

ATKINS PEACOCK & LINEBARGER GOGGAN, LLP

ATTORNEYS AT LAW
1301 East 8th Street, Suite 200
Odessa, Texas 79761
(432) 332-9047
fax: (432) 333-7012

Mark A. Flowers

May 11, 2010

Mr. Brian Moersch
Ector County Independent School District
Executive Director
of District Operations
802 N. Sam Houston
Odessa, TX 79761

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. Moersch:

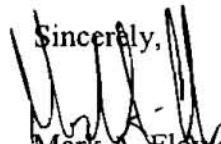
Please place on the agenda of the next board meeting of the Board of Trustees of ECISD a request to sell 414 S Tom Green Ave for \$1,000.00, which is less than the market value specified in the judgment of foreclosure against the property and is also less than the total amount of the judgment against the property.

Pursuant to the inter-local agreement, which was set up to sell these properties, Trower Realtors has obtained a contract on the property and the buyer, Claudette Jones, has deposited \$500.00 with Atkins Peacock & Linebarger Goggan, LLP. The property is located at 414 S Tom Green Ave and has an appraised value of \$1,456.00. I have attached an exhibit indicating what each jurisdiction will receive after all costs are paid. Taxes on this property have been delinquent since 1987.

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 at 332-9047.

Sincerely,



Mark A. Flowers
Attorney

Meeting Date: _____
____ Approved OR _____ Not Approved



Trower Realtors, Inc.

Residential/Commercial/Property Management

1412 E. 8th
Odessa, Texas 79761

Phone (432) 333-3211
Fax (432) 333-4329

May 12, 2010

RE: 414 S. Tom Green

Ector County Taxing Entities
Odessa, Texas

Gentlemen:

This offer is for .1286 acres in a residential neighborhood with city utilities.

The listing price is \$3,500.00. This contract is for \$1,000.00. The property has been listed since August 23, 2000.

I recommend that we accept this offer.

Sincerely,

Jeff Ashley
Trower Realtors, Inc.

Tax Resale Distribution Sheet

Address: 414 S. Tom Green Ave
Cause #: CC-6641-T; Tract 1; Ector County, vs. James A. Curry, et al
Legal Description: Lot 6, Block 21, Cannondale Addition, City of Odessa, Ector County, Texas

	<u>Taxes Owed</u>	<u>Percentage</u>	<u>\$ to be Received</u>
SCHOOL	\$656.55	0.32089286	\$8.54
COLLEGE	\$134.30	0.065639953	\$1.75
CED	\$164.14	0.080224437	\$2.13
CITY	\$447.65	0.218791697	\$5.82
HOSPITAL	\$89.53	0.043758339	\$1.16
COUNTY	\$553.84	0.270692714	\$7.20
UTILITY	\$0.00	0	\$0.00

BID PRICE:	\$1,000.00
REALTOR'S FEE:	\$400.00
CLOSING:	\$0.00
COURT COSTS:	\$208.00
SHERIFF'S FEE:	\$100.00
COSTS:	\$265.40
	<hr/>
	\$26.60

DEED TRANSFERRING TITLE INTO ECTOR COUNTY

RECORDED ON:

23-Aug-00