

LINEBARGER GOGGAN BLAIR & SAMPSON, LLP

Attorneys At Law  
500 NORTH SHORELINE BLVD., SUITE 1111  
CORPUS CHRISTI, TEXAS 78471-1028

(361) 888-6898  
FAX (361) 888-4405

April 20, 2007

Dr. John Hardwick, Superintendent  
Beeville Independent School District  
2400 N. St. Mary's  
Beeville, Texas 78102

**RE: Offer to purchase tax sale property**  
**Suit No. B-02-3067-0-TX-B; Bee County vs. Benito G. Salazar, et al**  
**Tract 7: Acct. No. 56725-00030-10000-000000**

Dear Dr. Hardwick:

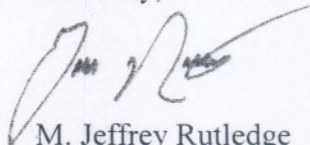
An offer has been made for the purchase of a tax sale property owned in trust by the Bee County taxing authorities as a result of the property's failure to sell at tax sale on the courthouse steps for the entire amount of delinquent taxes and costs owed.

An analysis showing the amount of money each taxing entity would receive if the offer is accepted is attached. In order for the property to be sold for less than the entire amount of taxes and costs owed, the formal approval of the Beeville Independent School District, Bee County and Coastal Bend College is required under Property Tax Code Section §34.05.

Please place this as an action item on the agenda of the School Board meeting to be held on Tuesday, May 15, 2007. A suggested wording of this item is as follows: "Consideration and approval of offer to purchase tax sale property."

Should you have any questions, please do not hesitate to call me.

Sincerely,



M. Jeffrey Rutledge  
Attorney at Law

MJR/djm

Enclosure (bid analysis and resolution authorizing resale)

cc: Andrea W. Gibbud  
Tax Assessor-Collector  
Bee County  
P.O. Box 1900  
Beeville, Texas 78104-1900

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April 20, 2007

**ANALYSIS OF BID RECEIVED FOR TAX RESALE PROPERTY**

**Suit No. B-02-3067-0-TX-B; Bee County vs. Benito G. Salazar, et al**

**Legal Description: Tract 7: Acct. No. 56725-00030-10000-000000, Lot 10, Block 3, Salazar Heights Subdivision, a Subdivision in Bee County, Texas, according to map or plat thereof recorded in Volume 609, Page 685, Official Public Records of Bee County, Texas**

**Property Address: 303 Salazar Drive**

**Bidder: Yolanda Altamiriano, 604 W. Powell, Beeville, Texas 78102**

<b>Date of Sale:</b>	March 6, 2007
<b>Amount Due All Entities:</b>	\$1,277.43
<b>Amount of Bid:</b>	\$50.00
<b>Cost of Sale:</b>	\$200.39
<b>Current Value:</b>	\$1,500.00
<b>% of Total Due:</b>	3.38 %
<b>% of Current Value:</b>	3.33 %

<b>Entity Name</b>	<b>Amount Due Each Entity</b>	<b>Amount You Will Receive</b>
Bee County	\$313.57	\$0.00
Beeville ISD	\$868.07	\$0.00
Coastal Bend College	\$95.79	\$0.00

**RESOLUTION AUTHORIZING TAX RESALE**

WHEREAS, by Sheriff's Sale conducted on March 6, 2007, the property described below was struck-off to Bee County, Trustee, pursuant to a delinquent tax foreclosure decree of the 156th Judicial District Court, Bee County, Texas, and

WHEREAS, the sum of \$50.00 has been tendered by Yolanda Altamiriano, 604 W. Powell, Beeville, Texas 78102, for the purchase of said property pursuant to Section §34.05, Texas Tax Code Ann. (Vernon, 1982), and

NOW, THEREFORE, BE IT RESOLVED by the Board of Education of Beeville Independent School District that the Bee County Judge, David Silva, be and he is hereby authorized to execute a tax resale deed on behalf of the school conveying to Yolanda Altamiriano or a higher bidder all of the right, title, and interest of the school, and all other taxing units interested in the tax foreclosure judgment in the following described real property located in Bee County, Texas

**Tract 7: Acct. No. 56725-00030-10000-000000, Lot 10, Block 3, Salazar Heights Subdivision, a Subdivision in Bee County, Texas, according to map or plat thereof recorded in Volume 609, Page 685, Official Public Records of Bee County, Texas**

PASSED AND APPROVED this \_\_\_\_ day of \_\_\_\_\_, 2007.

\_\_\_\_\_  
Nick Cardenas, Board President

ATTEST:

\_\_\_\_\_  
Secretary to Board

LINEBARGER GOGGAN BLAIR & SAMPSON, LLP

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April 20, 2007

Dr. John Hardwick, Superintendent  
Beeville Independent School District  
2400 N. St. Mary's  
Beeville, Texas 78102

**RE: Offer to purchase tax sale property**  
**Suit No. B-02-3067-0-TX-B; Bee County vs. Benito G. Salazar, et al**  
**Tract 8: Acct. No. 56725-00030-11000-000000**  
**Tract 9: Acct. No. 56725-00030-12000-000000**

Dear Dr. Hardwick:

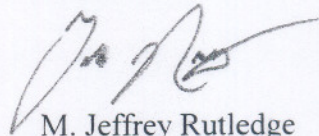
An offer has been made for the purchase of a tax sale property owned in trust by the Bee County taxing authorities as a result of the property's failure to sell at tax sale on the courthouse steps for the entire amount of delinquent taxes and costs owed.

An analysis showing the amount of money each taxing entity would receive if the offer is accepted is attached. In order for the property to be sold for less than the entire amount of taxes and costs owed, the formal approval of the Beeville Independent School District, Bee County and Coastal Bend College is required under Property Tax Code Section §34.05.

Please place this as an action item on the agenda of the School Board meeting to be held on Tuesday, May 15, 2007. A suggested wording of this item is as follows: "Consideration and approval of offer to purchase tax sale property."

Should you have any questions, please do not hesitate to call me.

Sincerely,



M. Jeffrey Rutledge  
Attorney at Law

MJR/djm  
Enclosure (bid analysis and resolution authorizing resale)

cc: Andrea W. Gibbud  
Tax Assessor-Collector  
Bee County  
P.O. Box 1900  
Beeville, Texas 78104-1900

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April 20, 2007

**ANALYSIS OF BID RECEIVED FOR TAX RESALE PROPERTY**

**Suit No. B-02-3067-0-TX-B; Bee County vs. Benito G. Salazar, et al**

**Legal Description: Tract 8: Acct. No. 56725-00030-11000-000000, Lot 11, Block 3, Salazar Heights Subdivision, a Subdivision in Bee County, Texas, according to map or plat thereof recorded in Volume 609, Page 685, Official Public Records of Bee County, Texas**

**Property Address: 305 Salazar Drive**

**Bidder: Irene Treviño, 810 W. Jones, Beeville, Texas 78102**

<b>Date of Sale:</b>	March 6, 2007
<b>Amount Due All Entities:</b>	\$4,487.78
<b>Amount of Bid:</b>	\$100.00
<b>Cost of Sale:</b>	\$200.39
<b>Current Value:</b>	\$1,500.00
<b>% of Total Due:</b>	2.13 %
<b>% of Current Value:</b>	6.67 %

<b>Entity</b>	<b>Amount Due</b>	<b>Amount You</b>
<b>Name</b>	<b>Each Entity</b>	<b>Will Receive</b>
Bee County	\$1,149.10	\$0.00
Beeville ISD	\$3,000.21	\$0.00
Coastal Bend College	\$338.47	\$0.00

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April 20, 2007

**ANALYSIS OF BID RECEIVED FOR TAX RESALE PROPERTY**

**Suit No. B-02-3067-0-TX-B; Bee County vs. Benito G. Salazar, et al**

**Legal Description: Tract 9: Acct. No. 56725-00030-12000-000000, Lot 12, Block 3, Salazar Heights Subdivision, a Subdivision in Bee County, Texas, according to map or plat thereof recorded in Volume 609, Page 685, Official Public Records of Bee County, Texas**

**Property Address: 307 Salazar Drive**

**Bidder: Irene Treviño, 810 W. Jones, Beeville, Texas 78102**

<b>Date of Sale:</b>	March 6, 2007
<b>Amount Due All Entities:</b>	\$4,588.09
<b>Amount of Bid:</b>	\$200.00
<b>Cost of Sale:</b>	\$200.39
<b>Current Value:</b>	\$1,500.00
<b>% of Total Due:</b>	4.18 %
<b>% of Current Value:</b>	13.33 %

<b>Entity Name</b>	<b>Amount Due Each Entity</b>	<b>Amount You Will Receive</b>
Bee County	\$1,216.07	\$0.00
Beeville ISD	\$2,998.42	\$0.00
Coastal Bend College	\$373.60	\$0.00



**RESOLUTION AUTHORIZING TAX RESALE**

WHEREAS, by Sheriff's Sale conducted on March 6, 2007, the property described below was struck-off to Bee County, Trustee, pursuant to a delinquent tax foreclosure decree of the 156th Judicial District Court, Bee County, Texas, and

WHEREAS, the sum of \$300.00 (\$100.00 for Tract 8 and \$200.00 for Tract 9) has been tendered by Irene Treviño, 810 W. Jones, Beeville, Texas 78102, for the purchase of said property pursuant to Section §34.05, Texas Tax Code Ann. (Vernon, 1982), and

NOW, THEREFORE, BE IT RESOLVED by the Board of Education of Beeville Independent School District that the Bee County Judge, David Silva, be and he is hereby authorized to execute a tax resale deed on behalf of the school conveying to Irene Treviño or a higher bidder all of the right, title, and interest of the school, and all other taxing units interested in the tax foreclosure judgment in the following described real property located in Bee County, Texas

**Tract 8: Acct. No. 56725-00030-11000-000000, Lot 11, Block 3, Salazar Heights Subdivision, a Subdivision in Bee County, Texas, according to map or plat thereof recorded in Volume 609, Page 685, Official Public Records of Bee County, Texas**

**Tract 9: Acct. No. 56725-00030-12000-000000, Lot 12, Block 3, Salazar Heights Subdivision, a Subdivision in Bee County, Texas, according to map or plat thereof recorded in Volume 609, Page 685, Official Public Records of Bee County, Texas**

PASSED AND APPROVED this \_\_\_\_\_ day of \_\_\_\_\_, 2007.

\_\_\_\_\_  
Nick Cardenas, Board President

ATTEST:

\_\_\_\_\_  
Secretary to Board

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**RE: Offer to purchase tax sale property**  
**Suit No. B-02-3067-0-TX-B; Bee County vs. Benito G. Salazar, et al**  
**Tract 10: Acct. No. 56725-00030-13000-000000**

Dear Dr. Hardwick:

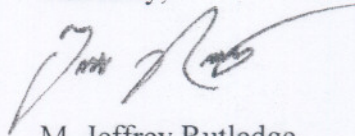
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An analysis showing the amount of money each taxing entity would receive if the offer is accepted is attached. In order for the property to be sold for less than the entire amount of taxes and costs owed, the formal approval of the Beeville Independent School District, Bee County and Coastal Bend College is required under Property Tax Code Section §34.05.

Please place this as an action item on the agenda of the School Board meeting to be held on Tuesday, May 15, 2007. A suggested wording of this item is as follows: "Consideration and approval of offer to purchase tax sale property."

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Enclosure (bid analysis and resolution authorizing resale)

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**ANALYSIS OF BID RECEIVED FOR TAX RESALE PROPERTY**

**Suit No. B-02-3067-0-TX-B; Bee County vs. Benito G. Salazar, et al**

**Legal Description: Tract 10: Acct. No. 56725-00030-13000-000000, Lot 13, Block 3, Salazar Heights Subdivision, a Subdivision in Bee County, Texas, according to map or plat thereof recorded in Volume 609, Page 685, Official Public Records of Bee County, Texas**

**Property Address: 309 Salazar Drive**

**Bidder: Juanita Maldonado, 296 PVT. Salazar Drive, Beeville, Texas 78102**

<b>Date of Sale:</b>	March 6, 2007
<b>Amount Due All Entities:</b>	\$1,091.17
<b>Amount of Bid:</b>	\$150.00
<b>Cost of Sale:</b>	\$200.39
<b>Current Value:</b>	\$1,500.00
<b>% of Total Due:</b>	11.61 %
<b>% of Current Value:</b>	10.00 %

<b>Entity Name</b>	<b>Amount Due Each Entity</b>	<b>Amount You Will Receive</b>
Bee County	\$262.78	\$0.00
Beeville ISD	\$747.94	\$0.00
Coastal Bend College	\$80.45	\$0.00

**RESOLUTION AUTHORIZING TAX RESALE**

WHEREAS, by Sheriff's Sale conducted on March 6, 2007, the property described below was struck-off to Bee County, Trustee, pursuant to a delinquent tax foreclosure decree of the 156th Judicial District Court, Bee County, Texas, and

WHEREAS, the sum of \$150.00 has been tendered by Juanita Maldonado, 296 PVT. Salazar Drive, Beeville, Texas 78102, for the purchase of said property pursuant to Section §34.05, Texas Tax Code Ann. (Vernon, 1982), and

NOW, THEREFORE, BE IT RESOLVED by the Board of Education of Beeville Independent School District that the Bee County Judge, David Silva, be and he is hereby authorized to execute a tax resale deed on behalf of the school conveying to Juanita Maldonado or a higher bidder all of the right, title, and interest of the school, and all other taxing units interested in the tax foreclosure judgment in the following described real property located in Bee County, Texas

**Tract 10: Acct. No. 56725-00030-13000-000000, Lot 13, Block 3, Salazar Heights Subdivision, a Subdivision in Bee County, Texas, according to map or plat thereof recorded in Volume 609, Page 685, Official Public Records of Bee County, Texas**

PASSED AND APPROVED this \_\_\_\_ day of \_\_\_\_\_, 2007.

\_\_\_\_\_  
Nick Cardenas, Board President

ATTEST:

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Secretary to Board

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**RE: Offer to purchase tax sale property**  
**Suit No. B-02-3067-0-TX-B; Bee County vs. Benito G. Salazar, et al**  
**Tract 11: Acct. No. 56725-00030-15000-000000**  
**Tract 12: Acct. No. 56725-00030-16000-000000**

Dear Dr. Hardwick:

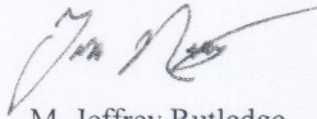
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**ANALYSIS OF BID RECEIVED FOR TAX RESALE PROPERTY**

**Suit No. B-02-3067-0-TX-B; Bee County vs. Benito G. Salazar, et al**

**Legal Description: Tract 11: Acct. No. 56725-00030-15000-000000, Lot 15, Block 3, Salazar Heights Subdivision, a Subdivision in Bee County, Texas, according to map or plat thereof recorded in Volume 609, Page 685, Official Public Records of Bee County, Texas**

**Property Address: 313 Salazar Drive**

**Bidder: Manuel Madrigal, P.O. Box 4082, Beeville, Texas 78104**

<b>Date of Sale:</b>	March 6, 2007
<b>Amount Due All Entities:</b>	\$2,839.08
<b>Amount of Bid:</b>	\$350.00
<b>Cost of Sale:</b>	\$200.39
<b>Current Value:</b>	\$1,500.00
<b>% of Total Due:</b>	11.52 %
<b>% of Current Value:</b>	23.33 %

<b>Entity</b>	<b>Amount Due</b>	<b>Amount You</b>
<b>Name</b>	<b>Each Entity</b>	<b>Will Receive</b>
Bee County	\$732.29	\$38.59
Beeville ISD	\$1,887.87	\$99.48
Coastal Bend College	\$218.92	\$11.54



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April 20, 2007

**ANALYSIS OF BID RECEIVED FOR TAX RESALE PROPERTY**

**Suit No. B-02-3067-0-TX-B; Bee County vs. Benito G. Salazar, et al**

**Legal Description: Tract 12: Acct. No. 56725-00030-16000-000000, Lot 16, Block 3, Salazar Heights Subdivision, a Subdivision in Bee County, Texas, according to map or plat thereof recorded in Volume 609, Page 685, Official Public Records of Bee County, Texas**

**Property Address: 315 Salazar Drive**

**Bidder: Manuel Madrigal, P.O. Box 4082, Beeville, Texas 78104**

<b>Date of Sale:</b>	March 6, 2007
<b>Amount Due All Entities:</b>	\$4,152.40
<b>Amount of Bid:</b>	\$350.00
<b>Cost of Sale:</b>	\$200.39
<b>Current Value:</b>	\$1,500.00
<b>% of Total Due:</b>	8.04 %
<b>% of Current Value:</b>	23.33 %

<b>Entity Name</b>	<b>Amount Due Each Entity</b>	<b>Amount You Will Receive</b>
Bee County	\$1,076.50	\$38.79
Beeville ISD	\$2,758.04	\$99.37
Coastal Bend College	\$317.86	\$11.45

**RESOLUTION AUTHORIZING TAX RESALE**

WHEREAS, by Sheriff's Sale conducted on March 6, 2007, the property described below was struck-off to Bee County, Trustee, pursuant to a delinquent tax foreclosure decree of the 156th Judicial District Court, Bee County, Texas, and

WHEREAS, the sum of \$700.00 (\$350.00 for Tract 11 and \$350.00 for Tract 12) has been tendered by Manuel Madrigal, P.O. Box 4082, Beeville, Texas 78104, for the purchase of said property pursuant to Section §34.05, Texas Tax Code Ann. (Vernon, 1982), and

NOW, THEREFORE, BE IT RESOLVED by the Board of Education of Beeville Independent School District that the Bee County Judge, David Silva, be and he is hereby authorized to execute a tax resale deed on behalf of the school conveying to Manuel Madrigal or a higher bidder all of the right, title, and interest of the school, and all other taxing units interested in the tax foreclosure judgment in the following described real property located in Bee County, Texas

**Tract 11: Acct. No. 56725-00030-15000-000000, Lot 15, Block 3, Salazar Heights Subdivision, a Subdivision in Bee County, Texas, according to map or plat thereof recorded in Volume 609, Page 685, Official Public Records of Bee County, Texas**

**Tract 12: Acct. No. 56725-00030-16000-000000, Lot 16, Block 3, Salazar Heights Subdivision, a Subdivision in Bee County, Texas, according to map or plat thereof recorded in Volume 609, Page 685, Official Public Records of Bee County, Texas**

PASSED AND APPROVED this \_\_\_\_\_ day of \_\_\_\_\_, 2007.

\_\_\_\_\_  
Nick Cardenas, Board President

ATTEST:

\_\_\_\_\_  
Secretary to Board