

CenturyLink Webmail

pennywcad@embarqmail.com

Lot 319 Silverlake Ranch

18-295

From : Darrell Bruce <dbruce1313@gmail.com>

Thu, Nov 08, 2018 11:25 AM

Subject : Lot 319 Silverlake Ranch

To : dbruce1313@gmail.com

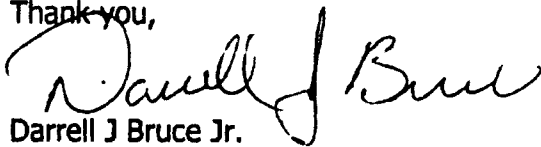
Cc : pennywcad@embarqmail.com

Mickey,

I am making an offer/bid on the tax-foreclosed property located in Silver Lake Ranch Phase 4 lot 319. The property is located in Montague County but fall under a Wise County school tax. According to the attorney handling the property this bid is due to your office by 11/9/2018. My cash offer for the 3 acres is \$7500.00. I will be traveling the week of Thanksgiving between 11/17-11/25 and will be out of the country unable to be reached the entire week. If my bid is accepted I am available through 11/16 to deliver payment in full or after 11/25. I do not know the process after the 9th but please let me know so I know my next step.

This offer may seem low as it's a lot lower than my offer on the other lot (268) however after walking the lot the majority of the lot is unusable due to a large ravine that runs through it. No offense intended on this offer as I am taking a risk that anything can even be built on it.

Thank you,



Darrell J Bruce Jr.
8136 Sayers Ln
North Richland Hills TX 76182
Cell 817-404-7155

Sent from my iPad 11/8/2018

November 16, 2018

Suit #2011-0340M-CV; Montague County vs. Rodney Nelson

**Lot 319, Silver Lakes Ranch, Phase 4, an addition in Montague County, Texas,
according to the map or plat thereof recorded in Cabinet "G", Volume 10, Page
94, Plat Records of Montague County, Texas.**

Amount of Bid	\$7,500.00
Alvord ISD	\$5,152.05
Montague County	\$1,626.96
Court Costs	\$259.33
Abstract Fees	\$175.00
Sheriff Fees	\$131.66
Deed	\$30.00
Publication	\$125.00