



HARRIS COUNTY PCT. 3 SALES FOR SEPTEMBER 6, 2022

LOCATION: Bayou City Event Center

9401 Knight Rd, Houston, TX 77045

TIME: 10:00 AM

Tax Sales Information*

- 1) Tax foreclosure sales are conducted by the Sheriff or 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. at a place designated by the commissioner's 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," and "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) As required by the Texas Property Tax Code Section 34.011, IF ADOPTED IN THE COUNTY WHERE THE SALE IS BEING HELD, a bidder must register with the county Tax Assessor Collector in order to participate in the tax sale of delinquent real properties. This registration must be renewed annually. Contact the officer conducting the sale for more information about this requirement.
- 5) For more information regarding any sale listed below, please contact the PBFCM Houston office at (713) 862-1860 or jhynson@pbfc.com.



PERDUE BRANDON

ATTORNEYS AT LAW

	Cause No:		Legal Description (Per Appraisal District):			Cad Account #
	District Court:	Style of Case:	Property Address (Per Appraisal District):	Adjudged Value:	Estimated Minimum:	Other Account
	Judgment Date:					
1.	201763655 152ND DISTRICT COURT 7-Jan-20	HARRIS COUNTY, ET AL vs. JUANA MARIE SUAREZ, AKA JUANA MARIA SUAREZ	LT 6 BLK 42 HOUSTON MANOR 14610 GAINESVILLE ST, HOUSTON, TX 77015	\$66,028.00	<u>\$7,215.41</u>	0630450420006
2.	202102858 61ST DISTRICT COURT 13-May-22	HUMBLE INDEPENDENT SCHOOL DISTRICT vs. WOODY MCCLELLAN	LT 16 BLK 2 IDLE WILD U/R 0 RIVERSIDE ST, NEW CANEY, TX 77357	\$3,692.00	<u>\$2,842.49</u>	0975920000016
3.	202166993 234TH DISTRICT COURT 23-May-22	CHANNELVIEW INDEPENDENT SCHOOL DISTRICT vs. FRANK R. GUTIERREZ, ET AL	LT 16 BLK 3 STERLING GREEN SOUTH SEC 1 14907 GRASSINGTON DR, CHANNELVIEW, TX 77530	CANCELLED		
4.	202166993 234TH DISTRICT COURT 23-May-22	CHANNELVIEW INDEPENDENT SCHOOL DISTRICT vs. FRANK R. GUTIERREZ, ET AL *** Sold with Sale #3 ***	LT 17 BLK 3 STERLING GREEN SOUTH SEC 1 14907 GRASSINGTON DR, CHANNELVIEW, TX 77530	CANCELLED		

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FOR ADDITIONAL INFORMATION ON THE PROPERTY (SUCH AS ADDRESSES, MAPS, ETC), VISIT WWW.HCAD.ORG.