

**DELINQUENT TAX SALE - CENTRAL APPRAISAL DISTRICT OF TAYLOR COUNTY, TAYLOR COUNTY,
TEXAS**

**December 5, 2023 at 10:00 AM
Taylor County Courthouse, 300 Oak, Abilene, Texas**

You must **READ THE FOLLOWING IMPORTANT INFORMATION** regarding the property to be offered for sale.

1. Prior to the beginning of the tax sale, a person intending to bid is required to register with the person conducting the sale and present a valid driver's license or identification card **issued by a state agency or the United States government**. The grantee named in the deed must be the same person who was the successful bidder (Section 34.015, Texas Tax Code).
2. The property will be sold at public auction to the highest bidder based on oral bids. Successful bidders must pay for their property with **cash or a cashier's check payable to Taylor County Central Appraisal District**. Any bidder who fails to make payment shall be held liable for twenty percent of the value of the property plus costs incurred as a result of the bidder's default pursuant to Rule 652 of the Texas Rules of Civil Procedure. A person registering to bid on behalf of a corporation, LLC, or other legal entity will be personally liable for payment of the bid amount if the legal entity does not timely pay.
3. The minimum bid amount is set out beside each tract on the bid sheet. The minimum bid amount includes taxes which were delinquent at the date of judgment. This does not include the current tax year. Purchasers will be required to pay all taxes which accrued subsequent to the date of judgment.
4. Purchasers at this tax foreclosure sale will receive an ordinary type of Sheriff's Deed which is WITHOUT WARRANTY, express or implied. Title to property is NOT guaranteed. A policy of title insurance may be difficult to obtain.
5. All property purchased at this sale is subject to a statutory right of redemption. This redemption period commences to run from the date the purchaser's deed is filed for record in the deed records. There is a two year right of redemption for homestead property and property appraised as agricultural land. There is a 180 day right of redemption for all other property. Purchasers have a right of possession beginning twenty days after the purchaser's deed is filed in the deed records (Section. 33.51, Texas Tax Code).
6. Anyone having an ownership interest in the property at the time of the sale may redeem the property from the purchaser during the redemption period. The redemption price is set by the Texas Tax Code as follows: purchase amount, deed recording fee, taxes paid by purchaser after the tax sale, and costs expended on the property, plus a redemption premium of 25 percent of the aggregate total during the first year or 50 percent of the aggregate total during the second year. "Costs" are only the reasonable expenses incurred by the purchaser for the maintenance, preservation, and safekeeping of the property. Do NOT make unnecessary repairs or renovations during the redemption period.
7. Property is sold by legal description. Bidders must satisfy themselves concerning the location and condition of the property on the ground, including the existence of improvements on the property, prior to this tax sale. Property is sold "AS IS" with all faults. All sales are final. There are no refunds. Deeds, maps and plats of the properties are in the County Clerk's office or the Appraisal District. Lawsuit files on which this sale is based are in the office of the District Clerk. Any property address reflected on the bid sheet is the address on the tax records and may not be accurate.
8. 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. Purchasers may have to pay for these liens.

If you have any questions, you may contact our office in Abilene at (325) 672-4870.

****This list is subject to change. Please check with the Appraisal District prior to sale for any changes in availability.**

BIDDER'S ACKNOWLEDGEMENT

*****COMPLETE THIS FORM PRIOR TO YOUR ARRIVAL AT THE SALE*****

I ACKNOWLEDGE THAT I HAVE READ THE FOREGOING INFORMATION. I understand that it is my responsibility to evaluate this information and do hereby register to bid on these properties. I further acknowledge that the "NAME OF GRANTEE" PRINTED BELOW IS EXACTLY AS IT WILL APPEAR ON THE DEED in the event I am a successful bidder on any property, and that the deed will be mailed to the address shown below.

BIDDER REGISTRATION NUMBER _____

PRINTED NAME OF GRANTEE: _____

GRANTEE'S ADDRESS: _____ CITY: _____ ZIP: _____

PRINTED NAME OF BIDDER: _____

BIDDERS HOME/OFFICE TELEPHONE: _____ CELL PHONE: _____

BIDDER'S DRIVER LICENSE NUMBER: _____ EMAIL: _____

BIDDER'S SIGNATURE: _____

PROPERTIES TO BE SOLD ON DECEMBER 5, 2023:

TRACT	SUIT #	STYLE	PROPERTY DESCRIPTION, APPROXIMATE ADDRESS, ACCT #	MIN BID
1	12024-D	Central Appraisal District of Taylor County v Monique Trinidad et al	The North 26' of Lot 18 and the South 30' of Lot 19, Block 21, McMurry College Addition, City of Abilene, Taylor County, Texas (Instrument No. 201303846 of the Official Public Records, Taylor County, Texas) Account #36616/1063869/1063868 Judgment Through Tax Year: 2021 Approximate Address: 1325 Vine St	\$5,500.00
2	12745-D	Central Appraisal District of Taylor County v Patricia Clough	Lot 3, Block 19, Section 7, Elmwood West Addition, City of Abilene, Taylor County, Texas (Volume 1456, Page 114 of the Deed Records, Taylor County, Texas) Account #35658 Judgment Through Tax Year: 2021 Approximate Address: 1018 S La Salle	\$5,000.00
3	12960-D	Central Appraisal District of Taylor County v Roxann Martinez	The East 60' of the North 12' of Lot 8, and the East 60' of Lots 9 and 10, Block B, J.R. Fletcher Subdivision of Lot 1, Block 205, City of Abilene, Taylor County, Texas (Volume 3253, Page 203 of the Official Public Records, Taylor County, Texas) Account #63969 Judgment Through Tax Year: 2022 Approximate Address: 1835 N 6th St	\$3,500.00
4	12973-D	Central Appraisal District of Taylor County v Ira Dickey	Lot 13, Block 1, West Freeway Estates, an addition to the City of Abilene, Taylor County, Texas (Instrument #2022-12808 of the Official Public Records, Taylor County, Texas) Account #49323 Judgment Through Tax Year: 2022 Approximate Address: 4625 State St	\$5,500.00
5	12987-D	Central Appraisal District of Taylor County v Pacific Premier Bank, Acting Through Pacific Premier Trust	Lot 29, Block G, Outlot 33, Arthel Henson Addition, City of Abilene, Taylor County, Texas (Document #202018064 of the Official Public Records, Taylor County, Texas) Account #14507 Judgment Through Tax Year: 2022 Approximate Address: 1617 Graham St	\$4,800.00
6	12987-D	Central Appraisal District of Taylor County v Pacific Premier Bank, Acting Through Pacific Premier Trust	Lot 7, Block 3, Daughterty's Subdivision of the South 1/2 of Lot 3, Block 199, Original Townsite of the Town of Abilene, Taylor County, Texas (Document #202018065 of the Official Public Records, Taylor County, Texas) Account #40111 Judgment Through Tax Year: 2022 Approximate Address: 1157 Plum St	\$4,900.00

TRACT	SUIT #	STYLE	PROPERTY DESCRIPTION, APPROXIMATE ADDRESS, ACCT #	MIN BID
7	27257-B	Central Appraisal District of Taylor County v Olivia Borrego et al	Lot 3, Block D, Vol Martin's Addition, City of Merkel, Taylor County, Texas (Volume 1588, Page 4 of the Official Public Records, Taylor County, Texas) Account #56573 Judgment Through Tax Year: 2022 Approximate Address: 309 West	\$6,000.00
8	27257-B	Central Appraisal District of Taylor County v Olivia Borrego et al	Lot 4, Block D, Martin Addition, City of Merkel, Taylor County, Texas (Volume 3156, Page 109 of the Official Public Records, Taylor County, Texas) Account #56710 Judgment Through Tax Year: 2022 Approximate Address: 307 West	\$1,900.00
9	28531-B	Central Appraisal District of Taylor County v Charles J. Butler et al	Lot 1, Block H, Continuation No. 1, Crescent Heights Addition to the City of Abilene, Taylor County, Texas (Document #201904490 of the Deed Records, Taylor County, Texas) Account #16338 Judgment Through Tax Year: 2021 Approximate Address: 2834 N 18th St	\$4,000.00
10	28606-B	Central Appraisal District of Taylor County v Jackie T. Burns et al	Lot 3, Block 1, R. Q. West Subdivision of the East 187' of Lot 1, Block 1, Fair Park Acres Subdivision, City of Abilene, Taylor County, Texas (Volume 2196, Page 489 of the Official Public Records, Taylor County, Texas) Account #33643 Judgment Through Tax Year: 2022 Approximate Address: 434 Sewell St	\$3,500.00
11	28659-B	Central Appraisal District of Taylor County v J.T. Husband	Lots 10 & 11, Block B, Laney Homestead Subdivision, and a Bellavista Manufactured Home, Label #NEB0030305, City of Tye, Taylor County, Texas (Volume 2456, Page 524 of the Official Public Records and Volume 2456, Page 528 of the Official Public Records, Taylor County, Texas) Account #76032 Judgment Through Tax Year: 2022 Approximate Address: 732 Cecil	\$5,000.00
12	28666-B	Central Appraisal District of Taylor County v Margie Fabio et al	Lot 22, Block 15, Sears Park Addition, City of Abilene, Taylor County, Texas (Instrument #2022-00318 of the Official Public Records, Taylor County, Texas), 2249 Burger St, Abilene, Texas 79603-2640 Account #74450 Judgment Through Tax Year: 2022 Approximate Address: 2249 Burget St	\$4,200.00

TRACT	SUIT #	STYLE	PROPERTY DESCRIPTION, APPROXIMATE ADDRESS, ACCT #	MIN BID
13	28731-B	Central Appraisal District of Taylor County v Troy Bonar	The East 82' of Lots 9 and 10, Block 2, Craft Subdivision of Lot 2, Block 206, City of Abilene, Taylor County, Texas (Document #2018-00008249 of the Official Public Records, Taylor County, Texas), 1933 N 2nd St Account #60895 Judgment Through Tax Year: 2022 Approximate Address: 1933 N 2nd St	\$4,100.00
14	28762-B	Central Appraisal District of Taylor County v Nathan Sarten et al	2.64 Acres, more or less, being Lots 7,8,9,10,11,12,13,14 and 15, Block 7, including portions of Closed Street and Alleys of Lyon an Eby's addition, Town of Buffalo Gap, Taylor County, Texas (Document #2018-00014169 of the Official Public Records, Taylor County, Texas) Account #1015206 Judgment Through Tax Year: 2022 Approximate Address: 1457 Litel St	\$7,800.00
15	51301-A	Central Appraisal District of Taylor County v David L. Mangum, III	The South 17.4' Lot 14, and the North 40.6 of Lot 13, Block B, Western Heights Addition, City of Abilene, Taylor County, Texas (Document #2021-25138 of the Deed Records, Taylor County, Texas) Account #40395 Judgment Through Tax Year: 2021 Approximate Address: 709 Westmoreland St	\$6,300.00
16	51371-A	Central Appraisal District of Taylor County v Mary Jimenez et al	Undivided 66.66% interest in Lot 8 and the South 15' of Lot 9, Motz & Curtis Subdivision of Part of Lot 3, Block 179, Original Town of Abilene, Taylor County, Texas (Instrument #2015-00011074 of the Official Public Records, Taylor County, Texas) Account #1001797 Judgment Through Tax Year: 2021 Approximate Address: 818 Cedar St	\$5,200.00
17	51424-A	Central Appraisal District of Taylor County v Yolanda Rodriguez	Lot 8, Block 2, Thomasson's Replat of Lots 1, 2, 3 and North 190.4' of Lot 4, Block 2, Austin Survey #91, City of Abilene, Taylor County, Texas (Document #2014-00019318 of the Official Public Records, Taylor County, Texas) Account #68235 Judgment Through Tax Year: 2021 Approximate Address: 1257 Elm St	\$2,100.00
18	51527-A	Central Appraisal District of Taylor County v Michael Vah et al	100' x 150' out of Block B, Bettess Heights Addition, City of Merkel, Taylor County, Texas (Volume 1652, Page 29 of the Official Public Records, Taylor County, Texas) Account #91279 Judgment Through Tax Year: 2022 Approximate Address: N/A	\$5,500.00

DELINQUENT TAX SALE

PropID: 36616/1063869/1063868

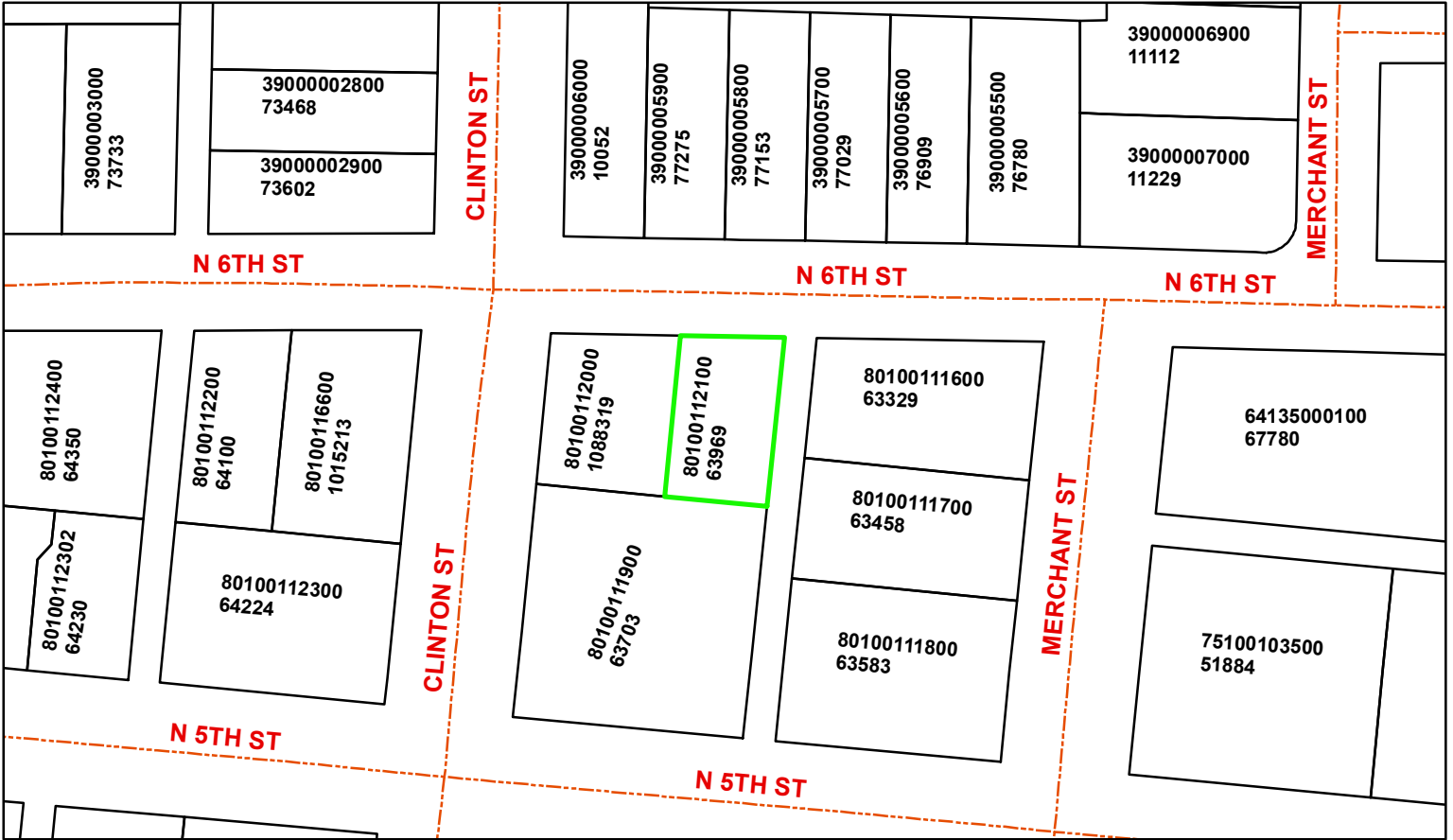
S 13TH ST		S 13TH ST		S 13TH ST	
VINE ST	JEANETTE ST	VINE ST	JEANETTE ST	VINE ST	JEANETTE ST
47710008800 43113	47710008700 42994	47710007000 40846	47710007100 40971	47710003900 37012	47710003800 36875
47710008600 42836	47710008500 42715	47710007200 41090	47710007300 41237	47710002100 34615	47710002200 34752
47710008400 42596	47710008300 42479	47710007400 41360	47710007500 41490	47710002300 34886	47710002400 35016
47710008200 42362	47710008100 42230	47710007600 41616	47710003200 36107	47710002500 35161	47710002600 35302
47710008000 42114		47710003400 36346	47710003600 1063867	47710002700 35433	47710002800 35568
		47710003500 36475	47710002900 35704	09500007300 56722	09500007400 56864
		47710003200 36107		09500007200 56586	09500007100 56458
				09500007500 57001	2442000800 48605
					2442000700 48464

PropID: 35658

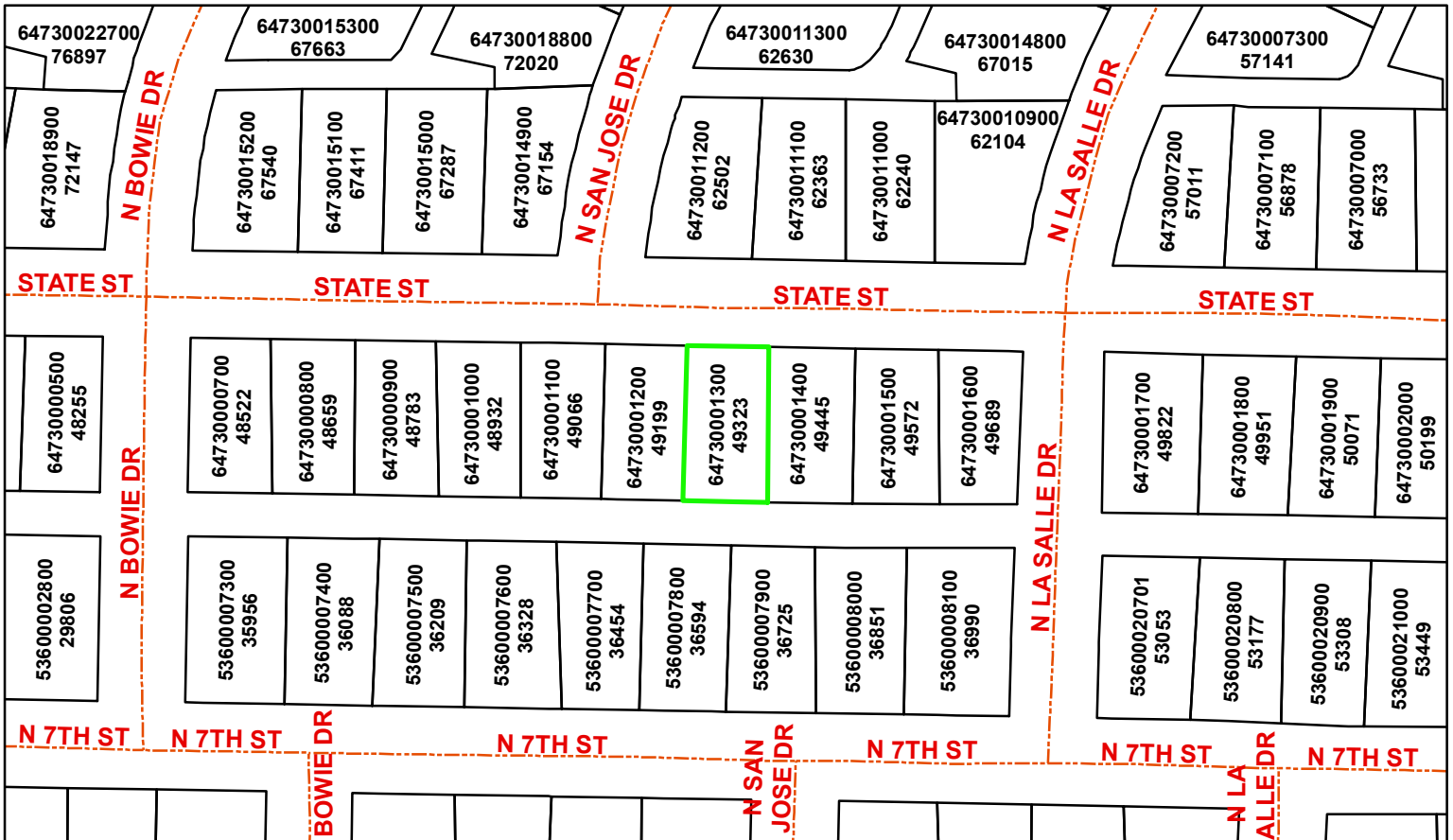
RICHMOND ST		RICHMOND ST		RICHMOND ST	
S SAN JOSE DR	S L A SALLE DR	S SAN JOSE DR	S L A SALLE DR	S JEFFERSON DR	S JEFFERSON DR
26800061800 46859	26800061700 46726	26800063000 48324	26800041700 20598	26800043100 22408	26800042800 22029
				26800043000 22278	26800042900 22150
	26800065300 51348	26800065200 51212	26800052800 35383	26800052700 35253	26800050600 32324
	26800065400 51464	26800065100 51084	26800052900 35523	26800052600 35112	26800050700 32461
	26800065500 51590	26800065000 50950	26800053000 35658	26800052500 34967	26800050800 32586
	26800065600 51722	26800064900 50821	26800053100 35783	26800052400 34835	26800050900 32758
	26800065700 51844	26800064800 50690	26800053200 35930	26800052300 34694	26800051000 32886
	26800065800 51981	26800064700 50552	26800053300 36065	26800052200 34562	26800051100 1057510
	26800065900 52111	26800064600 50399	26800053400 36186	26800052100 34435	26800051200 33145
	26800066000 52231	26800064500 50271	26800053500 36304	26800052000 34295	

DELINQUENT TAX SALE

PropID: 63969



PropID: 49323



DELINQUENT TAX SALE

PropID: 14507

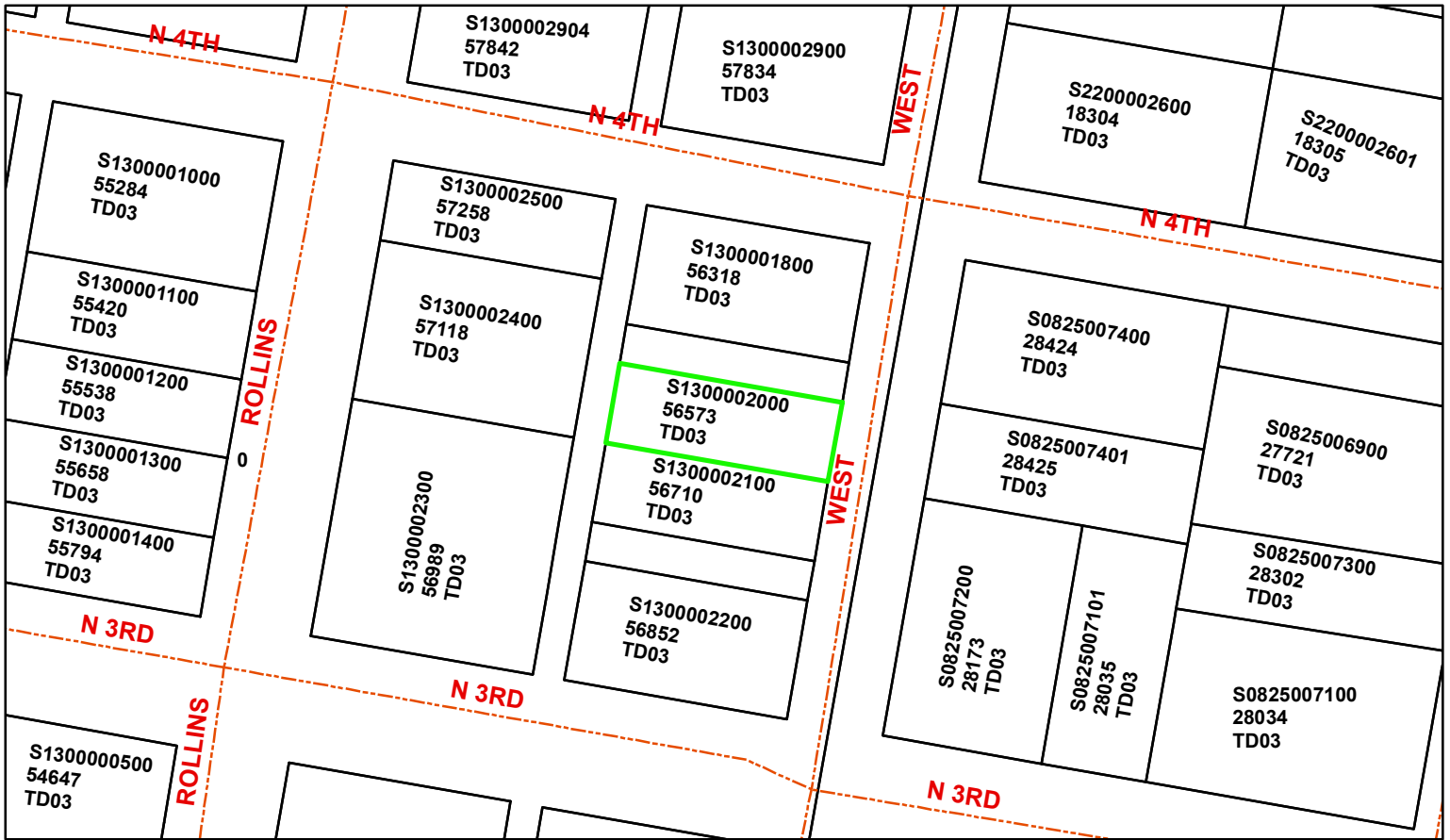
37000024100 19323	37000021200 15793	GRAHAM ST	37000020500 14973	37000017600 11458	LILLIUS ST	37000017100 10828			
37000024000 19195	37000021300 15913		37000020400 14826	37000017700 11627		37000017200 10946			
37000023900 19066	37000021400 16038		37000020300 14717	37000017800 11775		N 17TH ST			
37000023800 18948	37000021500 16160		37000020200 14609	37000017900 11920		LILLIUS ST	N 16TH ST		
37000023700 18836	37000021600 16278		37000020100 14507	37000018000 12054				LILLIUS ST	N 16TH ST
37000023600 18729	37000021700 16402		37000020000 14394	37000018100 12174					
37000023500 18620	37000021800 16524		37000019900 14281	37000018200 12295		LILLIUS ST	N 16TH ST		
37000023400 18501	37000021900 16640		37000019800 14167	37000018300 12417				37000015900 76737	
37000023300 18381	37000022000 16752		37000019700 14059	37000018400 12540				37000016000 76865	

PropID: 40111

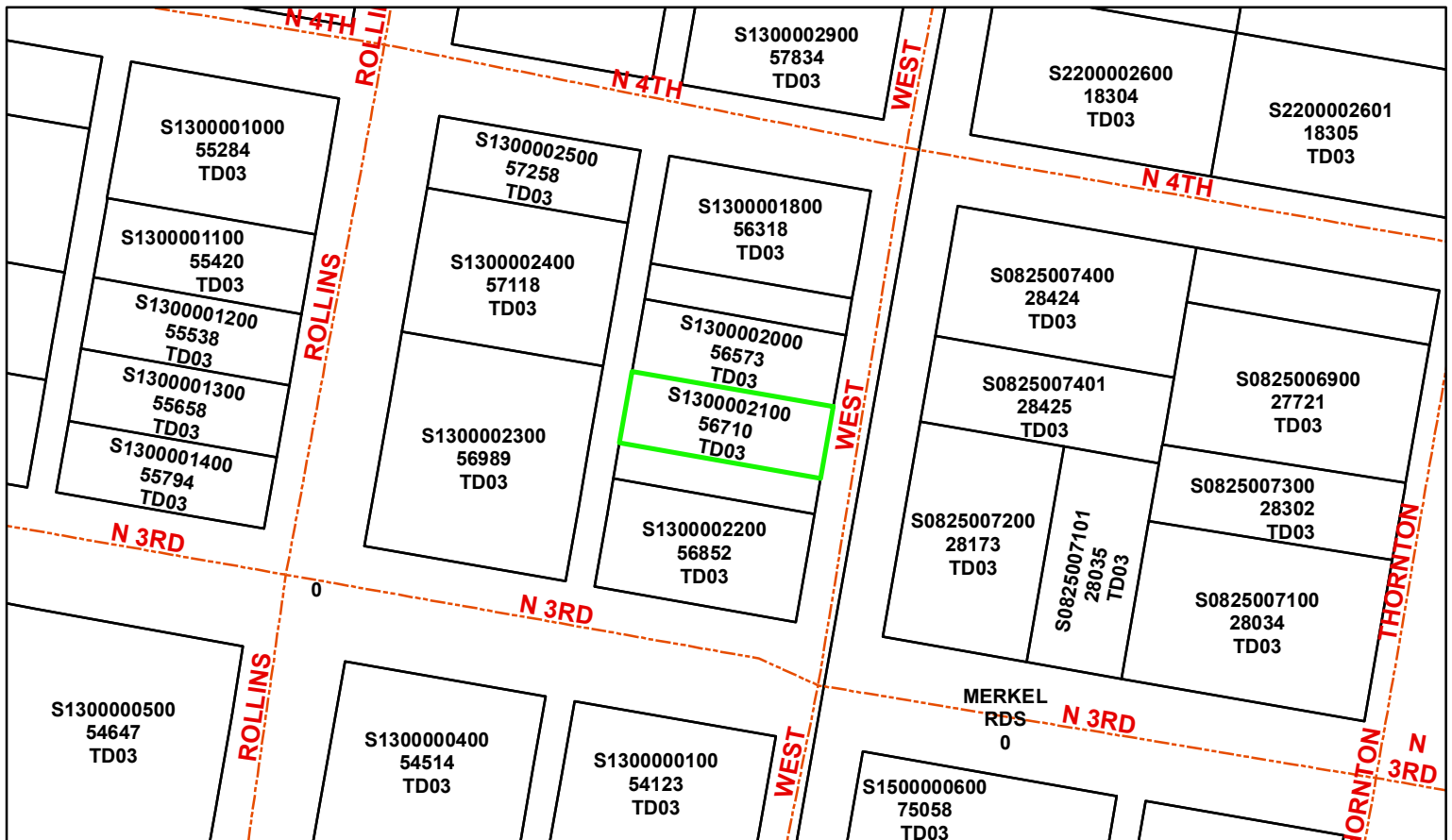
MESQUITE ST	80100049900 51051	PLUM ST	80100041900 40762	80100040900 39507	ASH ST	19500003100 60029	
	80100049800 50913		80100041800 40637	80100041000 39617		80100040800 39390	
	80100049600 50656		80100041700 40508	80100041100 39743		80100040700 39267	
	N 12TH ST		80100041600 40391	80100041200 39866		80100040600 39159	
	PLUM ST		80100050100 51313	80100041500 40255		ASH ST	80100040500 39043
			80100050200 51436	80100041400 40111			80100040400 38927
			80100050300 51561	80100048800 49602			80100040300 38791
			80100050400 51687	80100048700 49482			80100042000 40890
			80100050400 57175	80100048500 49231			24493000100 41010
	80100054600 57175		80100048400 49102	80100047700 48175		80100042300 41281	
80100054700 57322	ASH ST	80100047800 48290	24493000200 41145				
80100054800 57456		80100047900 48420	24493000300 42407				

DELINQUENT TAX SALE

PropID: 56573

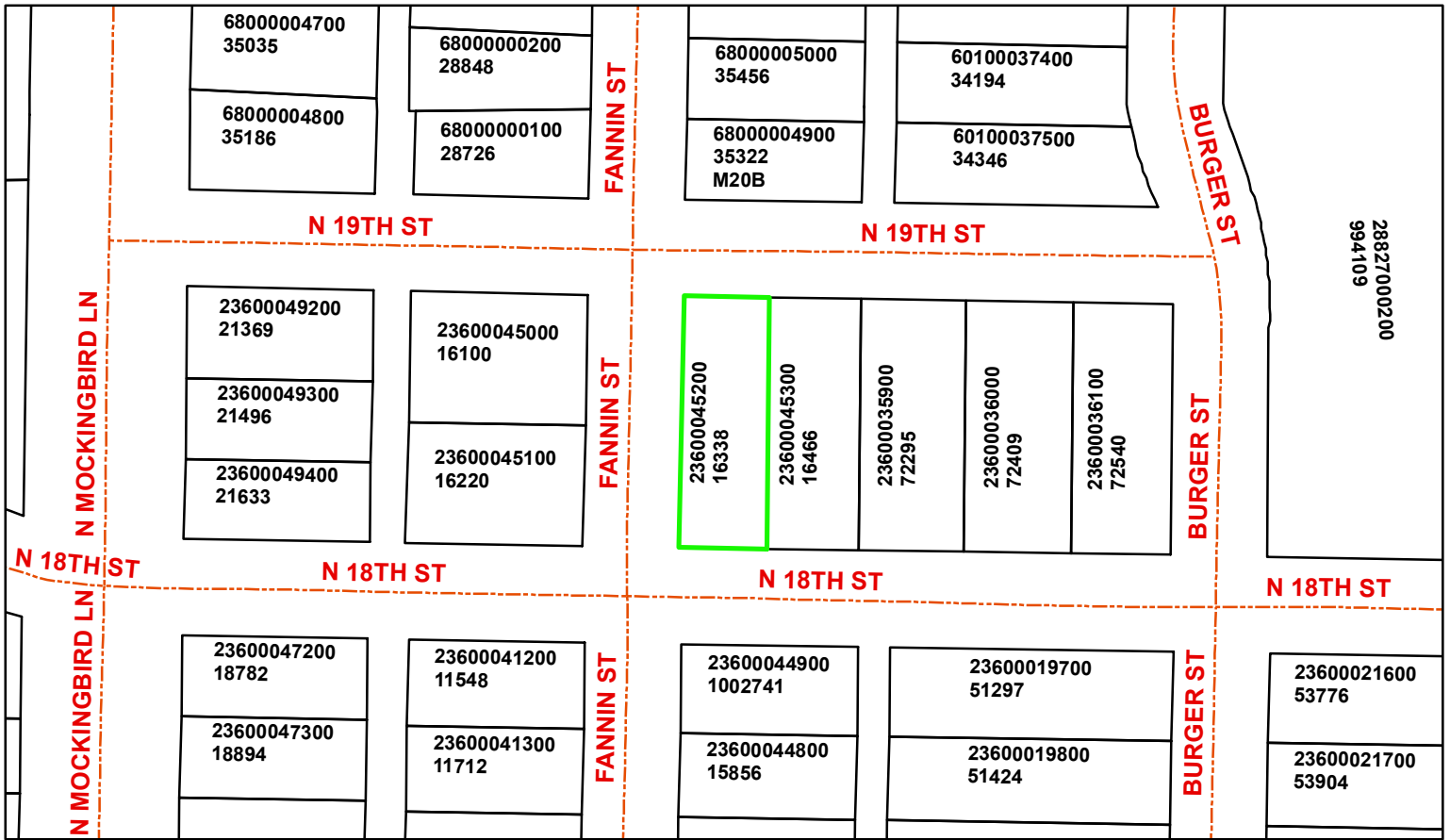


PropID: 56710

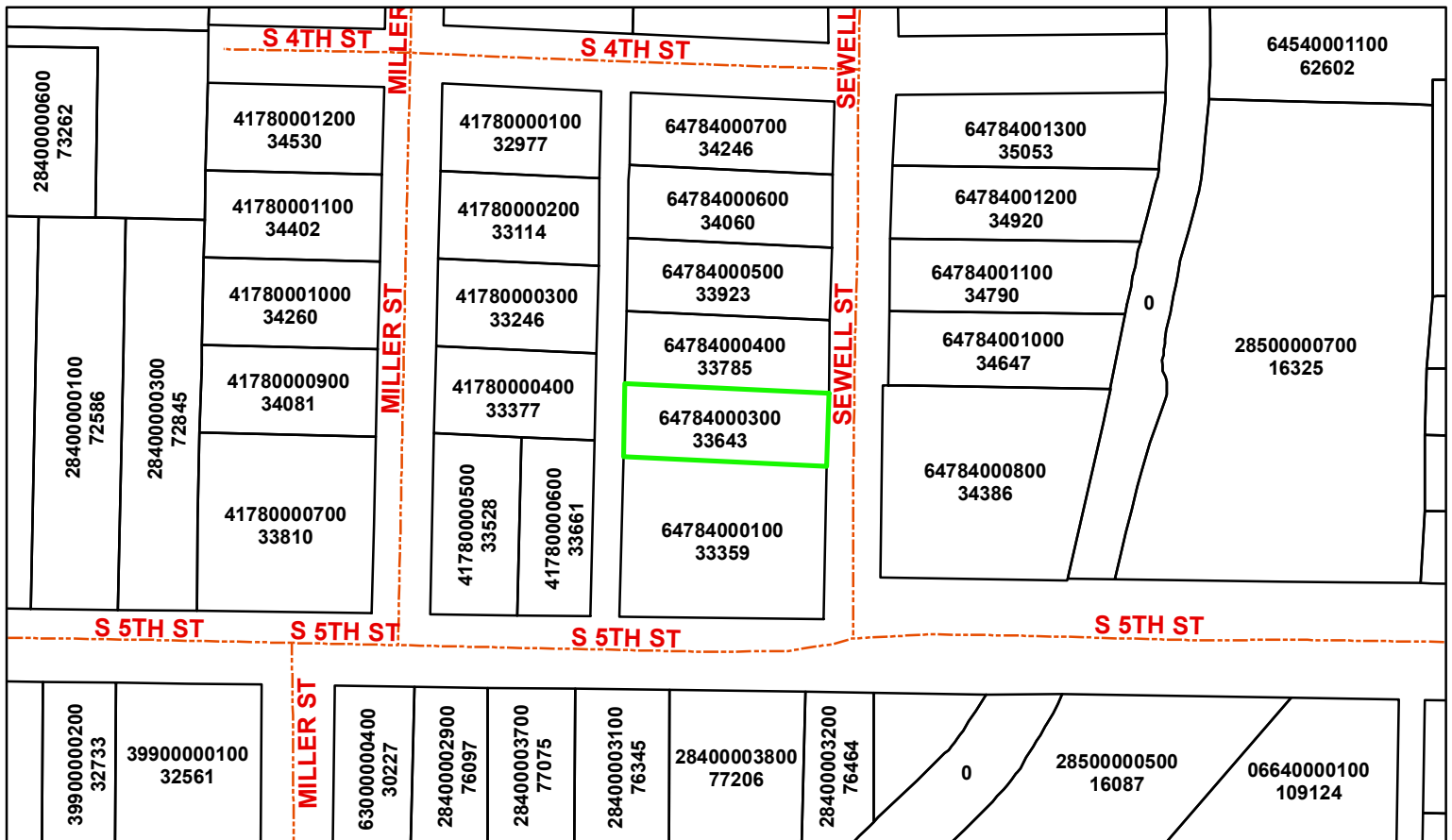


DELINQUENT TAX SALE

PropID: 16338

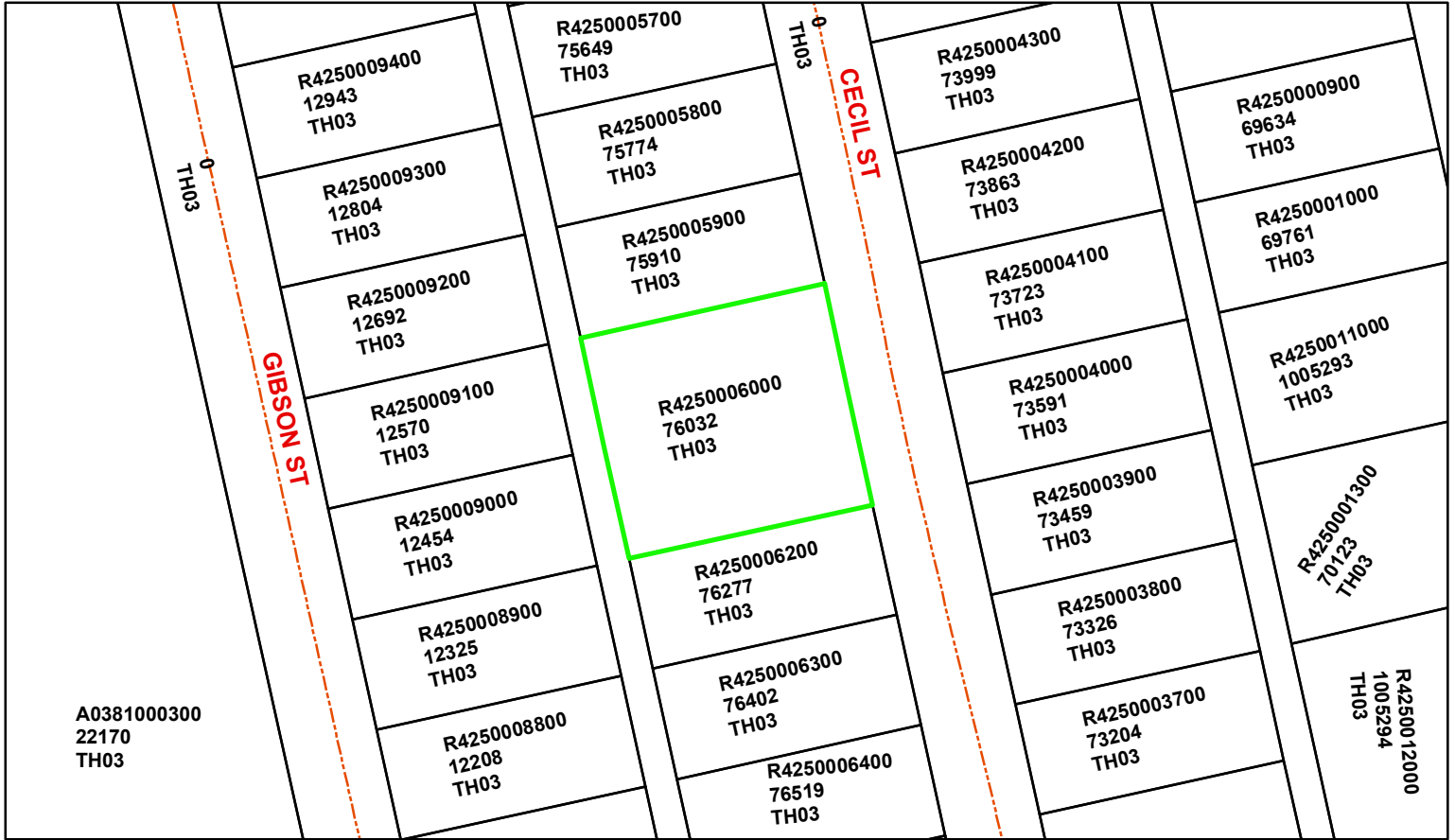


PropID: 33643

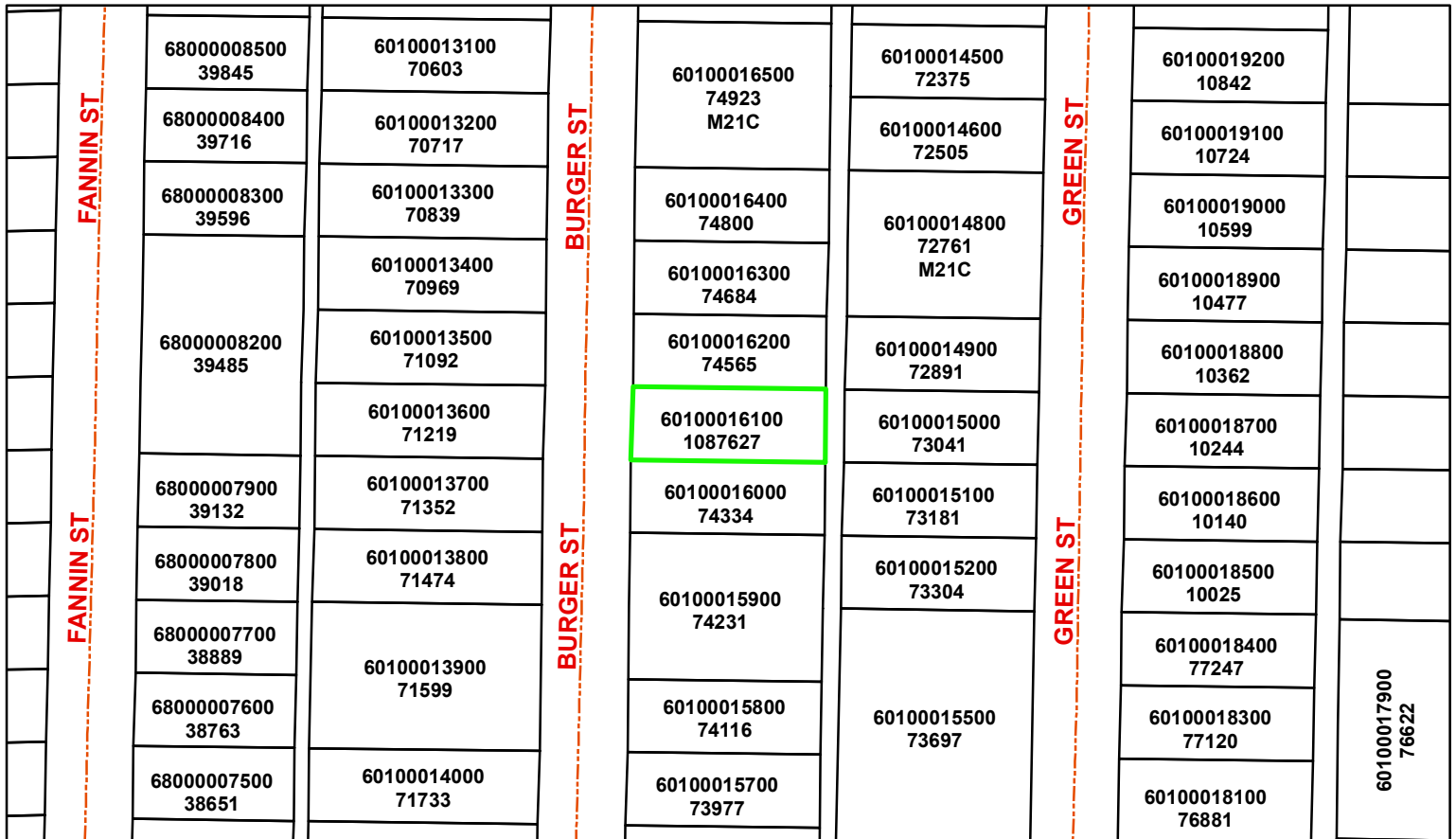


DELINQUENT TAX SALE

PropID: 76032

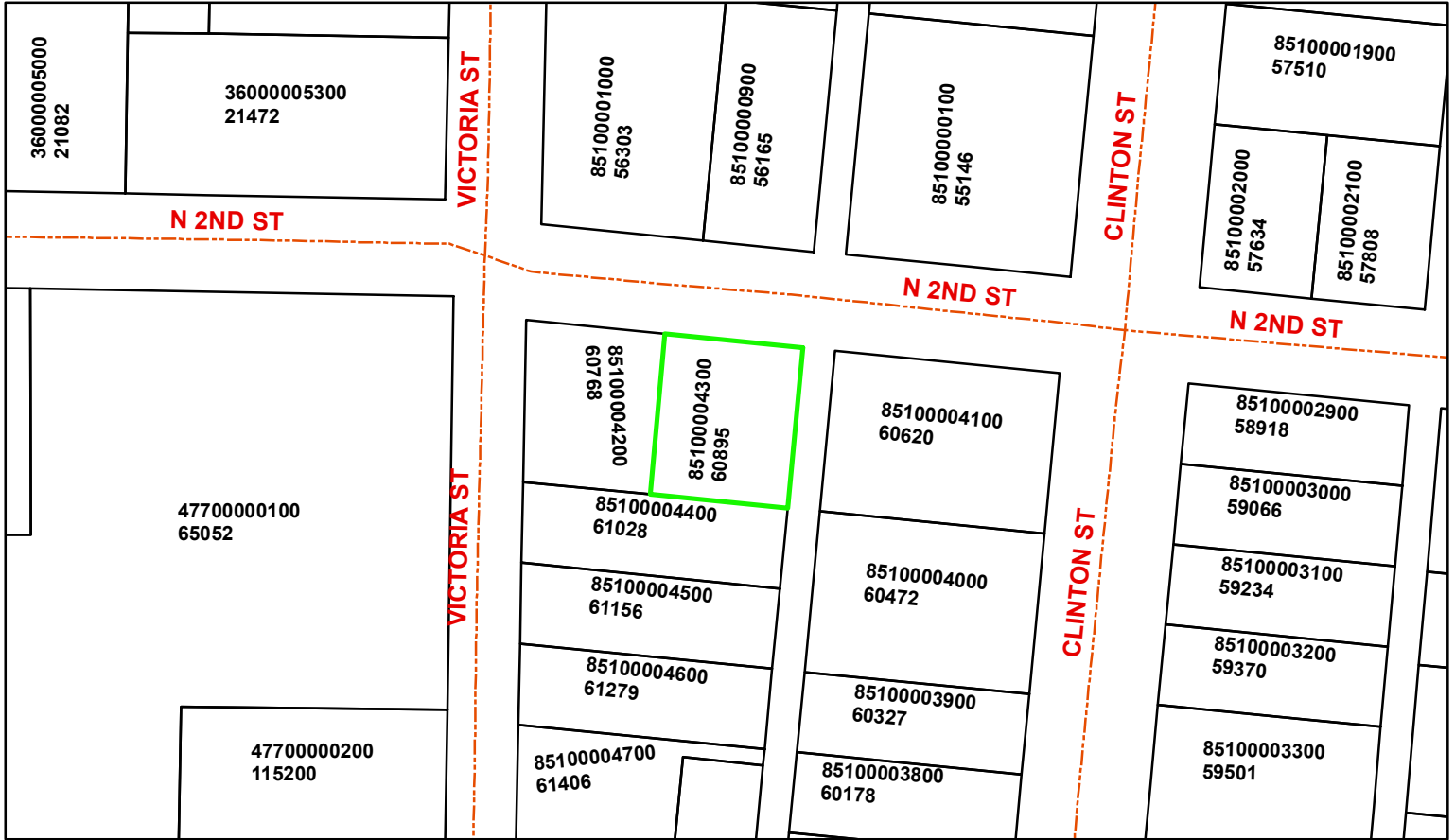


PropID: 74450

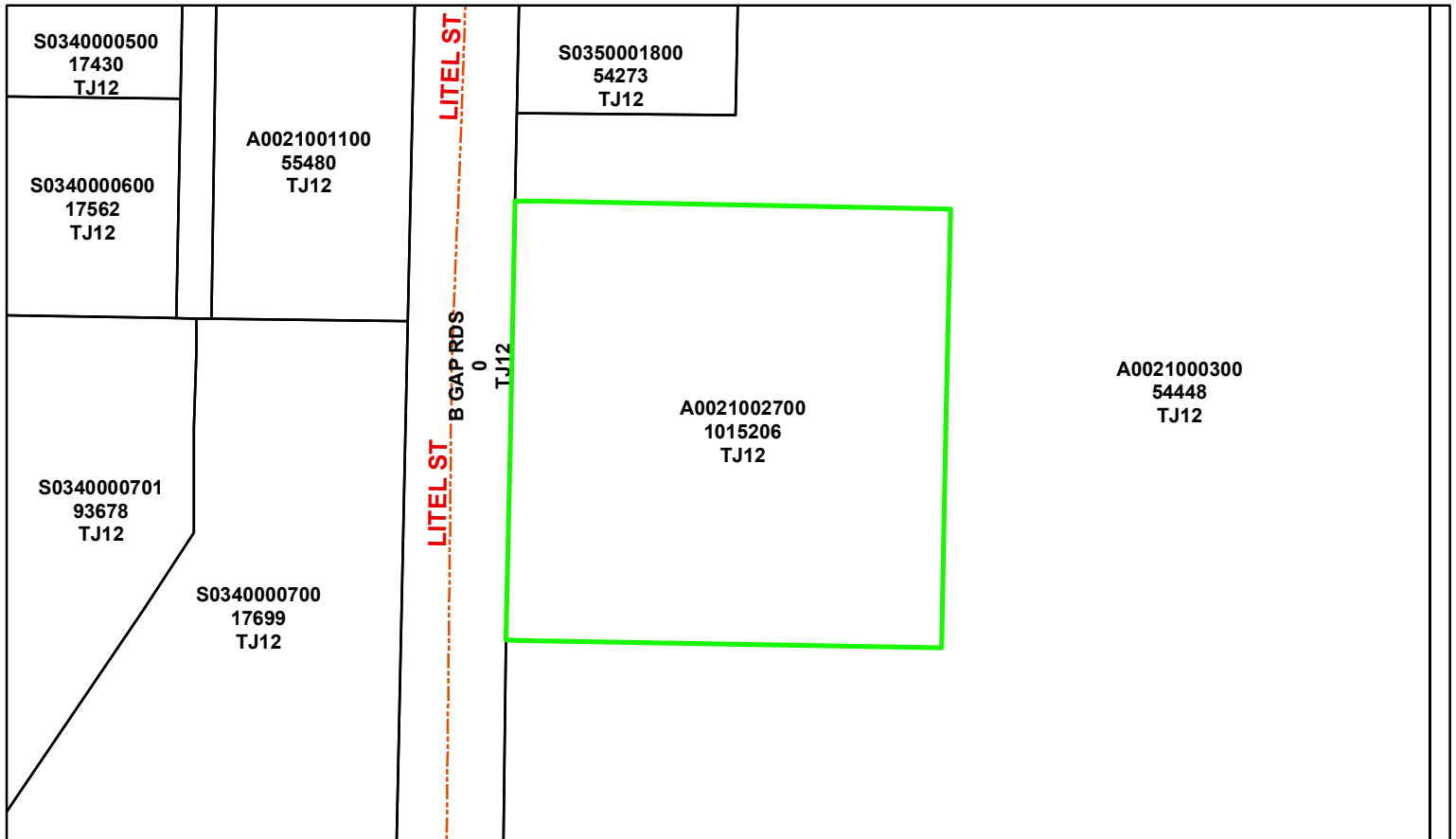


DELINQUENT TAX SALE

PropID: 60895



PropID: 1015206



DELINQUENT TAX SALE

PropID: 40395

6490001900 34936	6490004300 38040	6490006600 40893	6490008800 43636	
6490001800 34808	6490004100 37808	6490006500 40765	6490008700 43520	N 8TH ST
6490001700 34662	6490004000 37679	6490006400 40640	6490008600 43404	3100001300 17349
6490001600 34535	6490003900 37557	6490006300 40512	6490008500 43283	3100003000 19404
6490001500 34407	6490003800 37443	6490006200 40395	6490008400 43168	3100002900 19280
6490001400 34266	6490003700 37320	6490006100 40259	6490008300 43044	3100002800 19151
6490001300 34087	6490003600 37191	6490006000 40115	6490008200 42922	3100002700 19024
6490001200 33947	6490003500 37064	6490005900 39987	6490008100 42766	3100002600 18910
6490001100 33815	6490003400 36923	6490005800 39869	6490008000 42643	3100002500 18797

PropID: 1001797

75100096000 42221	75100082200 24156	75100082300 24276	75100084200 26675	75100086500 29828
	43189000100 1086305	75100082500 24537	75100082600 24666	75100086600 30008
75100095500 41602	75100083200 25407	75100083000 25158	75100082400 24409	75100086700 30131
75100095700 41847	75100083300 25544	75100082900 1001796	75100082700 24801	75100086800 30272
75100095600 41723	75100083400 25687	75100082800 24915	75100083600 25929	75100086900 30441
			75100083700 26052	75100087000 30568
			75100083501 25806	
			75100083500 25804	
75100022200 14706	75100022100 14593			
	75100022000 14494			
			75100019400 11287	75100018800 10569

DELINQUENT TAX SALE

PropID: 68235



PropID: 91279

