



OCHILTREE COUNTY SALES
MARCH 4, 2025 SCHEDULED FOR 11:00 A.M.
OCHILTREE COUNTY COURTHOUSE
511 S MAIN STREET, PERRYTON TEXAS 79070
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. The Ochiltree County Tax Sale will be held at 11:00 o'clock A.M., on the 4TH DAY OF MARCH 2025, which is the first Tuesday of said month, at the OCHILTREE COUNTY COURTHOUSE, 511 S MAIN STREET of said Ochiltree County, in the City of Perryton Texas.
- 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) Please contact Maria Brummett at the Perdue, Brandon, Fielder, Collins & Mott, LLP Amarillo Office at 806-359-3188 or the Ochiltree County Appraisal District at 806-435-9623 for further information.

Case No.	Legal Description/Address (if available)	Estimated Minimum Bid	GEO CODE
CV14218 OCHILTREE COUNTY APPRAISAL DISTRICT vs. VELA, EUSEBIO JR	A tract of land 150 feet N-S and 200 feet E-W situated in the south One-half (S/@) of the North One-half (N/2) of Section 3, Block 11, S.F.I.W. Co. Survey, Ochiltree County, Texas, being Tract 2, reserved in favor of the Estates of George W. Powers and Flora Powers, Incompetents, by Percy G. Powers in a Deed to the Dutch Corporation dated May 25, 1966, and recorded in Volume 239, Page 335 of the Deed Records of Ochiltree County, Texas, reference to which Deed is hereby make for all purposes, and which said tract lays immediately West of a .464 acre tract described in said above described Deed as Tract 1, which said Tract 1 was conveyed by G.W. Powers and wife, Flora Powers, and Percy G. Powers, to Louis Melton Orman and wife, Opal Orman, by Deed dated October 22, 1962, and recorded in Volume 199, Page 432, of the Deed Records of Ochiltree County, Texas, and described by metes and bounds therein, said Tract 2 being described by metes and bounds as follows, to-wit: BEGINNING at the SW corner of said Tract 1; THENCE West 200 feet to a point being the SW corner of this Tract 2; THENCE North 150 feet to a point being the NW corner of this Tract 2; THENCE East 200 feet to a point being the NE corner of this Tract 2, which point is also the NW corner of the above-described Tract 1; THENCE South along and upon the West	\$25,119.43 SUBJECT TO 2024	560007000000000000

	boundary line of Tract 1 to a point being the POINT OF BEGINNING and the SE corner of this Tract 2 and the SW corner of Said Tract 1		
CV14308 OCHILTREE COUNTY APPRAISAL DISTRICT vs. GARNER, JUNE LANCE ESTATE	ARCH OIL & GAS LLC LSE NAME: LANCE #4 TYPE: REAL LSE NUM :2093 INT TYPE: RI INT %: 0.002273 ACRES: 0 SEC 6 BLK 13 T&NO	\$169.41	0004436-1-0002093
	ARCH OIL & GAS, LLC LSE NAME: LANCE A 1 TYPE: LSE NUM :031383 INT TYPE: RI INT %: 0.00293 ACRES: 0 T&NOSEC 6 BLK 13 FARNSWORTH- CONNER (KANSAS	\$37.00	0004436-1-0031383
	E2 OPERATING LLC LSE NAME: SCHNEIDER C-#2 TYPE: LSE NUM :S0962 INT TYPE: RI INT %: 0.000238 ACRES: 0 AHRENBECK SEC 75 BLK 11 PERRYTON, NW. (MORROW, UPP	\$34.89	0004436-1-0032270
	COURSON OIL & GAS LSE NAME: LANCE #104 TYPE: REAL LSE NUM :32376 INT TYPE: RI INT %: 0.001465 ACRES: 0 SEC 4 BLK 13 T&NO A-924	\$30.00	0004436-1-0032376
	All of Lot Number Thirteen (13), in Block Number Two (2), McGregor Addition to the City of Perryton, Ochiltree County, Texas	\$5,040.72 SUBJECT TO 2024	210028000000000000
CV15128; PERRYTON INDEPENDENT SCHOOL DISTRICT vs. CHACON, ALBERTO	Lot Number One (1), in Block Number Eight (8), BELMONT ADDITION, an Addition to the City of Perryton, Ochiltree County, Texas, as the same is shown upon the recorded plats of said City and Addition on file in the Office of the County Clerk of Ochiltree County, Texas.	\$11,035.15 SUBJECT TO 2024	030080000000000000
CV15428 OCHILTREE COUNTY vs. BRAND, PATRICIA ESTATE	BLODGETT ADDITION, Block 1 to the City of Perryton, Ochiltree County, Texas as the same is shown upon the plat of said Addition (ALL OF IT)	\$26,425.01 SUBJECT TO 2024	040001000000000000
CV15433 OCHILTREE COUNTY vs. MULLINAX, LEONARD ESTATE	All of Lot Number Two (2), in Block Number Six (6), SILVER-DALE ADDITION, an addition to the City of Perryton, Ochiltree County, Texas, as shown upon the recorded plat of said city and addition on file in the office of the county clerk in and for said county and state.	\$7,508.00 SUBJECT TO 2024	385043000000000000
CV15449 PERRYTON INDEPENDENT SCHOOL DISTRICT vs. JOHNSON ESTATE, THELMA FAYE	LOT 9 BLK 39 OT E 80' OF LOTS 8-9 ORIGINAL TOWN	\$15,942.81 SUBJECT TO 2024	001900100000000000

CV15454 OCHILTREE COUNTY vs. ZEJDA, CHRISTINE ESTATE	Lot Number Six (6), Block Number One (1), Belmont Addition, an Addition to the City of Perryton, Ochiltree County, Texas	\$11,567.86	030006000000000000
	Lot Number Seven (7), Block Number One (1), Belmont Addition, an Addition to the City of Perryton, Ochiltree County, Texas.	\$7,626.04	030007000000000000
		SUBJECT TO 2024	
CV15455 OCHILTREE COUNTY vs. PONDER, DIANE ESTATE	All of Lot Number Three (3), Block Ten (10), Belmont Addition, an Addition to the City of Perryton, Ochiltree County, Texas	\$10,368.72	030099000000000000
		SUBJECT TO 2024	
CV14505 PERRYTON INDEPENDENT SCHOOL DISTRICT vs. ASHMORE, TERRY	LOT THREE (3), IN BLOCK THREE (3), WHEATHEART WEST ADDITION NO. 2 AN ADDITION TO THE CITY OF PERRYTON, OCHILTREE COUNTY TEXAS	\$49,592.23	466024000000000000
		SUBJECT TO 2024	
CV15135 PERRYTON INDEPENDENT SCHOOL DISTRICT vs. SMORE, PROPERTIES, LLC.	Lots One (1) and Two (2), Block Fifty-Five (55), FIRST ADDITION to the City of Perryton, Ochiltree County, Texas, as the same are shown upon the plat of said Addition recorded in Volume 31, Page 2, Plat Records, Ochiltree County, Texas.	\$49,090.15	002111000000000000
		SUBJECT TO 2024	
CV15390 OCHILTREE COUNTY vs. MUNOZ, ROGELIO & BRISSA MOLINAR	Lot Ten (10), Eleven (11), and Twelve (12), Block One (1), Diehl Addition in Ochiltree County, Texas	\$2,972.94	075005000000000000
	Lot Twelve (12), SAVE AND EXCEPT THE EAST FIVE FEET (E/5'), Block Two (2) LaMaster Addition Unit No. 1, and Addition to the City of Perryton, Ochiltree County, Texas	\$17,799.90	180026000000000000
	Lot One (1), Block Twenty-four (24), STARK SECOND PARK ADDITION, an Addition to the City of Perryton, Ochiltree County, Texas	\$7,094.19	402011000000000000
		SUBJECT TO 2024	
CV15402 OCHILTREE COUNTY vs. INGRAM, PAULO	LOT 11 BLK 1 FULTON	\$2,786.52	110005000000000000
	LOT 12 BLK 1 FULTON W 102' OF LOT 12	\$3,703.57	110006000000000000
		SUBJECT TO 2024	
CV15432 OCHILTREE COUNTY vs. MORALES, MIGUEL	LOT 3 BLK 12 SCHOOL	\$1,650.00	375002000000000000
		SUBJECT TO 2024	
CV13001A OCHILTREE COUNTY vs. HAWK, SONDRA	A 1,368.05 acre tract of land being a portion of Subdivision & of Johnson and Hoghland Subdivision of the Anthony McGee Headright and a portion of the William Wilmuth Survey, In Ochiltree County, Texas, being further described by metes and bounds as follows: BEGINNING at a fence corner post in the North line of the William Wilmuth Survey,	\$85,317.78	590008000000000000 590008100000000000 590017000000000000
		SUBJECT TO 2019-2024	

	<p>whence the Northeast corner of the William Wilmuth Survey and being the Northwest corner of the Anthony McGee Headright, bears S 89°04'39" E, a distance of 431.92 feet to the Northwest corner of the Anthony McGee Headright;</p> <p>THENCE S 89°04'39" E, a distance of 431.92 feet to the Northwest corner of the Anthony McGee Headright;</p> <p>THENCE N 89°58'17"E, a distance of 803.97 feet to a 3/8" rebar with a cap marked "RPLS 4664";</p> <p>THENCE S 1°12'35" W, a distance of 3295.41 feet to a 3/8" rebar with a cap marked "RPLS 4664", set;</p> <p>THENCE N 88°24'33" E, with a fence, a distance of 1427.54 feet to a 3/8" rebar with a cap marked "RPLS 4664", set at a fence corner post;</p> <p>THENCE S 62° 45'48" E, with a fence, a distance of 45.77 feet to a fence corner post;</p> <p>THENCE S 9°05'19" W, with a fence, a distance of 2120.15 feet to a 3/8" rebar with a cap marked "RPLS 4664", set at a fence corner post;</p> <p>THENCE S 17°11'33" W, with a fence, a distance of 2821.32 feet to a 3/8" rebar with a cap marked "RPLS 4664", set at a fence corner post;</p> <p>THENCE N 85°45'59" W, with a fence, a distance of 1164.07 feet to a 1 foot dia. wood fence corner post;</p> <p>THENCE N 89°03'58' W, with a fence, a distance of 6076.07 feet to a 1" iron pipe, found, the Southwest corner of this tract of land;</p> <p>THENCE N 1°00'18" E, with a fence, a distance of 7978.27 feet to a 1" iron rod found in the north line of the William Wilmuth Survey;</p> <p>THENCE S 89°04'39" E, with a fence, a distance of 6063.79 feet to a POINT OF BEGINNING.</p>		
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