

ATKINS PEACOCK & LINEBARGER GOGGAN, LLP

ATTORNEYS AT LAW
1301 East 8th Street, Suite 200
Odessa, Texas 79761
(432) 332-9047
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Mark A. Flowers

June 30, 2012

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

07-09-12 P02:56 RCVD

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 Waddell Block 6, Lot 5, which is on Fir Street for \$1,000.00.

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, Celia R. Garcia, has deposited
\$500.00 with Atkins Peacock & Linebarger Goggan, LLP. The property is located at Waddell
1st, Block 6 Lot 5, Fir St. and has an appraised value of \$1,446.00. I have attached an exhibit
indicating what each jurisdiction will receive after all costs are paid. Taxes on this property have
been delinquent since 1994.

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

June 18, 2012

RE: Waddell 1st, Block 6 Lot 5, Fir

Ector County Taxing Entities
Odessa, Texas

Gentlemen:

This offer is for .127 acres in a residential neighborhood with **no** city utilities.

My listing price is \$1,445.00. This contract is for \$1,000. This property has been struck off to the county since January 23, 2001.

I recommend that we accept this offer.

Sincerely,

Jeff Ashley
Trower Realtors, Inc.

Tax Resale Distribution Sheet

Address: Fir St.
Cause #: C-8012-T (Tract 3)
Legal Description: Lot 5, Block 6, Waddell Addition

| | <u>Taxes Owed</u> | <u>Percentage</u> | <u>\$ to be Received</u> |
|----------|-------------------|-------------------|--------------------------|
| SCHOOL | \$5,154.72 | 0.57348136 | \$313.01 |
| COLLEGE | \$883.67 | 0.098311504 | \$53.66 |
| CED | \$0.00 | 0 | \$0.00 |
| CITY | \$736.39 | 0.081926068 | \$44.72 |
| HOSPITAL | \$589.10 | 0.065539519 | \$35.77 |
| COUNTY | \$1,624.59 | 0.18074155 | \$98.65 |
| UTILITY | \$0.00 | 0 | \$0.00 |

| | |
|----------------|------------|
| BID PRICE: | \$1,000.00 |
| REALTOR'S FEE: | \$400.00 |
| CLOSING: | \$0.00 |
| COURT COSTS: | \$34.20 |
| SHERIFF'S FEE: | \$20.00 |
| COSTS: | \$0.00 |
| | <hr/> |
| | \$545.80 |

DEED TRANSFERRING TITLE INTO ECTOR COUNTY

RECORDED ON: 23-January, 2001