
<b>Mailing Address:</b>	4550 N. Major Dr. Apt. 1025 Beaumont, TX 77713	
<b>Phone Number:</b>	Cell: 409-781-5607	Work: 409-862-0749
	Home:	

<b>Property Identification:</b>	Account #: 005065-000170	Suit/ Cause #: A120048-T
	<b>Legal Description:</b>	Lot N 30' of 7 + S 20' of 8 Blk B Grubbs
	<b>Location:</b>	1310 10th St. Orange, TX

<b>Amount of Bid:</b>	\$ 5,000.00	
<b>If accepted, in what name and address should the deed be prepared?</b>	<b>Name:</b> Joshua Moreaux	
	<b>Address:</b>	4550 N. Major Dr. Apt. 1025
		Beaumont, TX 77713
<b>Date of Bid:</b>	11/26/14	
<b>Signature of Bidder</b>		

The taxing jurisdictions reserve the right to reject any and all bids. Once action has been taken the bidder will be notified at the mailing address noted above. Also, please note that bidders on trust property must be able to demonstrate that they owe no other delinquent property taxes in Orange County as provided for in section 34.015 of the Texas Property Tax Code.

ALL PHOTOS OF TAX SALE PROPERTIES ARE PROVIDED FOR ADDITIONAL INFORMATIONAL PURPOSES ONLY. PHOTOS AND/OR FOR SALE SIGNS POSTED ON PROPERTY MAY NOT FULLY AND/OR COMPLETELY IDENTIFY THE PROPERTY SUBJECT TO THE FORECLOSURE SALE. ALL PROSPECTIVE BIDDERS SHOULD INDEPENDENTLY SATISFY THEMSELVES AS TO THE EXACT PROPERTY TO BE SOLD BY REVIEWING THE INFORMATION CONTAINED IN THE SPECIFIC JUDGEMENT AND THE DEED RECORDS OF ORANGE COUNTY, TX.

Submit to: Orange County Tax Office  
P.O. Box 1568  
Orange, TX 77631-1568

# TRUST PROPERTY BID

## Quick Review

<b>Account #:</b>	005065-000170
<b>Location:</b>	1310 10 <sup>th</sup> St, Orange
<b>2014 VALUE ON TAX ROLL</b>	
Land Value for 2014	3,000
Improvement	16,298
<b>Total Value</b>	<b>19,298</b>
<b>Amount of Bid:</b>	<b>\$ 5,000</b>
Acres:	.161 acres
Condition of Property:	In disrepair
Length of time as trust property:	Since September 2013
<b>Tax Collector Comment:</b>	<b>Bidding History</b> <ul style="list-style-type: none"><li>• <b>2/24/2014 \$50. TAC Rejected</b></li><li>• <b>Major issues with house. Needs to be demolished.</b></li></ul> <i>My recommendation would be to accept this bid.</i>



08.09.2013

The screenshot displays the Orange County Appraisal District's online map interface. The map shows an aerial view of a residential neighborhood with green outlines delineating individual parcels. Each parcel is labeled with a unique identification number, such as R30777, R30779, R30682, R30684, R37021, R37553, R50972, R30679, R30677, R29601, R37020, R37552, R50978, R37019, R37551, R37744, R50974, R30680, R30774, R29598, R37018, R50976, R37556, R38125, R37023, R51542, R51548, R38123, R51545, R38120, R38119, R37922, R51093, R54768, R30180, R30785, R50947, R50945, R29621, R29612, R30782, R50949, R29617, R29608, R51539, and R30690. The map is overlaid with a grid of streets: 11th ST, 10th ST, 9th ST, and Sholars AVE. A pop-up window is open over parcel R37556, providing the following information: Owner: VILLERY, SALLIE; Address: 1312 10 ST, Orange, TX; Legal: LOT N 50' OF 8 BLK B GRUBBS. The window also includes a 'Zoom to' button. The interface includes a search bar at the top, navigation controls on the left, and a scale bar at the bottom left. The text 'Har' is partially visible in the center of the map. The 'esri' logo is in the bottom right corner.

**Hart AVE**

**10th ST**

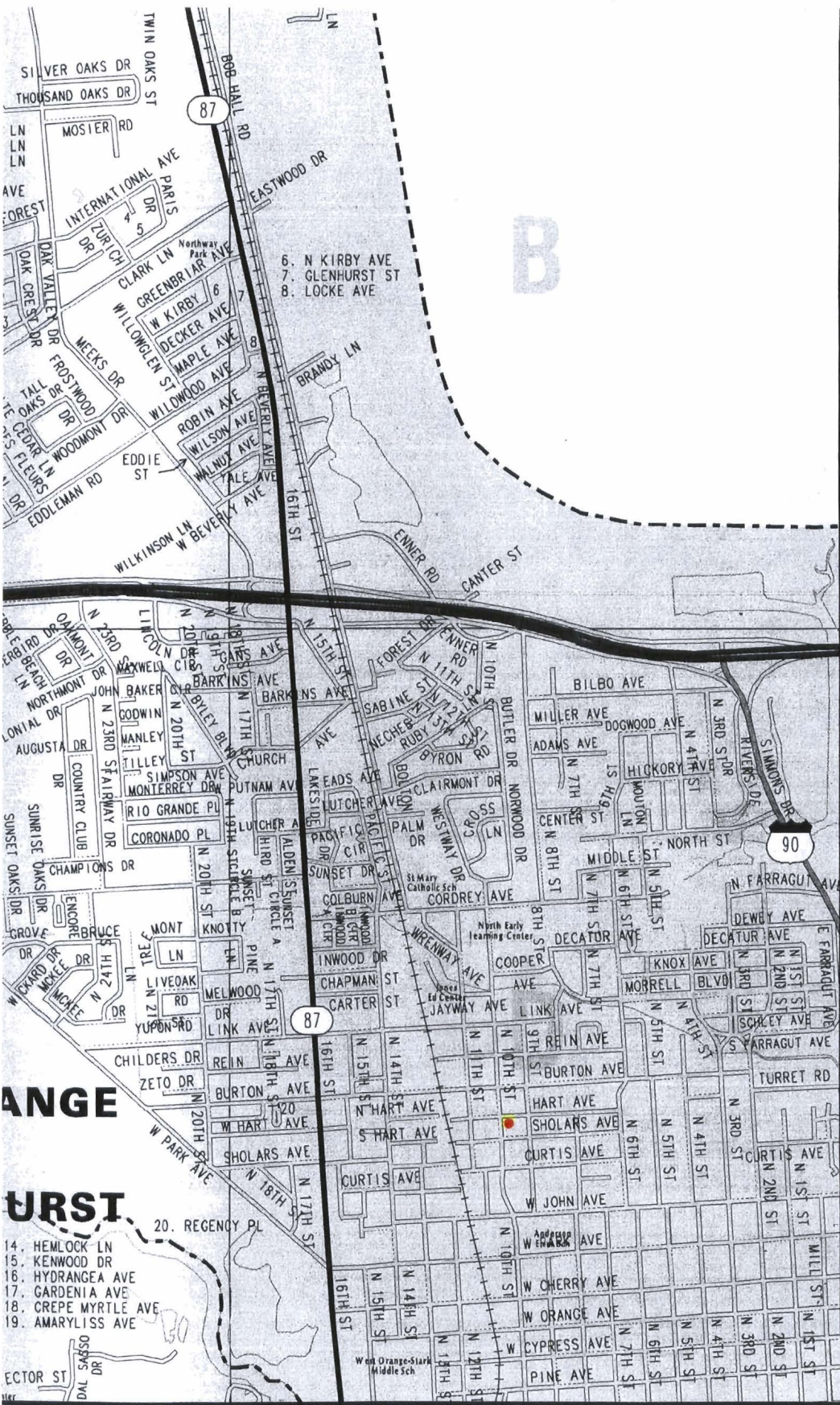
**9th ST**

Sale #8  
Acct #: 5065-170  
1310 10th St, Orange

**Sholars AVE**

The data on this map was created for the internal use of the Orange County Appraisal District. The Orange County Appraisal District does not guarantee nor warrant the accuracy of the data appearing thereon. THERE IS NO WARRANTY OF ANY KIND EXPRESSED OR IMPLIED, AND SPECIFICALLY THERE IS NO WARRANTY OF MERCHANTABILITY OR OF FITNESS.





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ANGE

URST

- 14. HEMLOCK LN
- 15. KENWOOD DR
- 16. HYDRANGEA AVE
- 17. GARDENIA AVE
- 18. CREPE MYRTLE AVE
- 19. AMARYLLIS AVE
- 20. REGENCY PL

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Scale 2.5" = 1 Mile



0 1/4 1/2 3/4 1 Mile



Current Owner		Legal Description				Exemptions		Market			
ORANGE COUNTY, TRUSTEE (O057461) PO BOX 1568 ORANGE, TX 77631-1568		LOT N 30' OF 7 & S 20' OF 8 BLK B GRUBBS				EX		19,298			
						<b>Entities</b>		<b>Assessed</b>			
						C12, D02, L03, P01, S05, X40		19,298			
Situs Address						History Information					
1310 10 ST Orange, TX						<b>2014</b>	<b>2013</b>	<b>2012</b>	<b>2011</b>		
						<b>Imp HS</b>	\$16,298	\$36,880	\$36,880	\$36,880	
						<b>Imp NHS</b>	\$0	\$0	\$0	\$0	
						<b>Land HS</b>	\$3,000	\$3,000	\$3,000	\$3,000	
						<b>Land NHS</b>	\$0	\$0	\$0	\$0	
						<b>Ag Mkt</b>	\$0	\$0	\$0	\$0	
						<b>Ag Use</b>	\$0	\$0	\$0	\$0	
						<b>Tim Mkt</b>	\$0	\$0	\$0	\$0	
						<b>Tim Use</b>	\$0	\$0	\$0	\$0	
						<b>HS Cap</b>	\$0	\$0	-	-	
						<b>Assessed</b>	\$19,298	\$39,880	\$39,880	\$39,880	
Building Attributes						Improvements					
Construction	Foundation	Exterior	Interior	Roof	Flooring	Type	Description	Area	Year Built	Eff Year	Value
	PIERS	SIDING	SHEETROCK	GABLE	CARPET-VINYL	R	Residential				\$16,298
<b>Heat/AC</b>	<b>Baths</b>	<b>Fireplace</b>	<b>Year Built</b>	<b>Rooms</b>	<b>Bedrooms</b>	MA	Main Area	1245	1940	1940	\$16,298
			1940								
Land Segments											
SPTB	Description	Area	Market	Ag Value							
XV	Improved	0.16100	3,000	0							