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Douglas Steven Bird

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December 22, 2015

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

RE: Bid on trust property described as:

Lot 1 & 2 Blk 1 Pecan Gardens

2404 Crabtree

Account #: 010625-000020

Suit #: A140009-T

Orange Co., et al vs Randy Kent Hubbard, et al

Date of Sale: November 3, 2015

Dear Lynda:

We recently received a bid on the property referenced above currently being held in trust
Hyrum Feliciano tendered the bid. If accepted the bid would be distributed
as noted below.

Amount of Bid:	\$	5,000.00
Less Court Cost of:	\$	738.84
Date of Tax Sale:		November 3, 2015
Amount to be Distributed:	\$	4,261.16

		<u>Tax Amount</u>	<u>Percent of Total</u>	<u>Actual Recovery</u>
West Orange Cove ISD	\$	7,412.80	55.53%	\$ 2,366.22
Orange County	\$	2,940.46	22.04%	\$ 939.16
Farm to Market	\$	24.03	0.18%	\$ 7.67
Port District	\$	44.25	0.33%	\$ 14.06
Drainage District	\$	580.89	4.35%	\$ 185.36
West Orange	\$	2,345.59	17.57%	\$ 748.69
Water District	\$	N/A	N/A	\$ N/A
Emergency Service Dist	\$	N/A	N/A	\$ N/A
TOTAL		13,348.02	100.00%	4,261.16

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.	A140009-T	010625-000020 2404 Crabtree, Orange		

Signature

Title

Date

Upon approval please sign and email or fax to:


Octavia Guzman
Tax Clerk
Orange County Tax Office
Email: oguzman@co.orange.tx.us
Fax: (409) 882-7912

BID SUBMISSION FORM **On TRUST PROPERTY**

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

Name of Bidder:	(Please Print) Hyrum Feliciano	
Mailing Address:	2315 Hilton	
	Orange, TX 77630	
Phone Number:	Cell: 337 214 9236	Work:
	Home:	

Property Identification:	Account #: 010625-000020	Suit/Cause #: A140009-T
	Legal Description:	Lots 1 & 2 Block 1 Pecan Gardens Sub.
	Location: 2404 Crabtree, Orange	

Amount of Bid:	\$ 5,000.00	
If accepted, in what name and address should the deed be prepared?	Name:	Hyrum Feliciano
	Address:	2315 Hilton
		Orange, TX 77630
Date of Bid:	12.1.15	
Signature of Bidder		

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

STATEMENT OF ALL TAXES DUE

ACCT # 010625-000020
DATE 12/22/2015
OG



ORANGE COUNTY TAX OFFICE
P. O. BOX 1568
ORANGE, TEXAS 77631-1568
(409) 882-7971

Property Description
LOT 1 & 2 BLK 1 PECAN GARDENS

TOWN -ORANGE, TX
ACRES - .343

LOCATION- 2404 CRABTREE

Values

LAND MKT VALUE	13,629	IMPR/PERS MKT VAL	58,940
LAND AGR VALUE		MKT. BEFORE EXEMP	72,569
		LIMITED TXBL. VAL	72,569
EXEMPTIONS GRANTED:	NONE	SUIT NO.	A140009-T

HUBBARD, HAROLD R., EST
C/O RANDY HUBBARD, JR.
2404 CRABTREE ST

WEST ORANGE TX 77630-6228

	LEVY	P&I	ATTY FEES	AMT DUE
TAXES 2010	628.49	446.23	184.85	1,259.57
TAXES 2011	1,700.90	1,003.52	466.93	3,171.35
TAXES 2012	1,828.09	859.20	460.00	3,147.29
TAXES 2013	943.26	330.13	218.48	1,491.87
TAXES 2014	1,760.97	405.04	371.64	2,537.65
TAXES 2015	1,820.69	.00	.00	1,820.69
	-----	-----	-----	-----
	8,682.40	3,044.12	1,701.90	13,428.42
				=====
		TOTAL DUE 12/2015		13,428.42
		TOTAL DUE 01/2016		13,508.89
		TOTAL DUE 02/2016		14,008.92
		TOTAL DUE 03/2016		14,131.23

ACCT # 010625-000020

BREAKDOWN OF TAX DUE BY JURISDICTION

JURISDICTION	LEVY	P&I	ATT FEES	TOTAL
COUNTY OF ORANGE	1,872.11	658.56	427.54	2,958.21
FARM TO MARKET	14.45	6.00	3.73	24.18
CITY WEST ORANGE	1,490.06	527.82	341.90	2,359.78
NAV & PORT	27.94	10.08	6.49	44.51
DRAINAGE DISTRICT	370.37	129.61	84.43	584.41
WEST ORANGE CISD	4,907.47	1,712.05	837.81	7,457.33

TAX LEVY FOR THE CURRENT ROLL YEAR: CO	392.96
TAX LEVY FOR THE CURRENT ROLL YEAR: FM	1.81
TAX LEVY FOR THE CURRENT ROLL YEAR: CWO	308.42
TAX LEVY FOR THE CURRENT ROLL YEAR: PORT	5.55
TAX LEVY FOR THE CURRENT ROLL YEAR: DR	77.84
TAX LEVY FOR THE CURRENT ROLL YEAR: SWO	1,034.11
TOTAL TAX LEVY FOR THE CURRENT ROLL YEAR	1,820.69

ATTY DAT 02/27/2014

JUDGEMENT DATE 06/19/2014

** Pay your taxes online at **
** www.co.orange.tx.us/taxoffice **
** Your payment is appreciated **







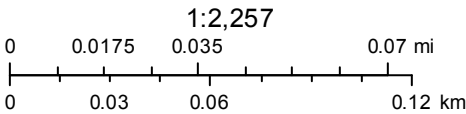
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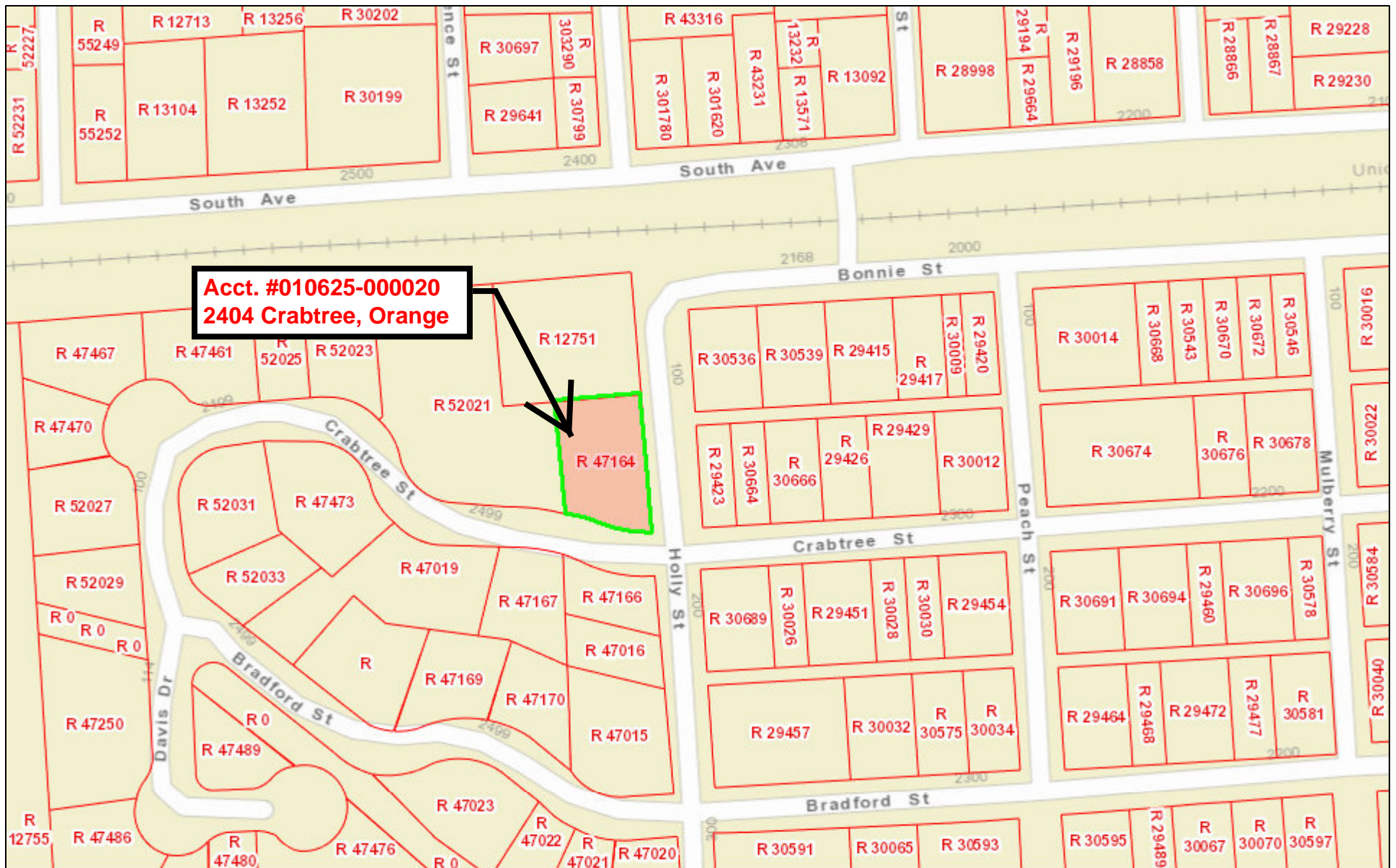
December 15, 2015

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-  Parcels
-  Abstracts



Sale #11 Suit #A140009-T

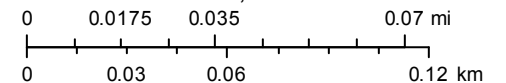


October 12, 2015

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Parcels

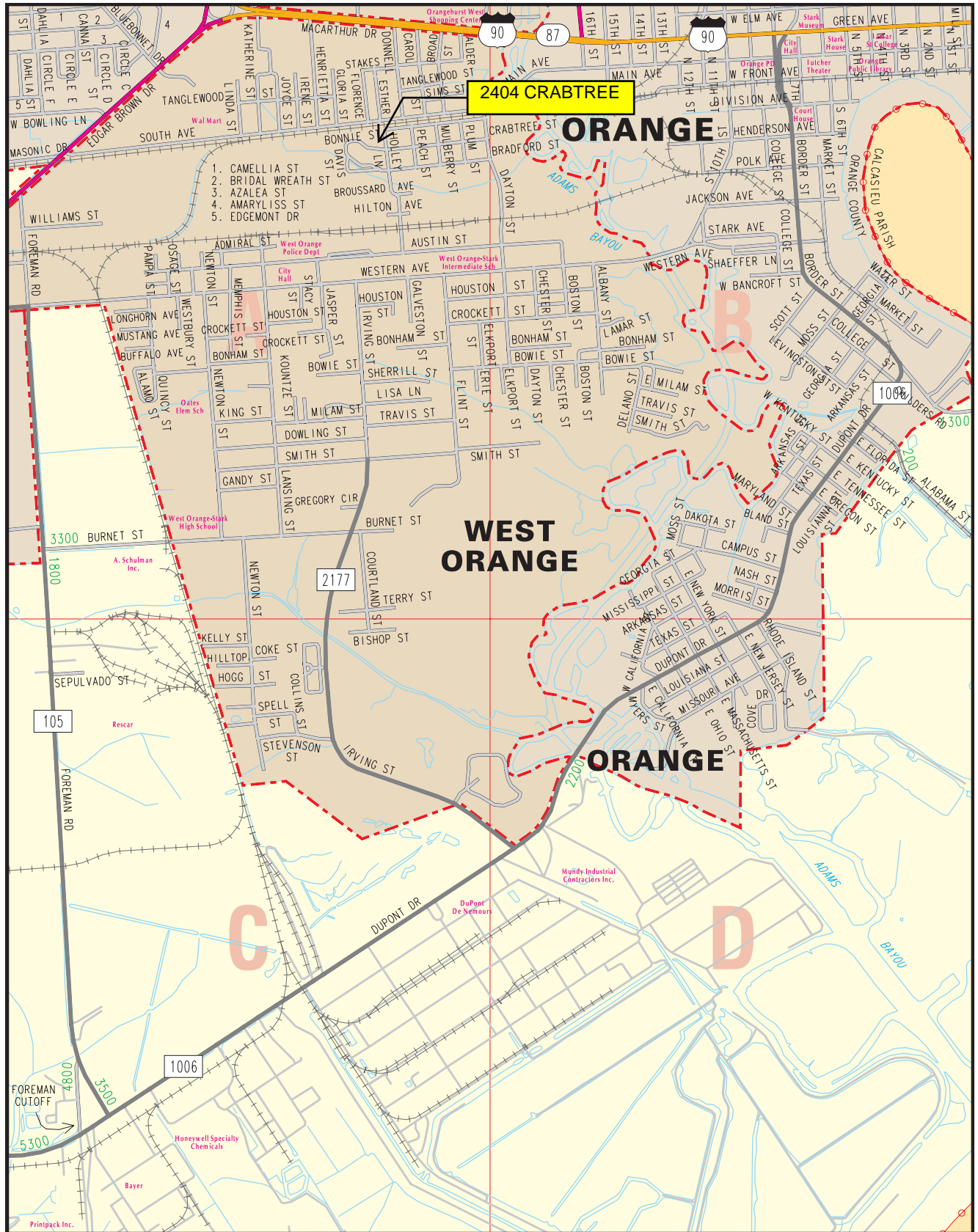
1:2,257



Sources: Esri, HERE, DeLorme, USGS, Intermap, increment P Corp., NRCAN, Esri Japan, METI, Esri China (Hong Kong), Esri (Thailand),

Orange County Appraisal District & BIS Consulting - www.bisconsultants.com

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e Property Improvement - Building				
Type: Residential State Code: A1 Value: \$58,940				
Type	Description	Class CD	Year Built	SQFT
CPT3	Carport, Dirt	R3		420.00
MA	Main Area	R3	1962	1,414.00
GAR1	Garage, Detached	R1		1,008.00

e Property Land							
Type	Description	Acres	Sqft	Eff Front	Eff Depth	Market Value	Prod. Value
IMP	Improved			102.00	76.00	\$4,345	\$0
IMP	Improved			62.00	11.30	\$3,125	\$0
IMP	Improved			188.00	101.60	\$6,159	\$0

e Property Roll Value History							
Year	Improvements	Land Market	Ag Valuation	Appraised	HS Cap	Assessed	
2016	N/A	N/A	N/A	N/A	N/A	N/A	N/A
2015	\$58,940	\$13,629	\$0	\$72,569	\$0	\$72,569	
2014	\$56,479	\$13,629	\$0	\$70,108	\$0	\$70,108	
2013	\$56,479	\$13,629	\$0	\$70,108	\$0	\$70,108	
2012	\$58,717	\$13,629	\$0	\$72,346	\$0	\$72,346	
2011	\$58,717	\$13,629	\$0	\$72,346	\$0	\$72,346	
2010	\$60,521	\$13,629	\$0	\$74,150	\$0	\$74,150	
2009	\$26,620	\$10,903	\$0	\$37,523	\$0	\$37,523	
2008	\$57,581	\$13,629	\$0	\$71,210	\$1,622	\$69,588	
2007	\$53,895	\$13,629	\$0	\$67,524	\$4,262	\$63,262	

e Property Deed History							
Deed Date	Type	Description	Grantor	Grantee	Volume	Page	Number
12/17/2015	SHFD	SHERIFF'S DEED		ORANGE COUNTY, TRUSTEE			426503
				UNKNOWN BUYER	00459	00981	