

JOINT NOTICE OF SALE

THE STATE OF TEXAS

COUNTY OF HILL

BY VIRTUE OF ORDERS OF SALE issued pursuant to judgment decrees of the District Court of Hill County, Texas, by the Clerk of said Court on said date in the hereinafter numbered and styled causes, and to me directed and delivered as Sheriff of said Court, I have on the 7th day of September, 2023, seized, levied upon, and will on the 3rd day of October, 2023, at the Courthouse Steps, at 10:00 A.M. on said day, proceed to sell for cash to the highest bidder all of the right, title, and interest of the defendants in such suit in and to the following described real estate levied upon as the property of said defendants, as provided for by the TEXAS PROPERTY TAX CODE.

All of the following properties being located in Hill County, Texas and each property being more particularly described on an instrument recorded in the Volume and Page reference (V___/P___) or document number of the Deed Records, Hill County, Texas. The approximate property addresses reflected herein are the addresses on the tax records and may or may not be completely accurate.

PROP #	CAUSE #	STYLE	PROP DESCRIPTION, ADDRESS, ACCT #	MIN BID
1	12136A	Hillsboro ISD v Johnnie Mae Chatham et al	Part of Lot 17, Sweeney Addition, assessed as Lot 17A, Sweeney Addition, City of Hillsboro, (V819/P270 & 273) 482 Park Dr, Hillsboro, #114846	\$19,635.97
2	12225A	Hillsboro ISD v Edward Green	East half of Lot 42, assessed as Lot 42A, Buck Addition, City of Hillsboro (V589/P536) 205 Mark St, Hillsboro #101437	\$10,555.21
3	T058-18	Mount Calm ISD v Dixie R. Roberts et al	0.293 Acre +/- of Abstract 558 of the M. Mata Survey, Tract 11, City of Mount Calm, (V1697/P388) 203 State Highway B, Business, Mount Calm, #134725	\$2,452.76
4	T064-20	Blum ISD v Jesse Kyle Collins, et al	A Manufactured Home ONLY, Label #TEX0531757, Serial #CRH1X3105, located on Lots 11-18, Block 17, Davis Addition, City of Blum, 311 E 8th Street, Blum #392500	\$4,514.13
5	T118-20	Hill County v Marta Guerrero, et al	A Manufactured Home Only, Label #TEX0221551, Serial #KBTXSN380299, I. D. Houston Survey, Abstract 392, Tract 18A, Space 7, City of Hillsboro, 319 Fancher St, Hillsboro, #390210	\$2,974.95
6	T164-20	Hill County v James Glenn, et al	0.507 Acre, +/-, out of the H. E. Taylor Survey, Abstract 1183, assessed as Tract 1A, Hill County, Texas (V634/P210 SAVE & EXCEPT V637/P627), 126 HCR 3326, Hubbard, #116853	\$7,036.35
7	T193-20 T014-22	Hill County v Guadalupe Torres, et al Hill County v Elias Castellanos-Marquez	A Manufactured Home, Label #HWC0234301/02, Serial #CW2002700TXA/B, AND Lot 77-1, Tres Vidas Ranch Addition, assessed as 1.62 Acres, +/-, Hill County, 1169 HCR 4343, Hillsboro #390995 & 134011	\$12,661.44
8	T010-21	Hill County v Steven Ray Williams	Part of Lot 3, Block 3, Duncan Addn, assessed as Lot 3A, Block 3, Duncan Addn, City of Hillsboro, (V1961/P26), 207 Duncan St, Hillsboro, #112378	\$15,531.01
9	T101-21	Hill County v Santos Galaviz Martinez, et al	Part of Lot 4, Block 6A, J. M. Duncan Addition, City of Hillsboro (V1182/P355) 611 W Gould St, Hillsboro #112431 & 392438	\$1,595.16
10	T105-21	Hill County v Derrick Andre McGill, et al	Part of Lot 8, Block 27, Browder Addition, assessed as Lot 8A, Block 27, Browder Addition, City of Lasea (V734, P780 & V738/P658) 409 S Aquilla St Lasea #160006	\$3,245.13
11	T005-22	Hill County v Jody Lynn Radke, et al	Lots 13, 14 and 15, Original Town of Bynum, (V1257/P223), 204 Saylor St, Bynum, #122656	\$6,630.34

PROP #	CAUSE #	STYLE	PROP DESCRIPTION, ADDRESS, ACCT #	MIN BID
12	T011-22	Hill County v Stephen Girnus, et al	50% Undivided interest in Lot 10, Block 3, Heather Heights Addition, City of Itasca, (V1846/P141) K Lane, Itasca #155376	\$8,287.83
13	T029-22	Hill County v Keshia Garner, et al	Part of Lot 10, McKenzie Addition, assessed as Lot 10A, McKenzie Addition, City of Hillsboro (V1726/P196) 617 Park Dr, Hillsboro #113148	\$2,820.17
14	T043-22	Hillsboro ISD v Leonor Corral	Part of Lot 27, McMullen Addn, assessed as Lot 6, Block 27, McMullen Addn, City of Hillsboro, (V1171/P585), 315 E Walnut Street, Hillsboro #113911	\$3,893.87
15	T075-22	Hill County v Darrell Wayne Cockerham, et al	1.0 Acre, +/-, out of the A. Frederick Survey, Abstract 315 and the D. Boiles Survey, Abstract 66, assessed as Tract 103, & a Manufactured Home (V1630/P775), HCR 2421 E, Hillsboro, #110210	\$2,078.66
16	T079-22	Hill County v Gerald W. Kinard, et al	Lot 3, Sowell Addn, City of Hillsboro, (V707/P631), 605 E Walnut St, Hillsboro, #114605	\$6,779.99
17	T082-22	Hill County v Floyd Williams, et al	Part of Lot 104, Craig Addn & part of Lot 6, Sweeney Addn, assessed as Lot 6A, Sweeney Addn, being 0.256 Acre, +/-, (V764/P774), 423 Park Dr, Hillsboro, #114815	\$10,580.00
18	T092-22	Hill County v Florentino R. Duran, et al	Lot 7 & part of Alley, Block 23, Rose Hill Annex, City of Hillsboro, (Tract 2 in V609/P824), Tarlton Ave, Hillsboro, #101300	\$1,350.00
19	T148-22	Hill County v Javier Gaspar Munoz, et al	Part of Lot 104, Craig Addn, assessed as Lot 104C, Craig Addn, (V1690/P27), 506 E Elm St, Hillsboro, #112280	\$989.00
20	T175-22	Itasca ISD v Rosendo Zavala	Lot 5, Block 1, Martin Addn, City of Itasca, (V1253/P723), 407 E Wilkerson St, Itasca #119731	\$2,043.53
21	T193-22	Hill County v Jerald D. Ford, et al	A Manufactured Home, Label #TRA0243098/99, Serial #MSB952870S1SN18449/ S2SN18449, & 25.415 Acres, +/-, James Taylor Survey, Abstract 917, assessed as Tract 2, (V1396/P95) 284 HCR 2128, Whitney, #376850 & 106413	\$6,632.90
22	T196-22	Hill County v Janie Amaro	0.135 Acre, +/-, out of the B. M. Hunter Survey, Abstract 373, assessed as Tract 10B, (V1928/P53 & V710/P11) 281 HCR 3272, Mount Galm #1131613	\$5,588.71
23	T198-22	Hill County v Manuel Prado, et al	Lots 345 & 362A, Live Oak Resort Addn, & a Manufactured Home (V898/P749) 385 9th St, Whitney #129028	\$7,287.00

PROP #	CAUSE #	STYLE	PROP DESCRIPTION, ADDRESS, ACCT #	MIN BID
24	T217-22	Hill County v Calvin Parker, et al	Lots 1 & 2, Block 18, Original Town of Brandon, (V20/P143) Locust St & Hillsboro St, Brandon #102557	\$5,564.27
25	T218-22	Hill County v Ryan M. Kauffman	0.69 acres, +/-, out of N Berkley Survey, Abstract #36, assessed as Tract 8 (V1888/P157) NE Eighth St, Hubbard, #101075	\$4,252.63
26	T218-22		Lots 607 & 608, Lake Whitney Estates, Unit 2 & Manufactured Homes, Label #TEX0078078, Serial #12504350 & another Manufactured Home with no label or serial # (V1879/P107) Ash Ridge, Whitney, #104653	\$2,171.74
27	T001-23	Hill County v Ricardo Carrera	4.00 Acres, +/-, H. D. Ripley Survey, Abstract 800, assessed as Tract 4-11 (V2907/P208) SA/VA AND EXCEPT (V1110/T180) 348 Hill County Road 4-23 E, Itasca, #146733	\$4,124.76
28	T005-23	Hill County v Wardell Pearson, et al	Lot 12, Block 39, Original Town Mount Calm, Hill County, (Plat 19/36) S 3rd St W, Mount Calm #103594	\$1,330.00
29	T034-23	Hill County v Ardelia Leonard Gantt, et al	Lots 7 & 8, Block 79, Original Town of Hubbard, (V546/P805) SW First St, Hubbard #117478	\$2,620.00

WITHDRAWN

This sale will be conducted to satisfy the judgment(s) for delinquent property taxes and accrued penalties and interests due on the properties described herein, and for all costs of court and sale.

I do hereby verify that true and correct copies of the foregoing Joint Notice of Sale have been delivered by United States Certified Mail, Return Receipt Requested, and by regular mail, to each of the Defendants named in each of the numbered and styled causes.

DATED the _____ day of September 2023, at Hillsboro, Texas

RODNEY B. WATSON
Sheriff, Hill County, Texas

SCOTT ROBINSON, DEPUTY SHERIFF

You may contact the attorney for the taxing units at (254) 756-7755.

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