

**SMITH COUNTY SALES FOR JULY 5, 2022  
 SCHEDULED FOR 10 00 A.M.**

**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. All sales are final. There are NO refunds. 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) Bidders are required to have a statement from the Smith County Tax Assessor-Collector certifying that the person / firm / company purchasing property at a tax sale owes NO delinquent property taxes to any taxing entity within the county.
- 4) Taxes may be due beyond what is listed in the minimum bid amounts and must be paid independently of the bid amount.
- 5) Property purchased at this tax sale may be subject to liens for demolition, mowing, or maintenance fees due to the City or Property Owners Association in which the property is located.
- 6) If you have any questions, please call (903) 597- 7664 and ask for Gaby.
- 7) You can access the Smith County Appraisal District Website @: [www.smithcountymapsite.org](http://www.smithcountymapsite.org)

Case No.	Legal Description/Address (if available)	Estimated Minimum Bid	Notes
24,998-C Tyler ISD v. Minnie Ferguson, Deceased, Et Al	LOT 27, NEW CITY BLOCK 577, ACADEMY HEIGHTS ADDITION TO THE CITY OF TYLER, PART OF THE A. H. KIPP SURVEY, DEED RECORDED IN VOLUME 1002, PAGE 615, ON INSTRUMENT FILED FEBRUARY 13, 1961, DEED RECORDS OF SMITH COUNTY, TEXAS, ACCOUNT #150000057700027000.	\$23,829.00	Tyler ISD Smith County
25,832-C Tyler ISD v. Early Flowers Estate	BEING 0.255 ACRES, MORE OR LESS, LOT 16, BLOCK 836-G, CITY OF TYLER, DEED RECORDED IN VOLUME 570, PAGE 24, DATED JULY 11, 1947, DEED RECORDS OF SMITH COUNTY, TEXAS, ACCOUNT #150000083607016000	\$9,031.00	Tyler ISD Smith County
26666-C Tyler ISD v. Opal W. Bryant, Deceased, Et Al	LOT 19, BLOCK 996-K OF THE TANGLEWOOD ADDITION AND BEING PART OF THE JAMES L. DICKEY SURVEY, DEED RECORDED IN VOLUME 1483, PAGE 10, FILED MARCH 26, 1974, DEED RECORDS OF SMITH COUNTY, TEXAS, ACCOUNT #150000096611019000.	\$27,231.28	Tyler ISD Smith County

<p>26726-C Tyler ISD v. Donald Ray Rider, Et Al</p>	<p>LOTS 2,3,4 BLOCK 1440A OAKRIDGE TERRACE ADDITION, DEED RECORDED DECEMBER 18, 2006, INSTRUMENT NO. 60720 AND 60721, DEED RECORDS OF SMITH COUNTY, TEXAS, ACCOUNT #150000144001002000.</p> <p style="text-align: center;"><b>CANCELLED</b></p>	<p style="text-align: center;">\$5,284.71</p>	<p style="text-align: center;">Tyler ISD Smith County</p>
<p>26726-C Tyler ISD v. Donald Ray Rider, Et Al</p>	<p>LOT 21, BLOCK 687-J, BRADSAHW HEIGHTS ADDITION UNIT 4, DEED RECORDED DECEMBER 12, 2019, INSTRUMENT NO. 0100042704, DEED RECORDS OF SMITH COUNTY, TEXAS ACCOUNT #150000068710021000</p> <p style="text-align: center;"><b>CANCELLED</b></p>	<p style="text-align: center;">\$18,043.64</p>	<p style="text-align: center;">Tyler ISD Smith County</p>
<p>26786-C Tyler ISD v. Dalton Starr</p>	<p>BEING 0.355 ACRES MORE OR LESS, IN THE VENTURA TEJADA LEAGUE ABSTRACT 21, AKA LOT 15 IN THE FLINTRIDGE ADDITION, DEED RECORDED ON MAY 13, 2016, DCOCUMENT NO. 20160100019987, DEED RECORDS OF SMITH COUNTY, ACCOUNT #127310000000015000</p> <p style="text-align: center;"><b>CANCELLED</b></p>	<p style="text-align: center;">\$15,825.72</p>	<p style="text-align: center;">Tyler ISD Smith County</p>

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