

**MONTAGUE COUNTY SALES FOR JUNE 6, 2017
SCHEDULED FOR 10:00AM**

Tax Sales Information*

- 1) Tax foreclosure sales are conducted by the Sheriff or a Constable of the county where the property is located. These sales are held on the first Tuesday of the month between the hours of 10:00 a.m. and 4:00 p.m. on the courthouse steps at a place designated by the commissioners' court.
- 2) All sales are without warranty of any kind. **Purchasers receive a Sheriff or Constable's deed that is without warranty.** Bidders should satisfy themselves concerning title and location of the property and improvements on the property including any encroachments *prior* to bidding. **Neither our firm nor our clients can guarantee the title to any property. The tax sale is an "as is", "where is", "buyer beware" sale. If you have any questions about specific liens or ownership of the property, you may research the title yourself or through a title company. The judgments in these cases list the parties included in the tax suit.**
- 3) Taxes may be due beyond what is listed in the minimum bid amounts and must be paid independently of the bid amount.
- 4) For more information regarding the sheriff's sale listed below, please contact Krystle Barboza or Darla Allen in the Wichita Falls Office at (940) 723-4323.

Case No.	Legal Description/Address (if available)	Estimated Minimum Bid	Account Number
2015-0204M-CV	Lots 1, 2 and 3, Block 2, Eastside Addition, Montague County, Texas; 107 London per MCAD	\$2,800.00	10058.0002.0001.0000
2015-0204M-CV	Lots 1, 2, 3, 4 and 7, Block 1, Half Circle Addition, Montague County, Texas; 1101 Rock per MCAD	\$51,800.00	10068.0001.0001.0000
2015-0204M-CV	Lot 5, Block 1, Half Circle Addition, Montague County, Texas; 908 Gray per MCAD	\$5,000.00	10068.0001.0005.0000
2015-0204M-CV	Lot 6, Block 1, Half Circle Addition, Montague County, Texas; 1110 Gray per MCAD	\$4,500.00	10068.0001.0006.0000
2015-0204M-CV	Lots 1, 2, 3 and 4, Block 4, Presley Addition, Montague County, Texas; 1101 Rock per MCAD	\$5,100.00	10156.0004.0001.0000
2014-0268M-CV	Part of Lot 15, Block 10, Oaklawn Subdivision, Montague County, Texas; 602 Jefferson per MCAD	\$3,500.00	10144.0010.0015.0000
2015-0338M-CV	Abstract 389, J D Jennings Survey, Montague County, Texas; 1007 Clay per MCAD	\$3,600.00	20389.0000.0575.0000

2009-0000051M-CV	North East 83 feet of Lot 4, Block 2, Hillcrest Addition, Montague County, Texas; 105 Legion per MCAD	\$1,600.00	PULLED
2016-0060M-CV	Lot 1753, Nocona Hills Addition, Montague County, Texas; 10 Comanche Ct per MCAD	\$1,034.00	55002.0000.1753.0000

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