

Brazoria County Tax Office

KRISTIN R. BULANEK
TAX ASSESSOR-COLLECTOR

111 E. Locust
Angleton, Texas 77515

979.864.1320
FAX 979.864.1346

Tuesday, August 22, 2023

City of Richwood
Attn: Kristen Garcia
1800 Brazosport Blvd N
Richwood, TX 77531

Re: Account No. 4360-0000-502

Dear Ms. Garcia,

The Property Tax Resale Committee of Brazoria County has received an offer on the above-referenced account held in trust. Included with this letter is the property information.

The Property Tax Resale Committee has agreed to accept the offer. Please present this offer to your governing body for approval.

Once approved, please notify the Brazoria County Tax Office and include the account number and a copy of the minutes.

If you have any questions, please do not hesitate to contact our office.

Sincerely,

Jona Filipp

PROPERTY INFORMATION

RESALE MEETING OF: 8/22/2023
IN TRUST TO: CITY OF RICHWOOD
PREVIOUS OWNER: MOHAMMAD A. SWATI, ET UX
ACCOUNT #: 4360-0000-502
PRECINCT #: 1
LEGAL DESCRIPTION: GLENWOOD BAYOU (A0066 J E GROCE) (RICHWOOD), RESERVE H ACRES 0.11
PHYSICAL ADDRESS: 0
SCHOOL DISTRICT: BRAZOSPORT ISD
OFFER MADE BY: JUAN & TRACY BOCANEGRA
AMOUNT OF OFFER: \$5,100.00
MINIMUM BID AT SALE: \$4,669.55
ADJUDGED VALUE: \$5,990.00
CURRENT LAND VALUE: \$9,340.00
CURRENT IMPROVEMENT: \$0.00
CITY WEED/DEMO LIENS: NA
SHERIFF'S DEED FILE DATE: 7/24/2018
REDEMPTION DATE: 1/24/2019
POST JUDGMENT TAXES: \$166.77
POST JUDGMENT YEARS: 2018

VOTE: AYE NAY

K. BULANEK
K. STEWART
JUDGE SEBESTA
D. PAYNE
CIVIL DIVISION REP.

| |
|---|
| X |
| X |
| X |
| X |
| X |

PBFCM REPRESENTATIVE PRESENT

Cause Number: 91342-T **Account Number:** 4360-0000-502
Bid Amount: \$5,100.00 **Current Land Value \$:** \$9,340.00
Offer Made By: JUAN & TRACY BOCANEGRA **Adjudged Value\$:** \$5,990.00

Judgment Information

| Taxing Entity | Tax Years | Amount Due |
|--------------------|-----------|------------|
| BC | 2009-2017 | \$503.13 |
| Brazosport ISD | 2009-2017 | \$1,340.57 |
| BRHND | 2009-2017 | \$51.57 |
| Brazosport College | 2009-2017 | \$264.17 |
| Velasco Drainage | 2009-2017 | \$99.73 |
| City of Richwood | 2009-2017 | \$757.29 |
| | | |
| | | |
| | | |
| | | \$3,016.46 |

Costs

| | | | |
|-------------------|--------------|-----------------|-------------------|
| Court Costs | \$1,008.60 | Sheriff Fee's | \$180.98 |
| Publication Fee's | \$172.80 | Research Fee's | \$227.25 |
| Ad Litem | | Recording Fee's | \$50.00 |
| Liens | | Certified Mail | \$13.46 |
| Cost of Deed | | Deed File Date | |
| | Total | | \$1,653.09 |

Proposed Distribution

| | | | |
|-----------------------------|------------|--------------|-------------------|
| Offer Amount | \$5,100.00 | Costs | \$1,653.09 |
| Net to Distribute \$ | | | \$3,446.91 |

| | | |
|--------------------|--------|----------|
| BC | 16.68% | 574.93 |
| Brazosport ISD | 44.44% | 1,531.87 |
| BRHND | 1.71% | 58.93 |
| Brazosport College | 8.76% | 301.87 |
| Velasco Drainage | 3.31% | 113.96 |
| | 25.11% | 865.36 |
| 0 | 0.00% | 0.00 |
| 0 | 0.00% | 0.00 |
| 0 | 0.00% | 0.00 |
| | | 3,446.91 |

Post Judgment Information

| Taxing Entity | Tax Year's | Amount |
|--------------------|----------------------------|-----------------|
| BC | 2018 | \$25.71 |
| Brazosport ISD | 2018 | \$75.42 |
| BRHND | 2018 | \$2.40 |
| Brazosport College | 2018 | \$17.93 |
| Velasco Drainage | 2018 | \$5.05 |
| City of Richwood | 2018 | \$40.26 |
| 0 | | |
| 0 | | |
| 0 | | |
| | Post Judgment Total | \$166.77 |

To Whom It may Concern,

We are writing and requesting to purchase lot 554039 in Richwood, Tx on behalf of ourselves, the adjacent property owner, and our next door neighbors on both sides as listed below:

Juan + Tracy Bocanegra - property owners 212055

Dave Walden - Property owner 212057 (property adjacent to 554039)

Dustin Rhodes - Property owner 212056

Ashley Madrid - property owner 212054

"We" as listed above would like you to approve our purchase of 554039 at a cost higher than the minimum bid. "We" have a vested interest in this property and all agree that it would be in all of our best interests if the property would be sold to Juan + Tracy Bocanegra. Thank you for your time. Please see attached list of signatures agreeing + approving this request.

Signed and Approved by :

Tracy Bocanegra 979-487-3991

Property Owner 212055

Tracy Bocanegra

Juan Bocanegra 361-945-1313

Property Owner 212055

[Signature]

Carl Dave Walden 979-665-5617

Adjacent property owner 212057

Carl Dave Walden

Dustin Rhodes 979-480-3424

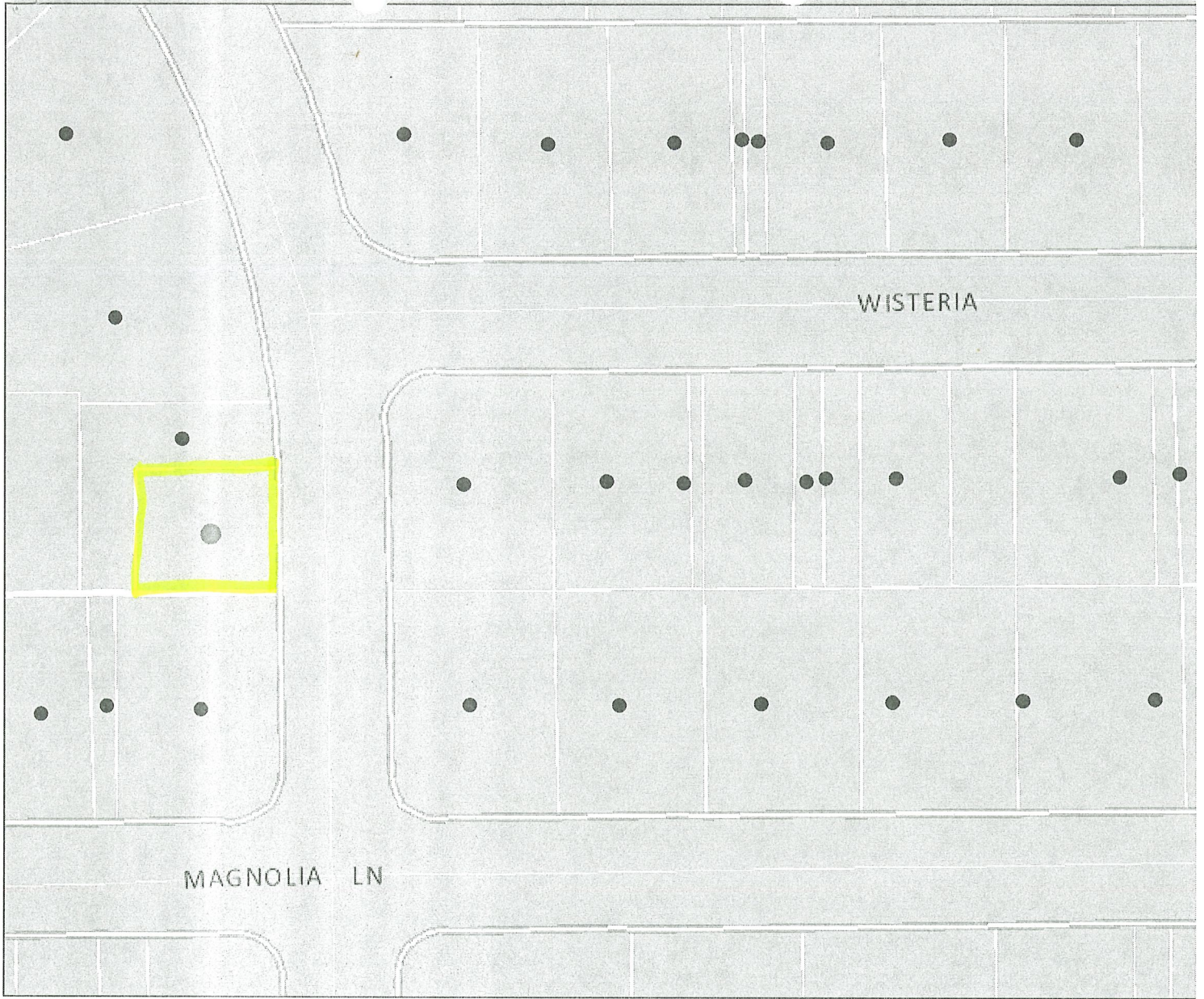
Property Owner 212056

Out of town - Verbal Approval by phone

Ashley Madrid 979-248-7707

Property Owner 212054

[Signature]



1 Property with Geographic ID matching "4360000502"

GLENWOOD BAYOU (A0066 J E GROCE)(RICHWOOD), RESERVE H, ACRES 0.11

Property ID 554039

Geo ID 4360-0000-502

Owned by CITY OF RICHWOOD IN TRUST

Address

[Full Details](#)