

LINEBARGER GOGGAN BLAIR & SAMPSON, LLP  
ATTORNEYS AT LAW  
1501 NORTHWOOD BOULEVARD  
P.O. BOX 1916  
CORSICANA, TEXAS 75151

12-17-15

Michael Seabolt, Superintendent  
Marlin Independent School District  
130 Coleman Street  
Marlin, Texas 76661

**RE: Suit No. 34,468-T; Marlin ISD et al vs Ricci Niles et al**

Dear Mr. Seabolt:

A judgment was taken in the above captioned tax suit in October 2010 on behalf of Falls County, Marlin ISD, City of Marlin, and Fall County Emergency Services District #01 and was placed for Sheriff's Sale February 2011. There were no bids on the property and therefore it was struck off to City of Lott, in trust.

**A bid on the property described as: .861 acre, more or less, being Lots 1, 2, 14 and the East 28 feet of Lot 15 in the Orsak or Watson Subdivision out of Block 64 Northwest in the City of Marlin, Falls County, Texas, as described in deed dated March 9, 1994 from Bobbi Humphrey Music, Incorporated, to Ricci Niles, et al., recorded in Volume 49, Page 476, Deed Records of Falls County, Texas.(000010952001), has been received from Lisa Lankford in the amount of \$1,523.25.**

If this meets your approval, please have **Roger A. Nutt** sign the deed in front of a notary public and return it to our office in the self addressed stamped envelope.

Thank you for your cooperation.

Very truly yours,



Alan M. Bristol  
Attorney at Law

AMB/amd

**Notice of confidentiality rights: If you are a natural person, you may remove or strike any or all of the following information from any instrument that transfers an interest in real property before it is filed for record in the public records: your social security number or your driver's license number.**

**TAX RESALE DEED**

**STATE OF TEXAS**

**X**

**X KNOW ALL MEN BY THESE PRESENTS**

**COUNTY OF FALLS**

**X**

That **MARLIN INDEPENDENT SCHOOL DISTRICT, FALLS COUNTY, CITY OF MARLIN and FALLS COUNTY EMERGENCY SERVICES DISTRICT # 01**, acting through the presiding officer of its governing body, hereunto duly authorized by resolution and order of each respective governing body which is duly recorded in their official Minutes, hereinafter called grantors, for and in consideration of the sum of \$1,523.25 cash in hand paid by

**Lisa Lankford  
140 Cr 106  
Marlin, TX 76661**

hereinafter called grantee(s), the receipt of which is acknowledged and confessed, have quitclaimed and by these presents do quitclaim unto said grantee(s) all of the right, title and interest of grantor and all other taxing units interested in the tax foreclosure judgment against the property herein described, acquired by tax foreclosure sale heretofore held under Suit No. 34,468-T, Marlin Independent School District, Et Al vs. Ricci Niles, Et Al, in the district court of said county, said property being located in Falls County, Texas, and described as follows:

**.861 acre, more or less, being Lots 1, 2, 14 and the East 28 feet of Lot 15 in the Orsak or Watson Subdivision out of Block 64 Northwest in the City of Marlin, Falls County, Texas, as described in deed dated March 9, 1994 from Bobbi Humphrey Music, Incorporated, to Ricci Niles, et al., recorded in Volume 49, Page 476, Deed Records of Falls County, Texas.(000010952001)**

TO HAVE AND TO HOLD the said premises, together with all and singular the rights, privileges, and appurtenances thereto in any manner belonging unto the said grantee(s), their heirs and assigns forever, so that neither the grantors, nor any other taxing unit interested in said tax foreclosure judgment, nor any person claiming under it and them, shall at any time hereafter have, claim or demand any right or title to the aforesaid premises or appurtenances, or any part thereof.

Taxes for the present year are to be paid by grantee(s) herein.

This deed is given expressly subject to recorded restrictive covenants running with the land, and valid easements of record as of the date of this sale, if such covenants or easements were recorded prior to January 1 of the year the tax lien(s) arose.