

**RESOLUTION**

WHEREAS, by Sheriff's Deed signed **December 8, 2011**, the Denton County Sheriff's Department did convey the property to be described herein by Sheriff's Deed to the Denton Independent School District at a Sheriff's Sale conducted pursuant to a Judgment and Order of Sale for delinquent ad valorem property taxes, Cause No. **2009-0876-362**, such property to be held in trust by the School District for itself and all other taxing units participating in said Judgment for reason that no sufficient bid was received as required under §34.01(j) & (k) of the Texas Property Tax Code; and

WHEREAS Denton Independent School District has the authority to direct the Denton County Sheriff's Department to resell the subject property at public auction for any price deemed sufficient by the officer conducting the sale, pursuant to authority under §34.05(c), Texas Property Tax Code, which property is described to wit:

- 1. A0803A R.J. MOSELEY, TR 77C, .24 ACRES  
ACCOUNT NO. 240287DEN  
FORMERLY OWNED BY: RUF-NEK BLDG CO INC**
- 2. A0803A R.J. MOSELEY, TR 79, 1.0 ACRES, OLD DCAD TR 10B  
ACCOUNT NO. 38402DEN  
FORMERLY OWNED BY: RUF-NEK BLDG CO INC**
- 3. A0803A R.J. MOSELEY, TR 78, 1.0 ACRES, OLD DCAD TR 10C  
ACCOUNT NO. 38404DEN  
FORMERLY OWNED BY: RUF-NEK BLDG CO INC**

THEREFORE, BE IT RESOLVED that the Board of Trustees of Denton Independent School District hereby requests and directs the Denton County Sheriff's Department to resell the above-referenced property at public venue as provided under Texas Property Tax Code §34.05(c).

Date: \_\_\_\_\_

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

Title: \_\_\_\_\_

## ACCOUNT SUMMARY

**Account Number:** 240287DEN

**Tax Amounts Due at Time of Judgment:**

<b>Total Denton ISD Taxes</b>	\$ 350.69
<b>Total County of Denton Taxes</b>	\$ 58.76
<b>Tax Years Included under Judgment:</b>	2008-2010
<b>Adjudged Appraised Value:</b>	\$ 5,227.00

**Account Number:** 38402DEN

**Tax Amounts Due at Time of Judgment:**

<b>Total Denton ISD Taxes</b>	\$ 33,478.36
<b>Total County of Denton Taxes</b>	\$ 5,606.68
<b>Tax Years Included under Judgment</b>	2008-2010
<b>Adjudged Appraised Value:</b>	\$498,997.00

**Account Number:** 38404DEN

**Tax Amounts Due at Time of Judgment:**

<b>Total Denton ISD Taxes</b>	\$ 650.63
<b>Total County of Denton Taxes</b>	\$ 109.94
<b>Tax Years Included under Judgment</b>	2008-2010
<b>Adjudged Appraised Value:</b>	\$ 9,698.00

Please note: In addition to the amounts due as listed above there is an additional amount due on all three properties. This amount is due to Tax Ease Funding LP, Intervenor as Successor in Interest to Denton ISD and County of Denton as follows:

**Account Numbers:** 240287DEN, 38402DEN and 38404DEN

**Amount Due at Time of Judgment:**

<b>Total due to Tax Ease Funding LP:</b>	\$ 165,115.90
<b>Tax Years Included under Judgment:</b>	2001-2007

**Date Properties First Went to Auction:** December 6, 2011

**Minimum Bid:** The "minimum bid" represents the total taxes, court costs and fees that were due to all taxing units at the time of the sale or the adjudged appraised value of the property, whichever is less. No bid was received. We do not have a minimum expectation for the second sale, nor is one required under the Property Tax Code.

**The State of Texas**  
COUNTY OF DENTON

(Sheriff's) Deed

Know all Men by These Presents. That, whereas, by virtue of a certain Order of Sale # 2009-0876-362 issued out of the 362<sup>nd</sup> District Court of Denton County in favor of Denton Independent School District-v- RUF-NEK Building Company INC a/k/a Sheltering Systems INC; Wells Fargo Bank NA F/K/A First State Bank of Texas, as Lien Holder (IN REM ONLY); Tax Ease Funding LP, as Lien Holder (IN REM ONLY); Transamerica Transportation Services INC, as Lien Holder (IN REM ONLY), Texas Bank, as Lien Holder (IN REM ONLY); Capital One NA, As Lien Holder (IN REM ONLY) on a certain judgment rendered on the 9<sup>th</sup> day of September 2011, and directed and delivered to me, as Sheriff of Denton County, commanding me, of the goods and chattels, land and tenements of said RUF-NEK Building Company INC a/k/a Sheltering Systems INC; Wells Fargo Bank NA F/K/A First State Bank of Texas, as Lien Holder (IN REM ONLY); Tax Ease Funding LP, as Lien Holder (IN REM ONLY); Transamerica Transportation Services INC, as Lien Holder (IN REM ONLY), Texas Bank, as Lien Holder (IN REM ONLY); Capital One NA, As Lien Holder (IN REM ONLY) to make certain moneys in said writ, or order of sale mentioned, I Benny Parkey as aforesaid, did, upon the 14<sup>th</sup> Day of September 2011, levy on and seize all the estate, right, title and interest which the said Defendant had, on the 14<sup>th</sup> day of September 2011, so had of, in and to the premises hereinafter described, and on the first Tuesday in December 2011, within the hours prescribed by law, sold said premises at public venue in the County of Denton at the door of the Courthouse thereof, having first given public notice of the time and place of sale, by causing an advertisement thereof to be published in the English language once a week for three weeks, immediately preceding said sale in the Denton Record Chronicle a news paper published in said Denton County. The first publication being made twenty days prior to said sale, said notice being published in said newspaper on the following dates, to wit: 16<sup>th</sup>, 23<sup>rd</sup> 30<sup>th</sup> of November 2011; said notice containing a statement of the authority by virtue of which said sale was made, the time of the levy, and time and place of sale, and stating the locality of said property and giving a brief description thereof, sufficient to enable it to be reasonably known and identified, as required by law. And, whereas, at said sale the said premises were struck off to Denton Independent School District for the sum of Two Hundred and Thirty-Three Thousand, Two Hundred and Forty 40/100 (\$233,240.40) Dollars, He/she/they known as the grantee, being the highest bidder therefore and that being the highest secure bid for the same, and exhibited to the officer who conducted this sale an unexpired written statement issued to the grantee in the manner prescribed by Section 34.05 of the Texas Tax Code showing that the county tax assessor collector of this County determined that there were no delinquent ad valorem taxes owed by the grantee to any school district or municipality having territory in this County NOW, THEREFORE, in consideration of the premises aforesaid, and of payment of the said sum, of N/A Dollars, The receipt of which is hereby acknowledged, I Benny Parkey sheriff, as aforesaid, have sold, and by these presents do grant and convey unto the said Denton Independent School District All the estate, right, title and interest which the RUF-NEK Building Company INC a/k/a Sheltering Systems INC; Wells Fargo Bank NA F/K/A First State Bank of Texas, as Lien Holder (IN REM ONLY); Tax Ease Funding LP, as Lien Holder (IN REM ONLY); Transamerica Transportation Services INC, as Lien Holder (IN REM ONLY), Texas Bank, as Lien Holder (IN REM ONLY); Capital One NA, As Lien Holder (IN REM ONLY) had on the 6<sup>th</sup> day December 2011, or at any time afterwards, in and to the following described premises, via; A0803A R.J. Moseley, TR 77C, .24 acres Denton County, Texas  
A0803A R.J. Moseley, TR 779, 1.0 acres, Old DCAD TR 10B Denton County, Texas

TO HAVE AND TO HOLD, the above described premises unto the said Denton Independent School District

heirs and assigns forever, as fully and as absolute as I, as Sheriff as aforesaid, can convey by virtue of said writ.

IN TESTIMONY WHEREOF, I have hereunto set my hand, this 8th day of December 19 2011.

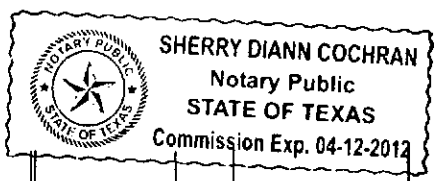
Benny Parkey Sheriff  
Denton Co., Texas

**The State of Texas,** }  
Denton COUNTY.

BEFORE ME, the undersigned authority, this day personally appeared

Benny Parkey Sheriff of Denton County, Texas, to me well known to be the person whose name is signed to the foregoing instrument, and acknowledged that he executed the said instrument for the purposes, considerations, and in the capacity therein set forth and expressed.

WITNESS MY HAND and seal of office at Denton, Texas, this 8th day of December 19 2011.



Sherry Cochran Notary Public, Denton Co., Texas

By \_\_\_\_\_  
TO **DEED**

Filed for Record at \_\_\_\_\_ o'clock  
\_\_\_\_\_ M., the \_\_\_\_\_ day of \_\_\_\_\_  
\_\_\_\_\_ A.D. 19 \_\_\_\_\_  
County Clerk.  
By \_\_\_\_\_ Deputy.