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January 23, 2019

Sydney Nowell
Montague County Tax Office
P O Box 8
Montague TX 76251

Re: Resale Lot 60, Lot 630, Lot 877 and Lot 1982, Nocona Hills Addition

Enclosed, please find the Tax Resale Deed regarding the above referenced properties. The Nocona ISD voted to accept Destrey Smith's bid, please have this put on the Montague County's agenda.

Bid is for \$265.00 for each lot from Destrey Smith

Please call if you have any questions regarding this matter.

Cordially,

Darla Allen
Legal Assistant

NOTICE OF CONFIDENTIALITY RIGHTS: IF YOU ARE A NATURAL PERSON, YOU MAY REMOVE OR STRIKE ANY OF THE FOLLOWING INFORMATION FROM THIS INSTRUMENT BEFORE IT IS FILED FOR RECORD IN THE PUBLIC RECORDS: YOUR SOCIAL SECURITY NUMBER OR YOUR DRIVER'S LICENSE NUMBER.

STATE OF TEXAS

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TAX RESALE DEED

COUNTY OF MONTAGUE

KNOW ALL MEN BY THESE PRESENTS that the NOCONA INDEPENDENT SCHOOL DISTRICT, TRUSTEE, the NOCONA HOSPITAL DISTRICT, and MONTAGUE COUNTY, acting by and through its duly elected officials by resolution duly proposed and adopted in the manner required by law ("GRANTORS") as authorized by Section 34.05, Texas Property Tax Code, for and in consideration of the sum of ONE THOUSAND AND SIXTY DOLLARS AND 00/100 (\$1,060.00), in hand paid by DESTREY SMITH ("GRANTEE") the receipt of which is hereby acknowledged and confessed, has conveyed and quitclaimed and by these presents do convey and quitclaim unto said grantee all right, title and interest of the NOCONA INDEPENDENT SCHOOL DISTRICT, NOCONA HOSPITAL DISTRICT, and MONTAGUE COUNTY in the property herein conveyed, acquired by tax foreclosure sale heretofore held in Cause No. 2015-0263M-CV, styled Nocona Independent School District vs. George W. Bennett, Cause No. 2015-0294M-CV, styled Nocona Independent School District vs. Robert E. Hale et ux Marilyn Hale, Cause No. 2015-0261M-CV, styled Nocona Independent School District vs. James Seay and Cause No. 2015-0337M-CV, styled Nocona Independent School District vs. John T. Zdehovan et al , said property being described as:

- Tract 1: Lot 60, Nocona Hills Addition, Montague County, Texas;**
- Tract 2: Lot 630, Nocona Hills Addition, Montague County, Texas;**
- Tract 3: Lot 877, Nocona Hills Addition, Montague County, Texas;**
- Tract 4: Lot 1982, Nocona Hills Addition, Montague County, Texas;**

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.

TO HAVE AND TO HOLD said premises, together with all and singular the rights, privileges and appurtenances thereto in any manner belonging unto the said DESTREY SMITH, his heirs and assigns forever, so that neither the NOCONA INDEPENDENT SCHOOL DISTRICT, NOCONA HOSPITAL DISTRICT, nor MONTAGUE COUNTY, nor any person claiming under it or them shall at any time hereafter have, claim or demand any right or title to the aforesaid premises or appurtenances, or any part thereof.

Grantee accepts the property without warranty and in "AS IS, WHERE IS" condition and subject to any environmental conditions that might have or still exist on said property, and subject to any title defects and deficiencies, and subject to the right of redemption, if any, provided under the Texas Property Tax Code.

Taxes for the current year are assumed by Grantee.

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, and MONTAGUE COUNTY, has caused these presents to be executed this _____ day of _____, 20__.

NOCONA INDEPENDENT SCHOOL DISTRICT

ATTEST:

Secretary, Board of Trustees

By: _____
President Board of Trustees

STATE OF TEXAS §
COUNTY OF MONTAGUE §

This instrument was acknowledged before me on the _____ day of _____, 20__, by the 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: _____
President, Board of Trustees

STATE OF TEXAS §
COUNTY OF MONTAGUE §

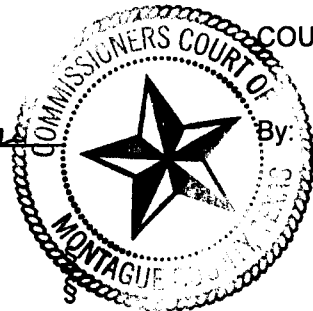
This instrument was acknowledged before me on the ____ day of _____, 20__ by the President of the Board of Trustees for the Nocona Hospital District as the act of the District.

Notary Public, State of Te

Will be replaced

ATTEST:

Blenda Hanson
County Clerk



COUNTY OF MONTAGUE

[Signature]
County Judge

STATE OF TEXAS
COUNTY OF MONTAGUE

This instrument was acknowledged before me on the 11 day of FEBRUARY, 2019 by the Judge of the County of Montague as the act of the County of Montague.

Laura Lynn Moore
Notary Public, State of Texas

GRANTEE'S ADDRESS:

**DESTREY SMITH
189 FAIRWAY DR.
NOCONA, TX 76255**

