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October 23, 2015

Kenneth Lynn  
3452 Spur 399  
McKinney, TX 75069

Re: Offer from the City of Nevada to purchase  
407 Collin Street, Nevada, Texas

Dear Mr. Lynn:

The City of Nevada has offered to purchase 407 Collin Street, Nevada, Collin County, Texas ("Evans (CNV), Blk 17, Lot 2, .32 Acres" [Collin CAD No. R-0947-017-0020-1]) for \$1.00

The property is located at 407 Collin Street, in the Nevada city limits. The property has a building on it, constituting a health and safety danger, that needs to be removed, as well as other needed remediation. The public purpose for purchasing the property is health and safety. The City of Nevada believes that the cost of remediating the property will be quite high, and the only way to both remediate the health and safety violations and recoup its costs is to purchase the property, remediate it, and then sell it. The City of Nevada would also reserve the right to use the property for other public purposes, including but not limited to park or public facility use.

This property was sold at a Sheriff's Sale on July 3, 2012, pursuant to delinquent tax collection suit number 380-4284-2011. There were no bidders and the property was struck off to Collin County CCCD for itself and on behalf of the other taxing jurisdictions. The property's most recent value according to the Appraisal District is \$37,014. This private re-sale is authorized by Texas Property Tax Code Section 34.05(i), subject to the approval of all taxing units that are a party to the judgment.

As a convenience, please consider the following agenda item wording:

To approve, as authorized by Texas Property Tax Code Section 34.05(i), the private re-sale of real property previously bid off to Collin County, et al, as trustees, generally described as: "Evans (CNV), Blk 17, Lot 2, .32 Acres" [Collin CAD No. R-0947-017-0020-1], to the City of Nevada for \$1.00.

If you agree to accept this offer, please sign the attached sheet and return to our office. If you have any questions or need additional information, please do not hesitate to call me.

Sincerely,



Erin Minett

Enclosure

**Private Bid On R-0947-017-0020-1; 380-4284-2011**

**If agreed, please sign and have a witness sign.**

Date of Approval: \_\_\_\_\_

Agenda Item: \_\_\_\_\_

Collin County Community College District

By: \_\_\_\_\_

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

\_\_\_\_\_  
WITNESS

\_\_\_\_\_  
PRINT WITNESS NAME