



MONTGOMERY COUNTY SALES FOR NOVEMBER 2, 2021

LOCATION: Commissioner's Courtroom: 501 N. Thompson, 4th Floor (Suite 402), Conroe, Tx 77301
TIME: 10 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) For more information regarding any sale listed below, please contact the PBFCM Houston office at (713) 862-1860 or ksmithers@pbfc.com.

Cause No:					Cad Account #
District Court:	Style of Case:	Legal Description:	Adjudged Value:	Estimated Minimum:	Other Account
Judgment Date:					
18-05-05741 284TH District Court 25-Feb-21	WILLIS INDEPENDENT SCHOOL DISTRICT vs. MOORE, THOMAS G., ET AL	LOT 6, BLOCK 13, SECTION 2, OF LAKE CONROE HILLS, A SUBDIVISION IN MONTGOMERY COUNTY, TEXAS, ACCORDING THE MAP OR PLAT THEREOF FORMERLY RECORDED IN VOLUME 11, PAGE 25 OF THE MAP RECORDS OF MONTGOMERY COUNTY, TEXAS, BUT NOW OF RECORD IN PLAT CABINET A, AS SHEET 117 OF SAID MAP RECORDS.	\$22,060.00	\$17,283.97	0065950237500
19-03-03381 284TH District Court 22-Apr-21	WILLIS INDEPENDENT SCHOOL DISTRICT vs. BARRON, DEWITT TALMADGE, ET AL	4.190 ACRES OF LAND IN THE J. M. DE LA GARZA ELEVEN LEAGUE GRANT, A-15, MONTGOMERY COUNTY, TEXAS, AND BEING MORE PARTICULARLY DESCRIBED IN CLERK'S FILE NUMBER 300922 ALSO KNOWN AS VOLUME 791, PAGE 289 OF THE REAL PROPERTY RECORDS OF MONTGOMERY COUNTY, TEXAS AND KNOWN AS MONTGOMERY CENTRAL APPRAISAL DISTRICT TRACT 5-D.	\$73,330.00	\$18,985.03	0000150800502
19-04-05157 284TH District Court 22-Apr-21	WILLIS INDEPENDENT SCHOOL DISTRICT vs. FOGLE, CAROL A.	A TRACT OF LAND BEING 1.500 ACRES OUT OF LOTS 76, 77 AND 78 OF CRYSTAL SPRINGS, SECTION 3, A SUBDIVISION IN THE CALVIN LYNCH SURVEY, ABSTRACT 314, MONTGOMERY COUNTY, TEXAS, BEING MORE PARTICULARLY DESCRIBED IN CLERK'S FILE 2004-041581 OF THE REAL PROPERTY RECORDS OF MONTGOMERY COUNTY, TEXAS.	\$29,400.00	\$10,167.05	0035920307700
19-07-09027 284TH District Court 28-Aug-20	WILLIS INDEPENDENT SCHOOL DISTRICT vs. HARPER, DAVID L., ET AL	LOTS 26 AND 27, BLOCK 1, SECTION 1, WALNUT COVE SUBDIVISION, LOCATED IN WILLIAM WEIR SURVEY, ABSTRACT 42, CABINET C, SHEET 181A OF THE MAP RECORDS OF MONTGOMERY COUNTY, TEXAS, AND MOBILE HOME SERIAL# CLM063966TN, TITLE# 00933436, LABEL# TEN0299524, LOCATED IN MONTGOMERY COUNTY, TEXAS.	\$38,950.00	\$9,475.04	0094620102600

19-07-09622 284TH District Court 27-May-21	WILLIS INDEPENDENT SCHOOL DISTRICT vs. WILSON, J. R., ET AL	LOT 47, IN BLOCK 9, SECTION 2, WALNUT COVE SUBDIVISION, MONTGOMERY COUNTY, TEXAS. & LOT 46, IN BLOCK 9, SECTION 2, WALNUT COVE SUBDIVISION, MONTGOMERY COUNTY, TEXAS.	\$10,510.00	\$9,473.39	0094620266000 0094620265900
19-07-10322 284TH District Court 19-Nov-20	WILLIS INDEPENDENT SCHOOL DISTRICT vs. BAILEY, LEESA K., ET AL	LOTS 62 AND 63, IN BLOCK 3, WALNUT COVE, SECTION 2, A SUBDIVISION IN MONTGOMERY COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN CABINET C, SHEET 182-B, OF THE PLAT RECORDS OF MONTGOMERY COUNTY, TEXAS.	\$13,660.00	\$6,920.63	0094620221400
19-10-14628 284TH District Court 29-Aug-20	WILLIS INDEPENDENT SCHOOL DISTRICT vs. ELING, VERNE A.	A TRACT OF LAND BEING 3.50 ACRES, MORE OR LESS, IN THE ELIJAH COLLARD SURVEY, ABSTRACT 7, MONTGOMERY COUNTY, TEXAS, BEING MORE PARTICULARLY DESCRIBED IN CLERK'S FILE NUMBER 8102171 OF THE REAL PROPERTY RECORDS OF MONTGOMERY COUNTY, TEXAS.	\$199,490.00	\$4,267.48	0000070705400
20-08-09131 284TH District Court 28-Jan-21	MONTGOMERY COUNTY WATER CONTROL AND IMPROVEMENT DISTRICT # 1 vs. CARBAJAL, RENE, ET AL	LOT ONE HUNDRED TWENTY- FOUR (124) OF TIMBER RIDGE, SECTION TIME (3), A SUBDIVISION OF 139.5934 ACRES LOCATED IN THE J. L. STANLEY SURVEY, ABSTRACT NO. 495 AND HARRY SIGEL SURVEY, ABSTRACT NO. 796, OF MONTGOMERY COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN CABINET A, SHEET 39A (FORMERLY RECORDED IN VOLUME 9, PAGE 77) OF THE MAP RECORDS OF MONTGOMERY COUNTY, TEXAS	\$81,560.00	\$7,530.15	92420312400
20-06-07283 284TH District Court 25-Feb-21	EAST PLANTATION UTILITY DISTRICT vs. "CHURCH OF GOD NUEVO PACTO AND BUREAU TRUST AND TREASURE" AN ENTITY OF UNKNOWN TYPE AND DISPOSITION, ET AL	LOT 91 OF RIVER PLANTATION, SECTION 10, A SUBDIVISION IN MONTGOMERY COUNTY, TEXAS, AS SHOWN ON THE MAP THEREOF RECORDED IN CABINET A, SHEET 26A (FORMERLY VOLUME 9, PAGE 56) OF THE MAP RECORDS OF MONTGOMERY COUNTY, TEXAS.	\$7,920.00	\$7,920.00	0083201009100
20-06-07284	EAST PLANTATION	LOT 20 OF RIVER PLANTATION, SECTION 10, A SUBDIVISION IN	\$13,710.00	\$7,436.28	0083201002000

284TH District Court 19-Nov-20	UTILITY DISTRICT vs. FLORES, SERGIO, ET AL	MONTGOMERY COUNTY, TEXAS, AS SHOWN ON THE MAP THEREOF RECORDED IN CABINET A, SHEET 26A (FORMERLY VOLUME 9, PAGE 56) OF THE MAP RECORDS OF MONTGOMERY COUNTY, TEXAS.			
20-06-07286 284TH District Court 19-Nov-20	EAST PLANTATION UTILITY DISTRICT vs. KEVIN MWANGI MUCHIRI, INDIVIDUALLY AND DOING BUSINESS AS SIERRA INTERNATIONAL, ET AL	LOT 32 OF RIVER PLANTATION, SECTION 10, A SUBDIVISION IN MONTGOMERY COUNTY, TEXAS, AS SHOWN ON THE MAP THEREOF RECORDED IN CABINET A, SHEET 26A (FORMERLY VOLUME 9, PAGE 56) OF THE MAP RECORDS OF MONTGOMERY COUNTY, TEXAS.	\$8,560.00	\$7,375.70	0083201003200
19-03-04498 284TH District Court 24-Oct-20	MAGNOLIA INDEPENDENT SCHOOL DISTRICT vs. WAGNER, A. KEITH ALSO KNOWN AS WAGNER, ALBERT KEITH	LOT ELEVEN (11), BLOCK THREE (3), DOGWOOD HILLS, SECTION THREE (3), A SUBDIVISION OUT OF THE DAVID W. WEIR SURVEY, ABSTRACT 609, ACCORDING TO PULLED AND THE MOBILE HOME LOCATED THEREON, IF ANY.			0040350301100
20-03-03599 284TH District Court 24-Sep-20	MAGNOLIA INDEPENDENT SCHOOL DISTRICT vs. ABSHIER, TERESA ALSO KNOWN AS MOORE, TERESA G.	LOT 14, BLOCK 4 OF HUNTER'S RETREAT, SECTION 2, AN UNRECORDED SUBDIVISION SITUATED IS THE J. C. CARTWRIGHT SURVEY, A-146, MONTGOMERY COUNTY, TEXAS, PULLED COUNTY, TEXAS AND THE MOBILE HOME LOCATED THEREON, IF ANY.			0059200209600
20-10-12023 284TH District Court 27-May-21	TOMBALL INDEPENDENT SCHOOL DISTRICT vs. WP CONSULTANTS, INC. FORMERLY KNOWN AS WP ENGINEERING CONSULTANTS INC	TRACT 7-A BEING ACRES 3.8387, MORE OR LESS, IN THE THOMAS H. BRUCE SURVEY, ABSTRACT 77, MONTGOMERY COUNTY, TEXAS, BEING OUT OF THAT CERTAIN 4.2446 ACRES BEING MORE PARTICULARLY DESCRIBED IN CLERK'S FILE NUMBER 2010012510 THE REAL PROPERTY RECORDS OF MONTGOMERY COUNTY, TEXAS. & TRACT 7-A BEING ACRES 0.4, MORE OR LESS, IN THE THOMAS H. BRUCE SURVEY, ABSTRACT	\$663,490.00	\$57,516.86	00770000725 00770000726

		77, MONTGOMERY COUNTY, TEXAS, BEING OUT OF THAT CERTAIN 4.2446 ACRES BEING MORE PARTICULARLY DESCRIBED IN CLERK'S FILE NUMBER 2010012510 THE REAL PROPERTY RECORDS OF MONTGOMERY COUNTY, TEXAS.			
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