

PerdueBrandonFielderCollins&MottLLP  
ATTORNEYS AT LAW

P.O. BOX 8188  
WICHITA FALLS, TEXAS 76301  
TELEPHONE 940-723-4323  
FAX 940-723-8553  
[www.pbfcml.com](http://www.pbfcml.com)

**Jeanmarie Baer**  
ATTORNEY AT LAW  
[jbaer@pbfcml.com](mailto:jbaer@pbfcml.com)

January 11, 2016

Valorie Stout  
Administrative Assistant  
P O Box 475  
Montague TX 76251

Re: Nocona Hills Lot 1561  
Bid Amount \$ 500.00

Enclosed, please find the Tax Resale Deed regarding the above referenced property. This property is being held in trust by the taxing entities. The resale bid needs to be added to the commissioner's court agenda to see if the commissioner's will accept this bid. If the bid is accepted by the commissioner's court, then please sign the Tax Resale Deed.

Please return the deed back to our office, in the self-addressed, stamped envelope.

Cordially,



Darla Allen  
Legal Assistant



This conveyance is made and accepted subject to the following matters to the extent that the same are in effect at this time: any and all rights of redemption, restrictions, covenants, conditions, easements, encumbrances and outstanding mineral interests, if any, relating to the hereinabove described property, but only to the extent they are still in effect, shown of record in the hereinabove mentioned County and State, and to all zoning laws, regulations and ordinances of municipal and/or other governmental authorities, if any but only to the extent that they are still in effect, relating to the hereinabove described property.

IN TESTIMONY WHEREOF, THE NOCONA INDEPENDENT SCHOOL DISTRICT, TRUSTEE, the NOCONA HOSPITAL DISTRICT, FARMER'S CREEK WATER DISTRICT and MONTAGUE COUNTY, has caused these presents to be executed this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_.

NOCONA INDEPENDENT SCHOOL DISTRICT

ATTEST:

\_\_\_\_\_  
Secretary, Board of Trustees

By: \_\_\_\_\_  
Len Dingler, MD, President Board of Trustees

STATE OF TEXAS           §  
COUNTY OF MONTAGUE   §

This instrument was acknowledged before me on the \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_, by Len Dingler, MD, in his capacity as President of the Board of Trustees for the Nocona Independent School District as the act of the Nocona Independent School District.

\_\_\_\_\_  
Notary Public, State of Texas

NOCONA HOSPITAL DISTRICT

ATTEST:

\_\_\_\_\_  
Secretary, Board of Trustees

By: \_\_\_\_\_  
Charles May, President, Board of Trustees

STATE OF TEXAS           §  
COUNTY OF MONTAGUE   §

This instrument was acknowledged before me on the \_\_\_\_ day of \_\_\_\_\_, 20\_\_, by Charles May, in his capacity as President of the Board of Trustees for the Nocona Hospital District as the act of the Nocona Hospital District.

\_\_\_\_\_  
Notary Public, State of Texas

FARMER'S CREEK WATER DISTRICT

ATTEST:

Randy Roth  
Secretary, Board of Trustees

By: Jess Harrelson  
Jess Harrelson, President, Board of Trustees

STATE OF TEXAS §  
COUNTY OF MONTAGUE §

This instrument was acknowledged before me on the 7 day of January, 2016 by Jess Harrelson, in his capacity as President of the Board of Trustees for the Farmer's Creek Water District as the act of the Farmer's Creek Water District.

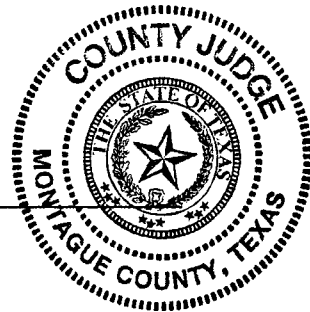


Angela Hennigan  
Notary Public, State of Texas

COUNTY OF MONTAGUE

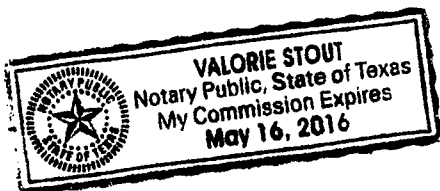
ATTEST:  
Glenda Benson  
County Clerk

By: Rick Lewis  
Rick Lewis, County Judge



STATE OF TEXAS §  
COUNTY OF MONTAGUE §

This instrument was acknowledged before me on the 25<sup>th</sup> day of January, 2016, by Rick Lewis, in his capacity as Judge of the County of Montague as the act of the County of Montague.



Valerie Stout  
Notary Public, State of Texas

GRANTEE'S ADDRESS:

JERRY & BETTY ALSTON  
115 RIDGEVIEW DR.  
NOCONA HILLS, NOCONA, TX 76255