

ATKINS PEACOCK & LINEBARGER GOGGAN, LLP

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*Mark A. Flowers*

August 23, 2004

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

03-26-04A10:47 RCVD

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 1513, 1511, 1509, 1507, 1505, 1503 EDWARDS for \$3,750.00, 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, ODESSA CREATIVE HOUSING SOLUTION INC., has deposited \$500.00 with Eidson Wasson. The property is located at 1513, 1511, 1509, 1507, 1505, 1503 EDWARDS and has an appraised value of \$9,360. 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

**COLDWELL  
BANKER**

EIDSON WASSON,  
REALTORS®

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

AUGUST 18, 2004

RE: ~~XXXXXXXXXX~~ Ed wARDs

ECTOR COUNTY TAXING ENTITIES  
ODESSA, TX

GENTLEMEN:

THIS IS A SERIES OF SIX LOTS, LOCATED ON EDWARDS. THERE ARE NO  
STREETS OR INTRA-STRUCTURE ON THE PROPERTY.

ODESSA CREATIVE HOUSING PLANS TO BUILD SOME HOUSES ON THIS SITE  
FOR THE NEEDY.

THEY HAVE OFFERED \$3,750.00 FOR THIS PROPERTY.

I HAVE HAD THIS PROPERTY FOR ABOUT FIVE YEARS.

I RECOMMEND THAT WE ACCEPT THIS OFFER.

SINCERELY,

*Billie Ragan*

BILLIE RAGAN  
COLDWELL BANKER  
EIDSON WASSON REALTORS



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**Tax Resale Distribution Sheet**

**Address:** 1513, 1511, 1509, 1507, 1505 AND 1503 EDWARDS  
**Cause #:** D-6562  
**Legal Description:** LOTS 8, 9, 10, 11, 12 AND 13, BLOCK 12, DAVIS HEIGHTS

	<u>Taxes Owed</u>	<u>Percentage</u>	<u>\$ to be Received</u>
SCHOOL	\$1,882.85	0.288067575	\$768.97
COLLEGE	\$385.13	0.058923156	\$157.29
CED	\$1,882.85	0.288067575	\$768.97
CITY	\$1,283.76	0.196409502	\$524.30
HOSPITAL	\$256.75	0.039281594	\$104.86
COUNTY	\$844.80	0.129250597	\$345.02
UTILITY	\$0.00	0	\$0.00

BID PRICE:	\$3,750.00
REALTOR'S FEE:	\$112.50
CLOSING:	\$0.00
COURT COSTS:	\$162.00
SHERIFF'S FEE:	\$42.84
COSTS:	\$763.26
	<hr/> \$2,669.40

DEED TRANSFERRING TITLE INTO ECTOR CO, TRUSTEE RECORDED ON: 9/3/1998