

LINEBARGER GOGGAN BLAIR & SAMPSON, LLP

ATTORNEYS AT LAW

500 N. Shoreline Blvd.

Suite 1111 (78401-0357)

P. O. Box 2991

Corpus Christi, TX 78403-2991

---

(361) 888-6898

(361) 888-4405 - FAX

March 31, 2021

Heather Hurlbert, Director  
Of Finance and Business Analysis  
City of Corpus Christi  
P.O. Box 9257  
Corpus Christi, Texas 78469-9257

**Re: Consideration of offers received for Tax Resale Properties**

Dear Heather,

As you are aware, our firm represents the City of Corpus Christi in the collection of delinquent property taxes. As part of our overall effort to collect delinquent taxes in the City of Corpus Christi and the other taxing entities in Nueces County, we regularly post properties for tax sale by the Nueces County Sheriff. At the sale, if there are no bidders willing to offer the minimum opening bid amount, the property is "Struck Off" to the Nueces County taxing entities for the amount due against it. A Sheriff's Tax Deed is filed in the name of Nueces County, as Trustee for all of the taxing entities owed taxes on the property. We continue to try to sell these tax resale properties, and when we receive a purchase offer, we bring it forward to the taxing entities for their consideration and action, in compliance with the Texas Property Tax Code.

Enclosed please find bid analyses and maps for seventeen tax resale properties for which we have received purchase offers. The enclosed offers represent the best and highest received to date. We respectfully request that you place these offers on the City Council's agenda for consideration and action at their next available regular meeting. If the Council approves all 18 offers as submitted, the City will receive \$12,528.58 in delinquent tax revenue, \$19,833.80 in payment of Demo liens, and restore as much as \$353,724.00 in taxable property value to the tax rolls.

We have received multiple offers for several of the properties. If the City Council approves the offers, we will schedule a second auction of these properties with the opening bids set at the amounts approved by the taxing entities. This is the procedure we have used for many years to obtain the best results for our clients. The prospective buyers are all aware of this procedure, it is spelled out in the terms of sale on the Tax Resale Offer Form, which they fill out and sign to submit their offers.

If you need any further information regarding these offers, please contact me anytime. My e-mail address is [marvinl@lgbs.com](mailto:marvinl@lgbs.com), my direct office number is (361) 760-0106, and my cellphone number is (361) 443-1965. Thanks for your help.

Sincerely,

A handwritten signature in cursive script that reads "Marvin Leary". The signature is written in black ink and is positioned above the printed name.

Marvin Leary  
Area Manager

Enclosures: Bid analyses and maps for 18 tax resale properties

**DISTRIBUTION OF PROCEEDS FROM PROPOSED TAX RESALE OFFERS**

ITEM NO.	TAX ACCOUNT NUMBER	PROPERTY ADDRESS	AMOUNT OF OFFER	NUECES COUNTY	CITY OF CC	CC PAVING & DEMO	CCISD	TULOSO MIDWAY	DEL MAR	COSTS OF SALE	TAXABLE VALUE
2170	2277-0006-0220	3025 GREENWOOD	\$1,000.00	\$0.00	\$0.00	\$686.67	\$0.00	\$0.00	\$0.00	\$313.33	\$6,745.00
2171	8409-0010-0150	2841 MARY ST	\$2,500.00	\$72.10	\$84.20	\$0.00	\$180.81	\$36.39	\$2,126.50	\$7,813.00	
2241	7891-0006-0250	805 ELEANOR	\$500.00	\$0.00	\$0.00	\$142.95	\$0.00	\$0.00	\$357.05	\$2,998.00	
2244	8529-0001-0070	2513 MARY ST	\$2,000.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$2,000.00	\$9,375.00	
2261	5324-0001-0025	1022 25TH ST	\$4,000.00	\$104.90	\$135.04	\$1,597.11	\$281.80	\$57.66	\$1,823.50	\$12,031.00	
2272	7634-0003-0460	704 FRANCESCA	\$500.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$500.00	\$3,125.00	
2298	8289-0014-0240	4846 FRANKLIN	\$4,500.00	\$227.51	\$308.24	\$584.48	\$634.43	\$130.84	\$2,614.50	\$6,875.00	
2309	9307-0010-0130	2313 MARY ST	\$3,000.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$3,000.00	\$9,375.00	
2310	4570-0004-0100	1505 COAHUILA	\$2,200.00	\$32.80	\$40.04	\$87.20	\$84.26	\$17.20	\$1,938.50	\$5,616.00	
2319	4740-0006-0050	1129 GOLLA DR	\$4,500.00	\$96.17	\$111.14	\$1,032.21	\$236.74	\$49.24	\$2,974.50	\$7,087.00	
2345	2451-1303-0470	1630 16TH ST	\$4,500.00	\$274.69	\$372.16	\$705.69	\$765.99	\$157.98	\$2,223.50	\$7,813.00	
2346	4007-0002-0130	3007 RUTH ST	\$1,000.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$1,000.00	\$5,625.00	
2348	7891-0005-0380	814 ELEANOR	\$500.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$500.00	\$3,125.00	
2367	9313-0000-0240	829 OMAHA DR	\$4,500.00	\$206.40	\$248.69	\$1,132.08	\$252.44	\$107.89	\$2,552.50	\$7,436.00	
2373	0072-0010-0130	3601 STINSON	\$15,500.00	\$2,458.66	\$2,724.95	\$0.00	\$6,215.93	\$1,129.46	\$2,971.00	\$50,334.00	
2375	2996-0001-0310	4738 BLACKJACK	\$25,000.00	\$2,799.23	\$3,695.34	\$5,402.36	\$7,634.39	\$1,601.68	\$3,867.00	\$90,947.00	
2376	3416-0007-0110	2617 MC CAIN DR	\$16,000.00	\$1,084.07	\$1,224.65	\$7,103.44	\$2,966.35	\$525.99	\$3,095.50	\$35,825.00	
2378	4188-0003-0080	829 LANTANA ST	\$20,000.00	\$2,714.48	\$3,584.13	\$1,359.61	\$7,413.54	\$1,549.74	\$3,378.50	\$81,579.00	
TOTALS			\$111,700.00	\$10,071.01	\$12,528.58	\$19,833.80	\$23,700.33	\$2,966.35	\$5,364.07	\$37,235.88	\$353,724.00

## ANALYSIS OF OFFER RECEIVED FOR TAX RESALE PROPERTY

**Suit Number & Style:** 2014DCV-2777-G; Nueces County vs Irma Mancha  
**Tax ID# & Legal:** 2277-0006-0220; Lot 22, Block 6, El Rey Subdivision

**Property Location:** 3025 Greenwood - Corpus Christi

Date of Sale: October 4, 2016  
 Amount Due All Entities: 9,838.04  
 Amount of Offer: 1,000.00  
 Cost of Sale: 1,523.50  
 Current Value: 6,745.00  
 % of Total Due: 10.16%  
 % of Current Value: 14.83%

Entity Name	Amount Due Each Entity	Amount You Will Receive
Nueces County	\$1,467.30	\$0.00
		\$0.00
City of Corpus Christi	\$1,646.68	\$0.00
Corpus Christi Independent School District	\$3,705.33	\$0.00
Del Mar College	\$686.32	\$0.00
City Paving & Demo Liens	\$2,332.41	\$686.67

*A VACANT LOT, APPROXIMATELY 41 FT X 134 FT, ON GREENWOOD BETWEEN TARLTON AND DUNBAR.*

*THE PROSPECTIVE BUYER IS CARRVINO DEVELOPMENT, LLC OF CORPUS CHRISTI.*

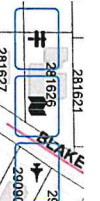
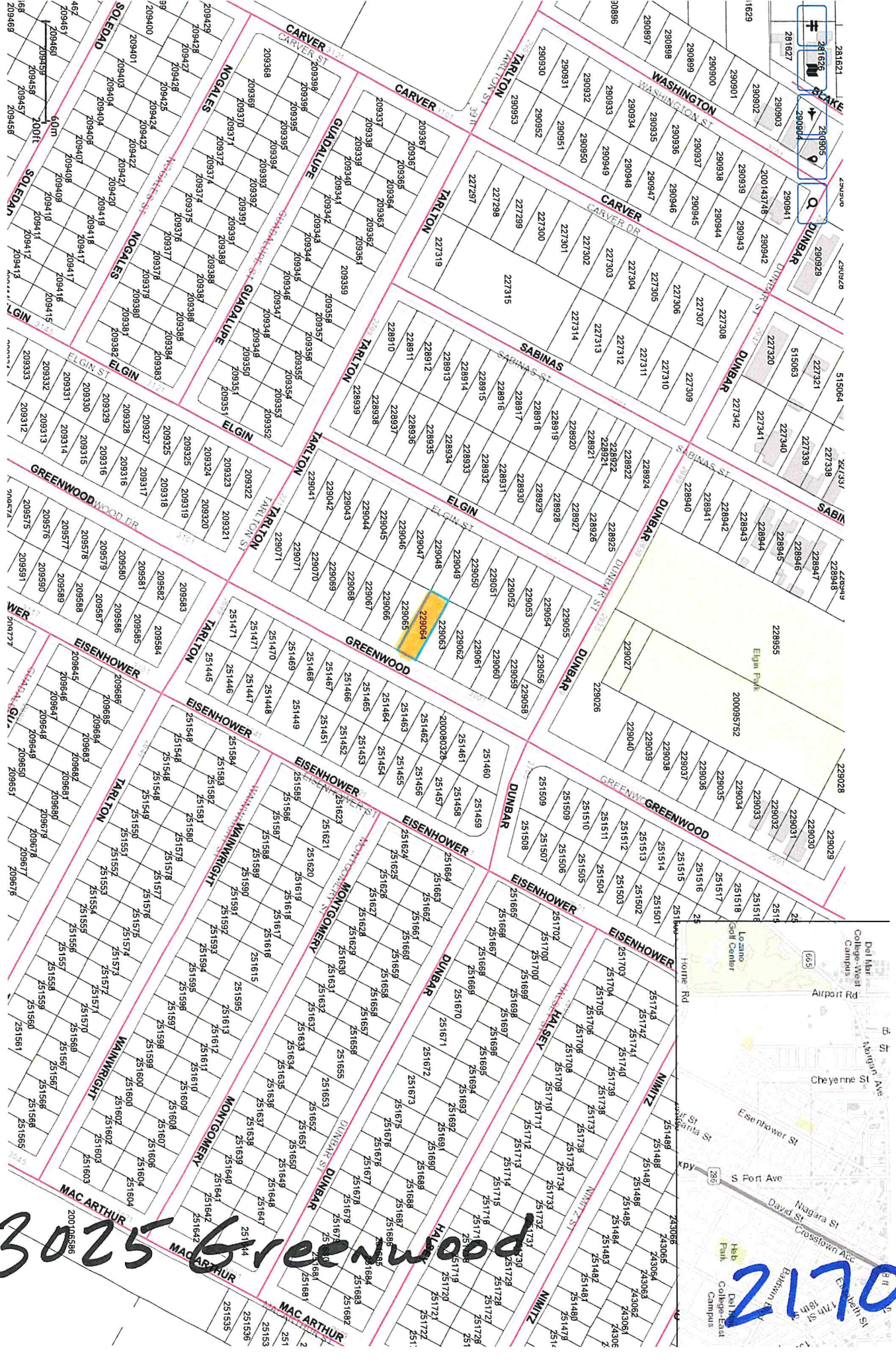
3025 GREENWOOD

2170



3025 Greenwood

2170



## ANALYSIS OF OFFER RECEIVED FOR TAX RESALE PROPERTY

**Suit Number & Style:** 2015DCV-1844-B; Nueces County vs Margarito Hinojosa  
**Tax ID# & Legal:** 8409-0010-0150; Lots 15 and 16, Block 10, Steele Addition

**Property Location:** 2841 Mary St. - Corpus Christi

Date of Sale: October 4, 2016  
 Amount Due All Entities: 5,029.28  
 Amount of Offer: 2,500.00  
 Cost of Sale: 2,126.50  
 Current Value: 7,813.00  
 % of Total Due: 49.71%  
 % of Current Value: 32.00%

Entity Name	Amount Due Each Entity	Amount You Will Receive
Nueces County	\$970.84	\$72.10
City of Corpus Christi	\$1,133.81	\$84.20
Corpus Christi Independent School District	\$2,434.61	\$180.81
Del Mar College	\$490.02	\$36.39

*A VACANT LOT, 50 FT X 125 FT, LOCATED 2 BLOCKS WEST OF PORT AVE, AND 2 BLOCKS SOUTH OF AGNES ST.*

*THE PROSPECTIVE BUYER IS THANKSGIVING HOMES OF CORPUS CHRISTI.*

2841 MARY ST

2171







## ANALYSIS OF OFFER RECEIVED FOR TAX RESALE PROPERTY

**Suit Number & Style:** 2013DCV-2615-H; Nueces County vs Ophelia Munoz  
**Tax ID# & Legal:** 7891-0006-0250; Lot 25, Block 6, Seikel Addition

**Property Location:** 805 Eleanor - Corpus Christi

Date of Sale: April 3, 2018  
 Amount Due All Entities: 26,548.43  
 Amount of Offer: 500.00  
 Cost of Sale: 3,457.50  
 Current Value: 2,998.00  
 % of Total Due: 1.88%  
 % of Current Value: 16.68%

Entity Name	Amount Due Each Entity	Amount You Will Receive
Nueces County	\$2,108.26	\$0.00
		\$0.00
City of Corpus Christi	\$2,436.61	\$0.00
Corpus Christi Independent School District	\$5,210.88	\$0.00
Del Mar College	\$1,069.42	\$0.00
City Paving & Demo Liens	\$15,723.26	\$142.95

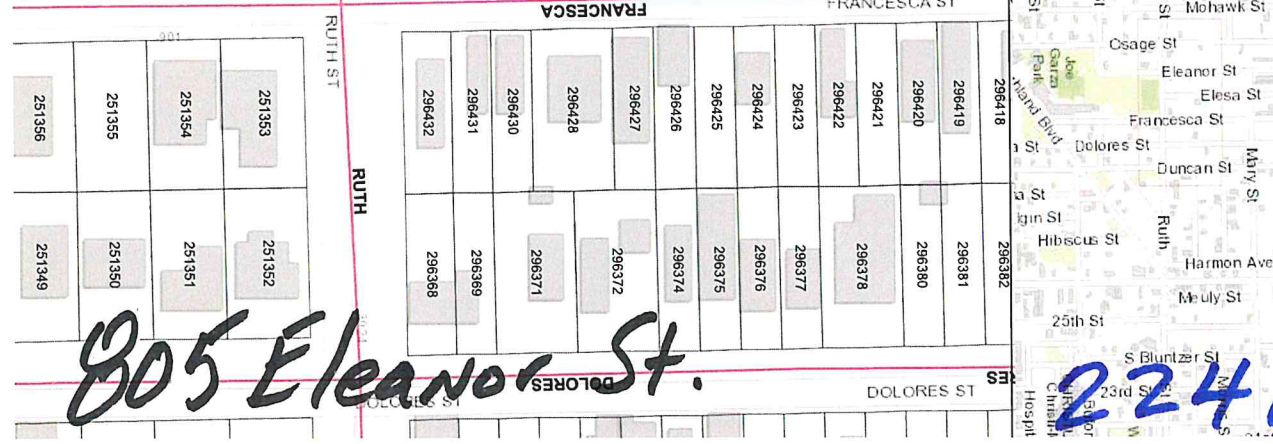
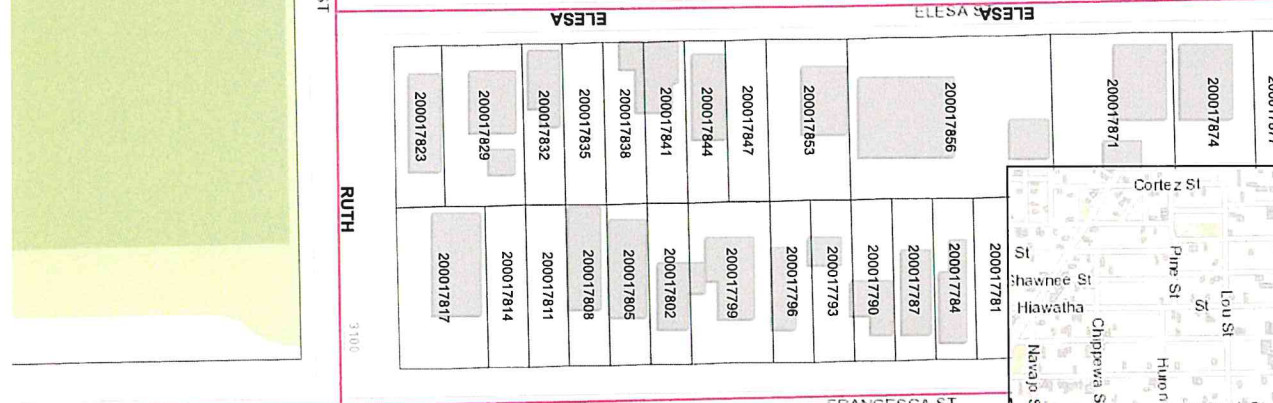
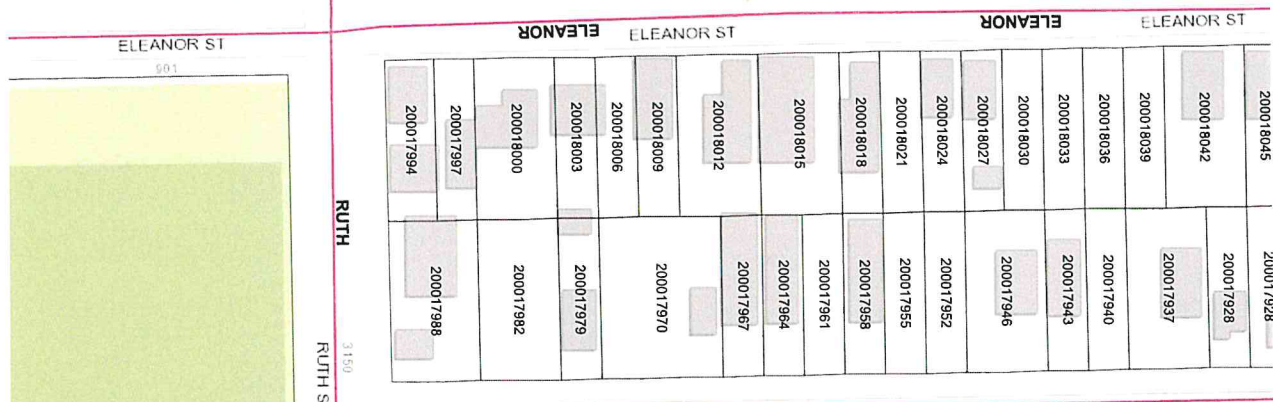
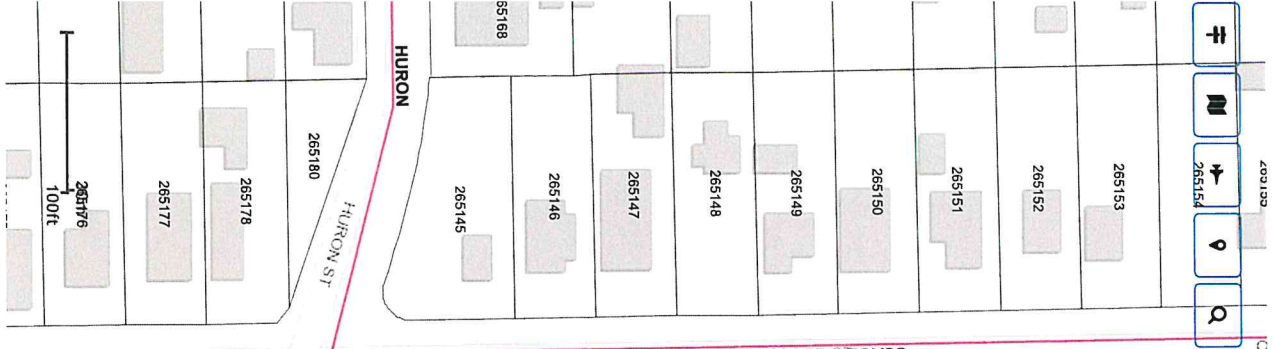
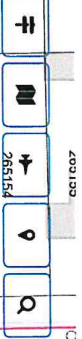
*A VACANT LOT, APPROXIMATELY 25 FT X 96 FT, ON ELEANOR ST, BETWEEN AGNES AND MORGAN, NEAR ZAVALA ELEMENTARY SCHOOL..*

*THE PROSPECTIVE BUYER IS CARRVINO DEVELOPMENT, LLC OF CORPUS CHRISTI.*

805 ELEANOR

2241





805 Eleanor St.

2241

## ANALYSIS OF OFFER RECEIVED FOR TAX RESALE PROPERTY

**Suit Number & Style:** 04-5798-A; Nueces County vs Francisco Azua  
**Tax ID# & Legal:** 8529-0001-0070; Lots 7 and 8, Block 1, Summit Addition

**Property Location:** 2513 Mary St. - Corpus Christi

Date of Sale: May 1, 2018  
 Amount Due All Entities: 44,535.74  
 Amount of Offer: 2,000.00  
 Cost of Sale: 2,255.50  
 Current Value: 9,375.00  
 % of Total Due: 4.49%  
 % of Current Value: 21.33%

Entity Name	Amount Due Each Entity	Amount You Will Receive
FALSE	\$4,218.50	\$0.00
City of Corpus Christi	\$4,673.94	\$0.00
Corpus Christi Independent School District	\$10,913.13	\$0.00
Del Mar College	\$1,817.54	\$0.00
City Paving & Demo Liens	\$22,912.63	\$0.00

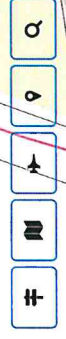
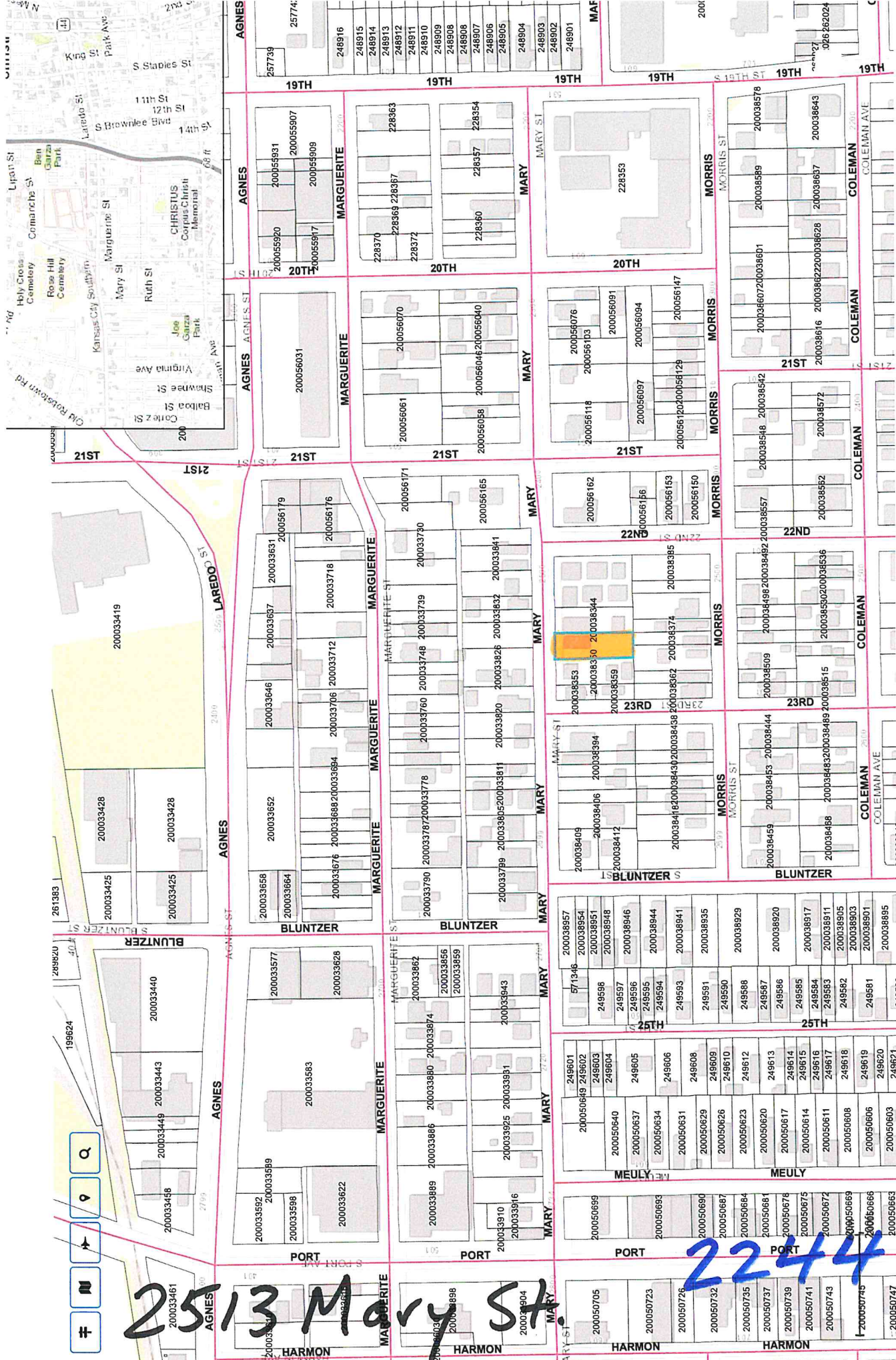
*A VACANT LOT, 50 FT X 150 FT, LOCATED 2 SOUTH OF AGNES ST BETWEEN 19TH ST. AND PORT AVE.*

*THE PROSPECTIVE BUYER IS THANKSGIVING HOMES OF CORPUS CHRISTI.*

2513 MARY ST

2244





2513 Mary St.

2244

## ANALYSIS OF OFFER RECEIVED FOR TAX RESALE PROPERTY

**Suit Number & Style:** 2015DCV-2870-C; Nueces County vs Constantino Martinez  
**Tax ID# & Legal:** 5324-0001-0025; The South One-half of Lot 2, Block 1, Montrose Park

**Property Location:** 1022 25th St - Corpus Christi

Date of Sale: November 6, 2018  
 Amount Due All Entities: 15,983.93  
 Amount of Offer: 4,000.00  
 Cost of Sale: 1,823.50  
 Current Value: 12,031.00  
 % of Total Due: 25.03%  
 % of Current Value: 33.25%

Entity Name	Amount Due Each Entity	Amount You Will Receive
Nueces County	\$770.34	\$104.90
City of Corpus Christi	\$991.69	\$135.04
Corpus Christi Independent School District	\$2,069.52	\$281.80
Del Mar College	\$423.44	\$57.66
City Paving & Demo Liens	\$11,728.94	\$1,597.11

*A VACANT LOT, 55 FT X 175 FT, LOCATED 2 BLOCKS WEST OF MEMORIAL MEDICAL CENTER.*

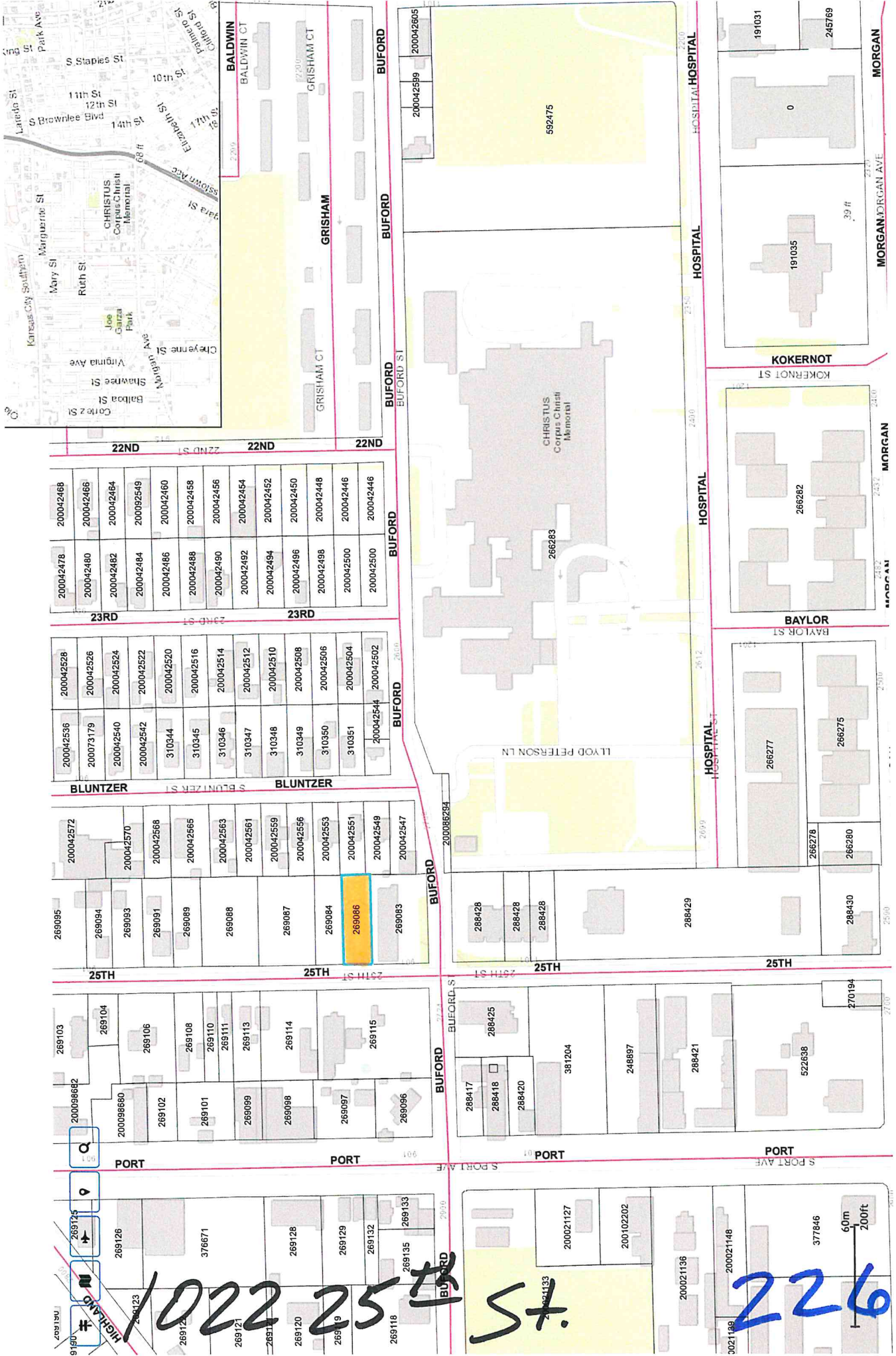
*THE PROSPECTIVE BUYER IS THANKSGIVING HOMES OF CORPUS CHRISTI.*



1022 25TH ST

2261





1022 25th St. 2261

## ANALYSIS OF OFFER RECEIVED FOR TAX RESALE PROPERTY

**Suit Number & Style:** 2015DCV-2902-C; Nueces County vs Arturo Montes  
**Tax ID# & Legal:** 7634-0003-0460; Lot 46, Block 3, San Pedro Addition to Corpus Christi

**Property Location:** 704 Francesca St - Corpus Christi

Date of Sale: July 2, 2019  
 Amount Due All Entities: 6,951.16  
 Amount of Offer: 500.00  
 Cost of Sale: 2,215.50  
 Current Value: 3,125.00  
 % of Total Due: 7.19%  
 % of Current Value: 16.00%

Entity Name	Amount Due Each Entity	Amount You Will Receive
Nueces County	\$1,232.28	\$0.00
		\$0.00
City of Corpus Christi	\$1,342.94	\$0.00
Corpus Christi Independent School District	\$3,109.33	\$0.00
Del Mar College	\$524.81	\$0.00
City Paving & Demo Liens	\$741.80	\$0.00

*A VACANT LOT, APPROXIMATELY 25 FT X 100 FT, ON FRANCESCA ST, BETWEEN AGNES AND MORGAN, NEAR ZAVALA ELEMENTARY SCHOOL..*

*THE PROSPECTIVE BUYER IS CARRVINO DEVELOPMENT, LLC OF CORPUS CHRISTI.*

704 FRANCESCA ST

2272





704 Francesca St.

2272

## ANALYSIS OF OFFER RECEIVED FOR TAX RESALE PROPERTY

**Suit Number & Style:** 2010DCV-4192-E; Nueces County vs Diana R Gomez  
**Tax ID# & Legal:** 8289-0014-0240; Lot 24, Block 14, Southside Addition

**Property Location:** 4846 Franklin St - Corpus Christi

Date of Sale: November 5, 2019  
 Amount Due All Entities: 24,988.53  
 Amount of Offer: 4,500.00  
 Cost of Sale: 2,614.50  
 Current Value: 6,875.00  
 % of Total Due: 18.01%  
 % of Current Value: 65.45%

Entity Name	Amount Due Each Entity	Amount You Will Receive
Nueces County	\$3,015.15	\$227.51
City of Corpus Christi	\$4,085.07	\$308.24
Corpus Christi Independent School District	\$8,408.09	\$634.43
Del Mar College	\$1,734.06	\$130.84
City Paving & Demo Liens	\$7,746.16	\$584.48

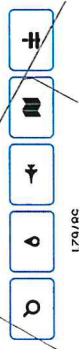
*A VACANT LOT, 55 FT X 100 FT, LOCATED A FEW BLOCKS SOUTHEAST OF THE AYERS/MC ARDLE RD INTERSECTION, NEAR CUNNINGHAM MIDDLE SCHOOL.*

*THE PROSPECTIVE BUYER IS THANKSGIVING HOMES OF CORPUS CHRISTI.*

4846 FRANKLIN ST

2298





30/02/1



4846 Fran Kin

2298





## ANALYSIS OF OFFER RECEIVED FOR TAX RESALE PROPERTY

**Suit Number & Style:** 2011DCV-2517-E; Nueces County vs Francisco Cruz  
**Tax ID# & Legal:** 9307-0010-0130; Lots 13 and 14, Block 10, Patrick Webb Addition

**Property Location:** 2313 Mary St - Corpus Christi

Date of Sale: December 3, 2019  
 Amount Due All Entities: 23,390.71  
 Amount of Offer: 3,000.00  
 Cost of Sale: 3,912.50  
 Current Value: 9,375.00  
 % of Total Due: 12.83%  
 % of Current Value: 32.00%

Entity Name	Amount Due Each Entity	Amount You Will Receive
Nueces County	\$2,885.95	\$0.00
City of Corpus Christi	\$3,364.42	\$0.00
Corpus Christi Independent School District	\$7,122.02	\$0.00
Del Mar College	\$1,472.30	\$0.00
City Paving & Demo Liens	\$8,546.02	\$0.00

*A VACANT LOT, 50 FT X 150 FT, LOCATED ON MARY ST., 2 BLOCKS WEST OF 19TH ST., NEAR THE OLD LAMAR ELEMENTARY SCHOOL.*

*THE PROSPECTIVE BUYER IS THANKSGIVING HOMES OF CORPUS CHRISTI.*

2313 MARY ST

2309





## ANALYSIS OF OFFER RECEIVED FOR TAX RESALE PROPERTY

**Suit Number & Style:** 2012DCV-0852-E; Nueces County vs Maria Garza  
**Tax ID# & Legal:** 4570-0004-0100; Lot 10, Block 'D', Los Encinos Subdivision  
**Property Location:** 1505 Coahuila St - Corpus Christi

Date of Sale: December 3, 2019  
 Amount Due All Entities: 36,203.20  
 Amount of Offer: 2,200.00  
 Cost of Sale: 1,938.50  
 Current Value: 5,616.00  
 % of Total Due: 6.08%  
 % of Current Value: 39.17%

Entity Name	Amount Due Each Entity	Amount You Will Receive
Nueces County	\$4,541.31	\$32.80
City of Corpus Christi	\$5,543.53	\$40.04
Corpus Christi Independent School District	\$11,665.01	\$84.26
Del Mar College	\$2,380.72	\$17.20
City Paving & Demo Liens	\$12,072.63	\$87.20

*A VACANT LOT, 52 FT X 120 FT, LOCATED IN THE LOS ENCINOS NEIGHBORHOOD, OFF GREENWOOD, WEST OF HOLLY RD.*

*THE PROSPECTIVE BUYER IS ALAN QUERIDO OF CORPUS CHRISTI.*

1505 COAHUILA

2310





1505 Coahuila

2310

## ANALYSIS OF OFFER RECEIVED FOR TAX RESALE PROPERTY

**Suit Number & Style:** 2012DCV-3752-H; Nueces County vs Cue Dee Squyres  
**Tax ID# & Legal:** 4740-0006-0050; Lot 5, Block 6, Manchester Place  
**Subdivision**

**Property Location:** 1129 Golla Dr - Corpus Christi

Date of Sale: December 1, 2020  
 Amount Due All Entities: 36,901.32  
 Amount of Offer: 4,500.00  
 Cost of Sale: 2,974.50  
 Current Value: 7,087.00  
 % of Total Due: 12.19%  
 % of Current Value: 63.50%

Entity Name	Amount Due Each Entity	Amount You Will Receive
Nueces County	\$2,326.37	\$96.17
City of Corpus Christi	\$2,688.37	\$111.14
Corpus Christi Independent School District	\$5,726.59	\$236.74
Del Mar College	\$1,191.21	\$49.24
City Paving & Demo Liens	\$24,968.78	\$1,032.21

*A VACANT LOT, 50 FT X 118 FT ON GOLLA DR, LOCATED NORTH OF THE IH-37 @ PADRE ISLAND DR INTERCHANGE.*

*THE PROSPECTIVE BUYER IS THANKSGIVING HOMES OF CORPUS CHRISTI.*

1129 GOLLA DR

2319







60m  
ZOOM

IH 37

IH 37 ACCESS

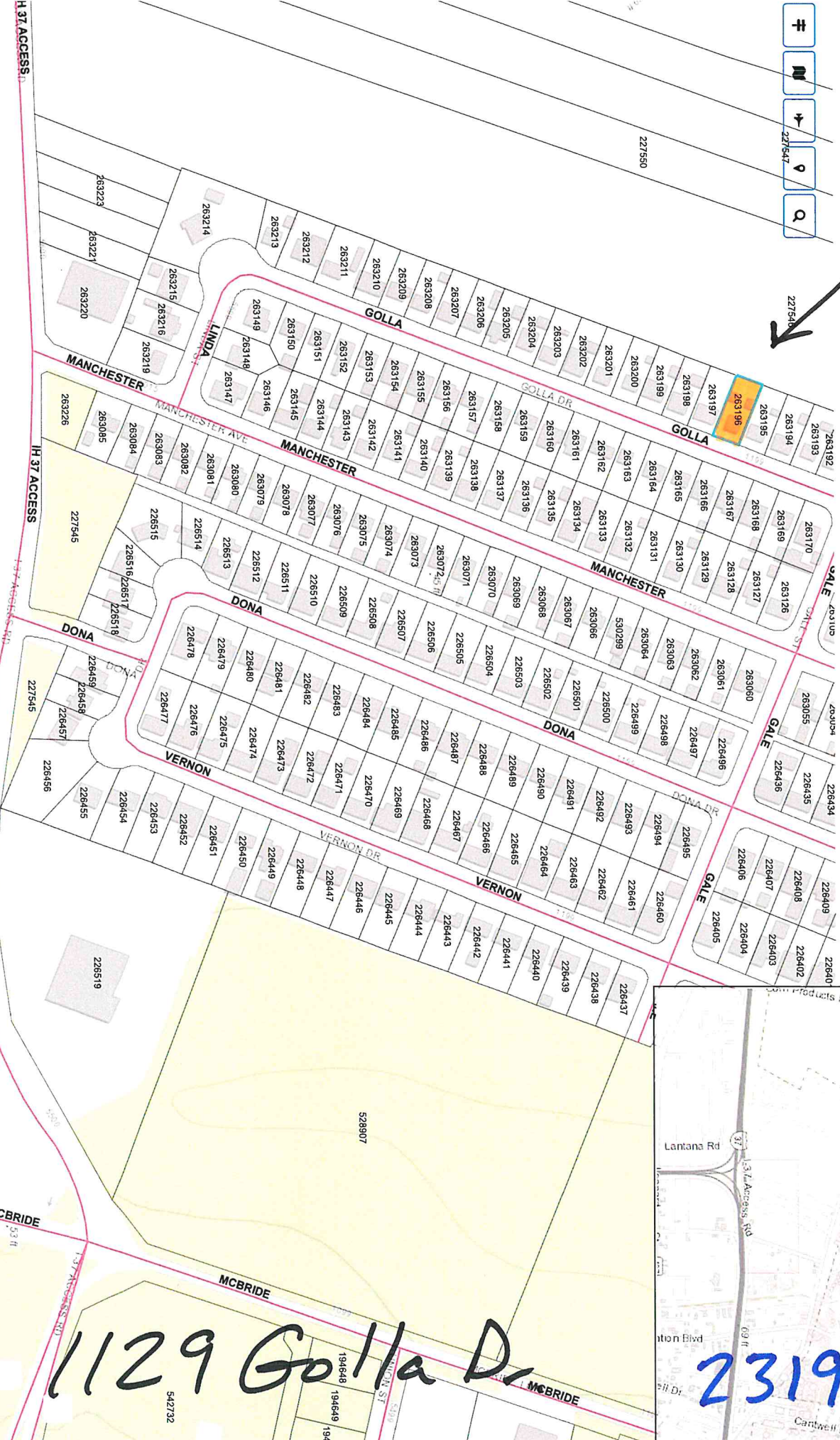
IH 37 ACCESS

IH 37 ACCESS

IH 37

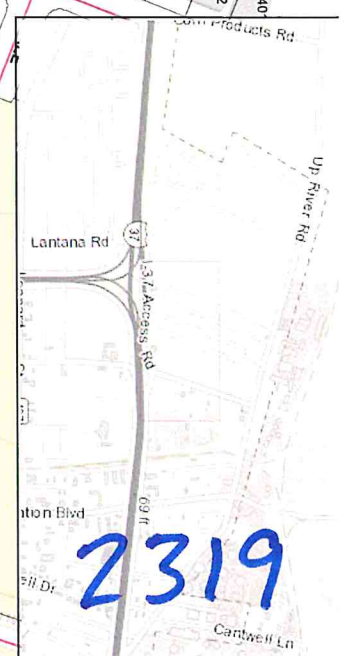
IH 37

MCBRIDE



1129 Golla Dr

2319



## ANALYSIS OF OFFER RECEIVED FOR TAX RESALE PROPERTY

**Suit Number & Style:** 2015DCV-2779-H; Nueces County vs Osbaldo Tapia  
**Tax ID# & Legal:** 2451-1303-0470; Lots 47 and 48, Block 1303, Fitchue Place Subdivision  
**Property Location:** 1630 16th St - Corpus Christi

**Date of Sale:** February 4, 2020  
**Amount Due All Entities:** 24,988.53  
**Amount of Offer:** 4,500.00  
**Cost of Sale:** 2,223.50  
**Current Value:** 7,813.00  
**% of Total Due:** 18.01%  
**% of Current Value:** 57.60%

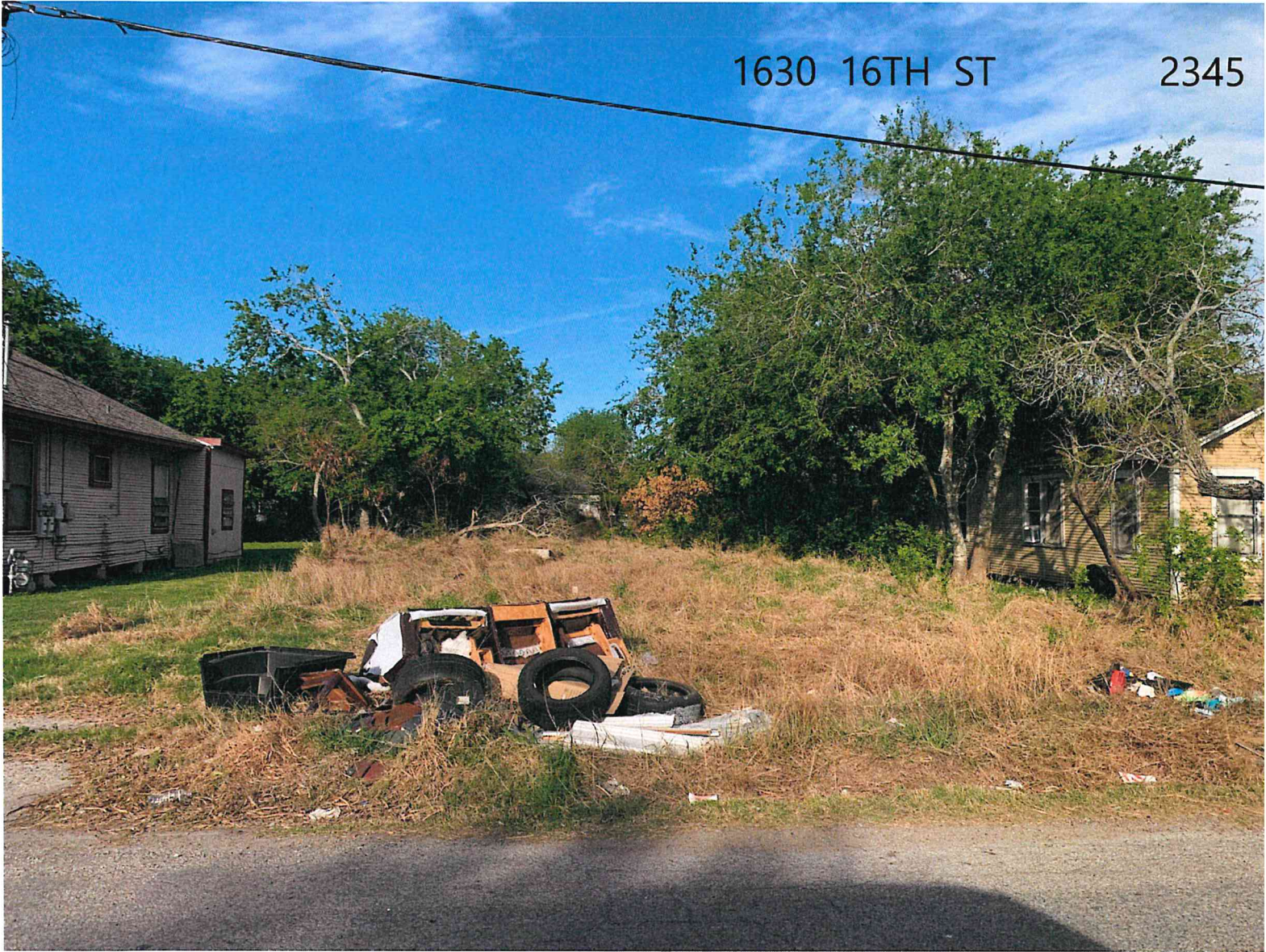
Entity Name	Amount Due Each Entity	Amount You Will Receive
Nueces County	\$3,015.15	\$274.69
City of Corpus Christi	\$4,085.07	\$372.16
Corpus Christi Independent School District	\$8,408.09	\$765.99
Del Mar College	\$1,734.06	\$157.98
City Paving & Demo Liens	\$7,746.16	\$705.69

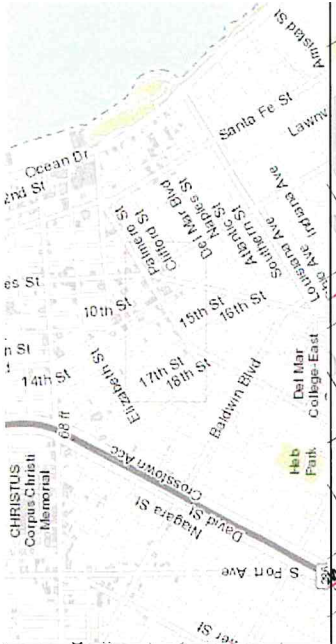
*A VACANT LOT, 50 FT X 125 FT, LOCATED ON 16TH ST. BETWEEN AYERS AND MCKENZIE, NEAR WYNN SEALE JUNIOR HIGH SCHOOL.*

*THE PROSPECTIVE BUYER IS THANKSGIVING HOMES OF CORPUS CHRISTI.*

1630 16TH ST

2345





Handwritten text in black ink: "1630 16th St" and "Avers".

Handwritten text in blue ink: "2345".

Vertical text on the right side of the map: "60ft" and "700ft".

## ANALYSIS OF OFFER RECEIVED FOR TAX RESALE PROPERTY

**Suit Number & Style:** 2016DCV-5493-H; Nueces County vs LD Miracle Revival Inc  
**Tax ID# & Legal:** 4007-0002-0130; Lot 13, Block 2, Kosar Addition

**Property Location:** 3007 Ruth St - Corpus Christi

Date of Sale: February 4, 2020  
 Amount Due All Entities: 53,108.13  
 Amount of Offer: 1,000.00  
 Cost of Sale: 1,951.50  
 Current Value: 5,625.00  
 % of Total Due: 1.88%  
 % of Current Value: 17.78%

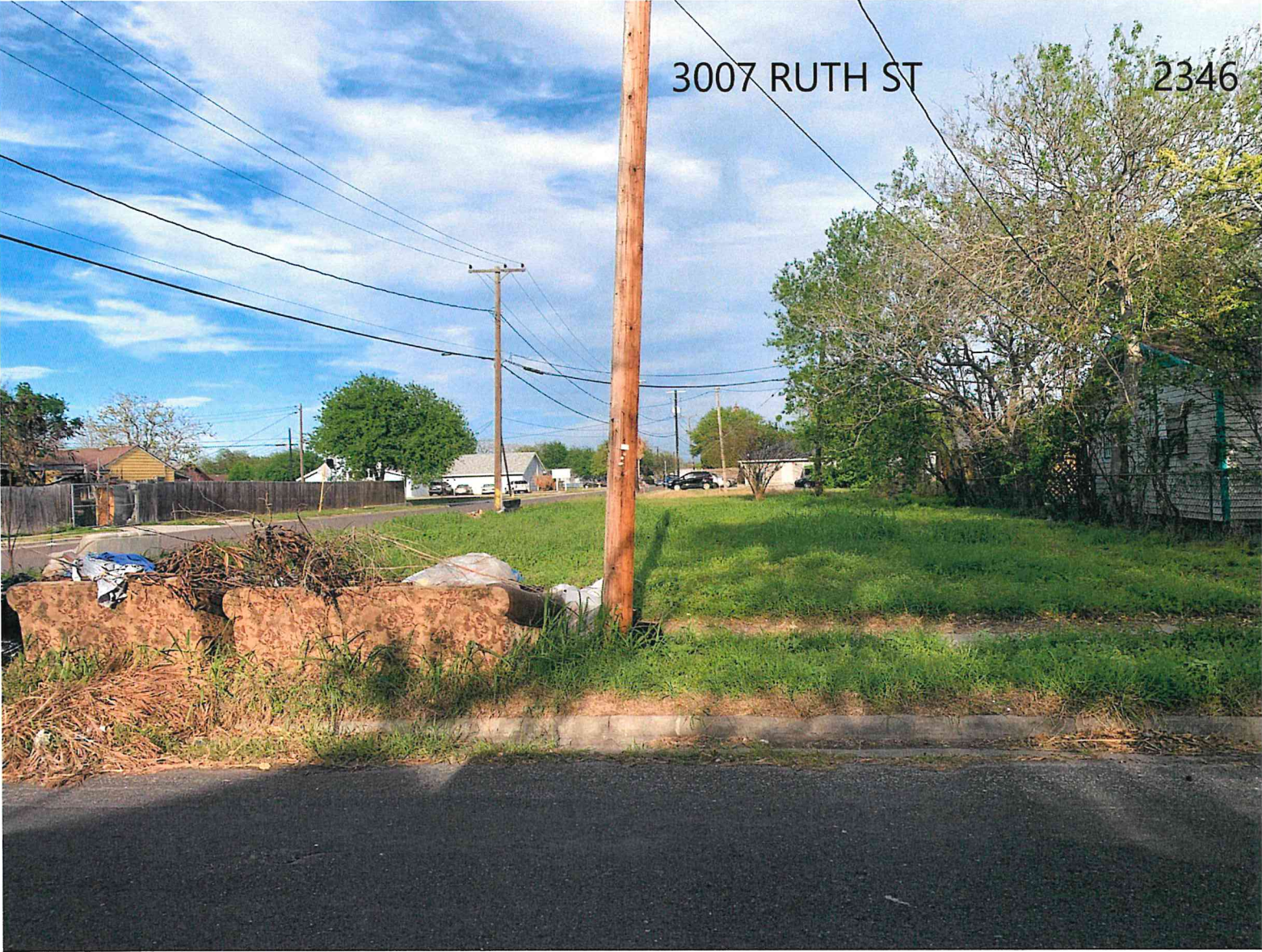
Entity Name	Amount Due Each Entity	Amount You Will Receive
Nueces County	\$2,014.50	\$0.00
		\$0.00
City of Corpus Christi	\$2,247.76	\$0.00
Corpus Christi Independent School District	\$5,197.91	\$0.00
Del Mar College	\$867.68	\$0.00
City Paving & Demo Liens	\$42,780.28	\$0.00

*A VACANT LOT, APPROXIMATELY 50 FT X 90 FT, LOCATED AT THE SE CORNER OF RUTH ST @ DOLORES ST., NEAR JOE GARZA PARK AND ZAVALA ELEMENTARY.*

*THE PROSPECTIVE BUYER IS CARRVINO DEVELOPMENT, LLC OF CORPUS CHRISTI.*

3007 RUTH ST

2346





## ANALYSIS OF OFFER RECEIVED FOR TAX RESALE PROPERTY

**Suit Number & Style:** 2011DCV-2181-C; Nueces County vs Abelino Guerrero  
**Tax ID# & Legal:** 7891-0005-0380; Lot 25, Block 6, Seikel Addition

**Property Location:** 814 Eleanor - Corpus Christi

Date of Sale: June 2, 2020  
 Amount Due All Entities: 15,586.40  
 Amount of Offer: 500.00  
 Cost of Sale: 3,027.50  
 Current Value: 3,125.00  
 % of Total Due: 3.21%  
 % of Current Value: 16.00%

Entity Name	Amount Due Each Entity	Amount You Will Receive
Nueces County	\$832.24	\$0.00
		\$0.00
City of Corpus Christi	\$953.02	\$0.00
Corpus Christi Independent School District	\$2,169.90	\$0.00
Del Mar College	\$377.15	\$0.00
City Paving & Demo Liens	\$11,254.09	\$0.00

*A VACANT LOT, APPROXIMATELY 25 FT X 100 FT, ON ELEANOR ST, BETWEEN AGNES AND MORGAN, NEAR ZAVALA ELEMENTARY SCHOOL..*

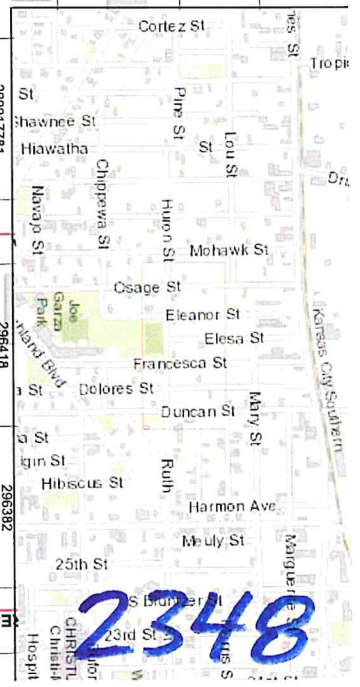
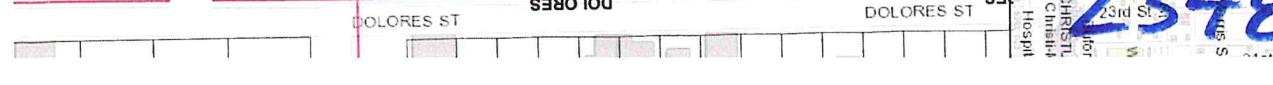
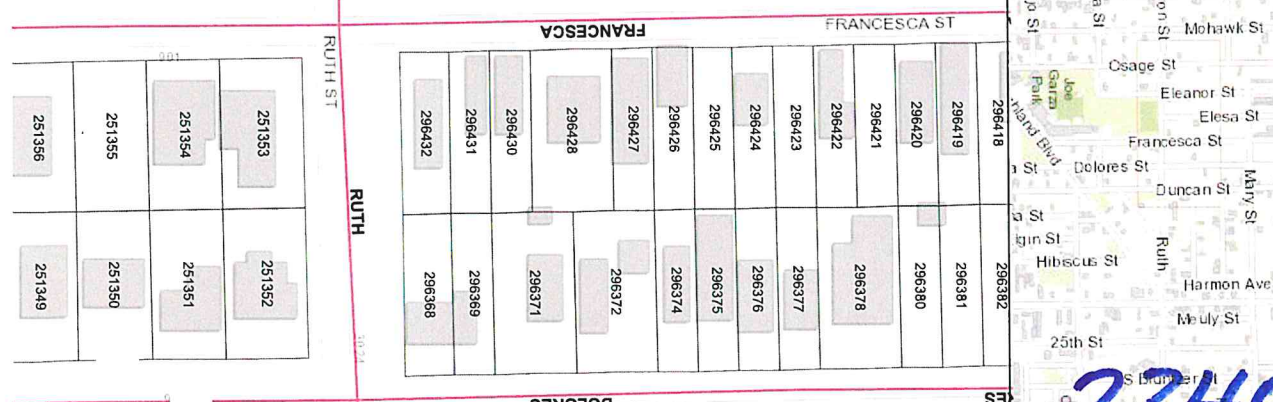
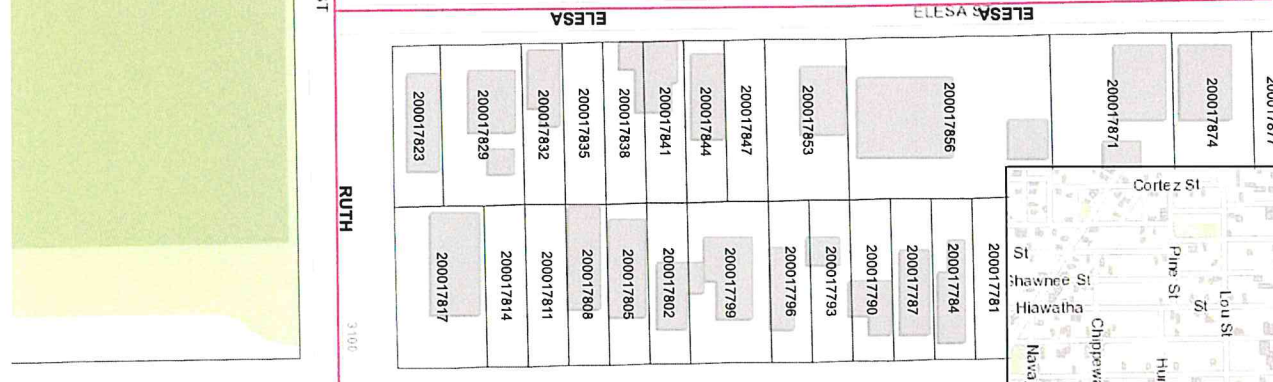
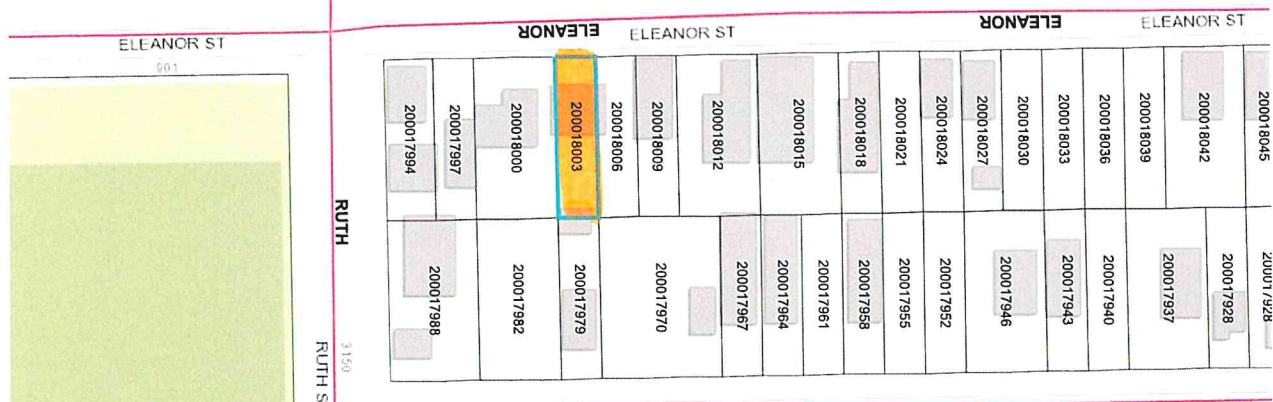
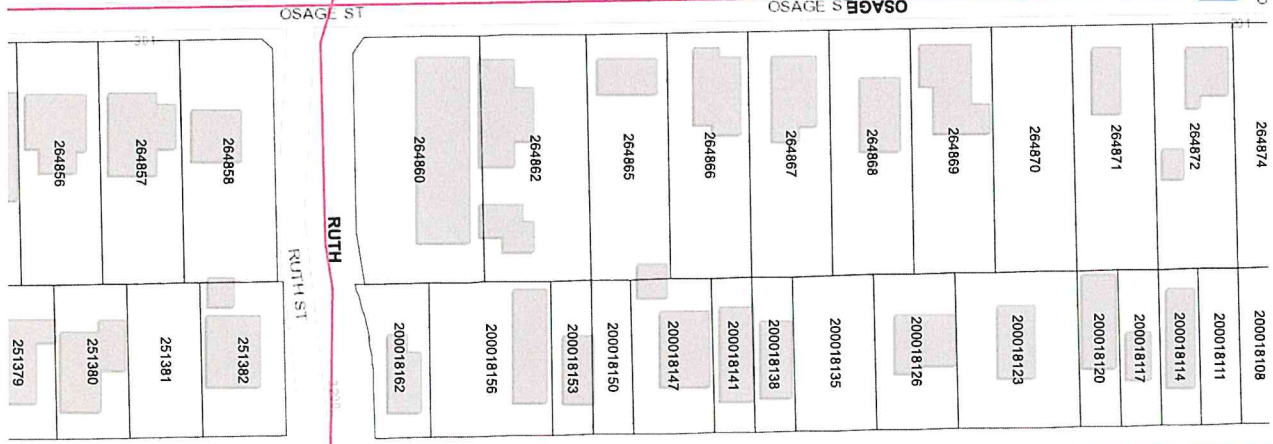
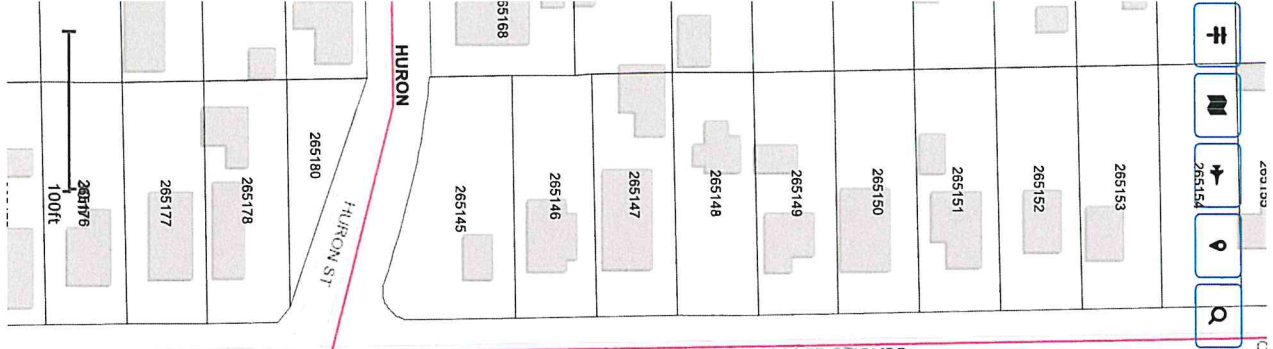
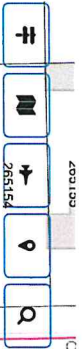
*THE PROSPECTIVE BUYER IS CARRVINO DEVELOPMENT, LLC OF CORPUS CHRISTI.*





814 ELEANOR ST

2348



## ANALYSIS OF OFFER RECEIVED FOR TAX RESALE PROPERTY

**Suit Number & Style:** 2015DCV-2817-E; Nueces County vs Hector Castillo  
**Tax ID# & Legal:** 9313-0000-0240; A 54 ft x 167 ft parcel of land (less ROW) out of the Webb Tract, more particularly described by metes and bounds  
**Property Location:** 829 Omaha Dr - Corpus Christi

Date of Sale: December 1, 2020  
 Amount Due All Entities: 15,292.90  
 Amount of Offer: 4,500.00  
 Cost of Sale: 2,552.50  
 Current Value: 7,436.00  
 % of Total Due: 29.43%  
 % of Current Value: 60.52%

Entity Name	Amount Due Each Entity	Amount You Will Receive
Nueces County	\$1,620.81	\$206.40
City of Corpus Christi	\$1,952.84	\$248.69
Corpus Christi Independent School District	\$1,982.29	\$252.44
Del Mar College	\$847.19	\$107.89
City Paving & Demo Liens	\$8,889.77	\$1,132.08

*A VACANT LOT, 54 FT X 167 FT ON OMAHA DR BETWEEN LEOPARD ST AND IH-37, NEAR THE UP RIVER RD @ IH-37 INTERSECTION.*

*THE PROSPECTIVE BUYER IS THANKSGIVING HOMES OF CORPUS CHRISTI.*



829 OMAHA DR

2367



2029 Omaha Dr.

2367

## ANALYSIS OF OFFER RECEIVED FOR TAX RESALE PROPERTY

**Suit Number & Style:** 10-1224-D; Nueces County vs Albert Capetillo  
**Tax ID# & Legal:** 0072-0010-0130; Lot 13, Block 10, Airport Park  
**Property Location:** 3601 Stinson - Corpus Christi

Date of Sale: March 9, 2021  
 Amount Due All Entities: 27,429.99  
 Amount of Offer: 15,500.00  
 Cost of Sale: 2,971.00  
 Current Value: 50,334.00  
 % of Total Due: 56.51%  
 % of Current Value: 30.79%

Entity Name	Amount Due Each Entity	Amount You Will Receive
Nueces County	\$5,382.80	\$2,458.66
City of Corpus Christi	\$5,965.79	\$2,724.95
Corpus Christi Independent School District	\$13,608.65	\$6,215.93
Del Mar College	\$2,472.75	\$1,129.46

*A ONE STORY HOUSE IN VERY POOR CONDITION, ON A 50 FT X 125 FT LOT, LOCATED NEAR ROSE SHAW ELEMENTARY SCHOOL. THE HOUSE HAS WOOD THROUGHOUT THE FRAMING AND SIDING. IT ALSO NEEDS A NEW ROOF, HVAC, ELECTRICAL, PLUMBING, AND INTERIOR REHAB TO MEET STANDARDS.*

*THE PROSPECTIVE BUYER IS ALAN QUERIDO OF CORPUS CHRISTI.*

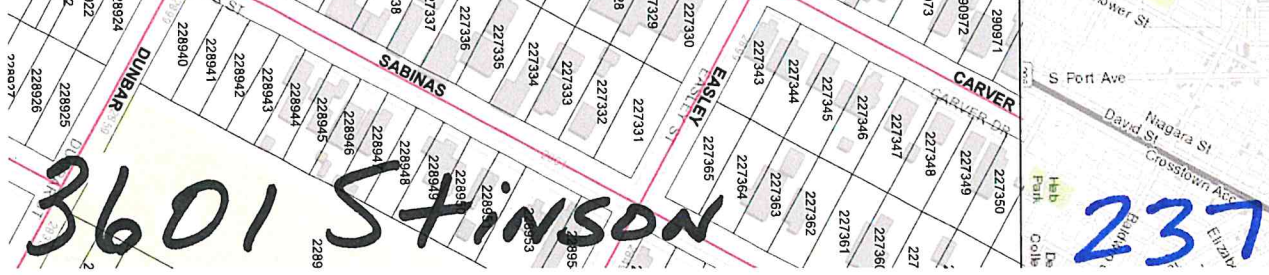
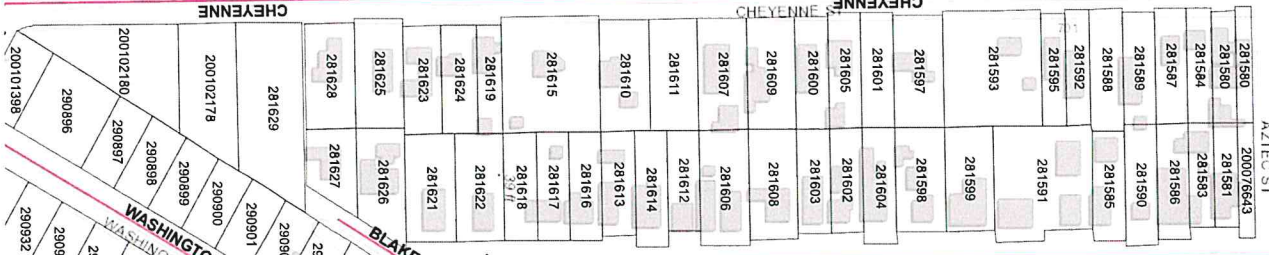
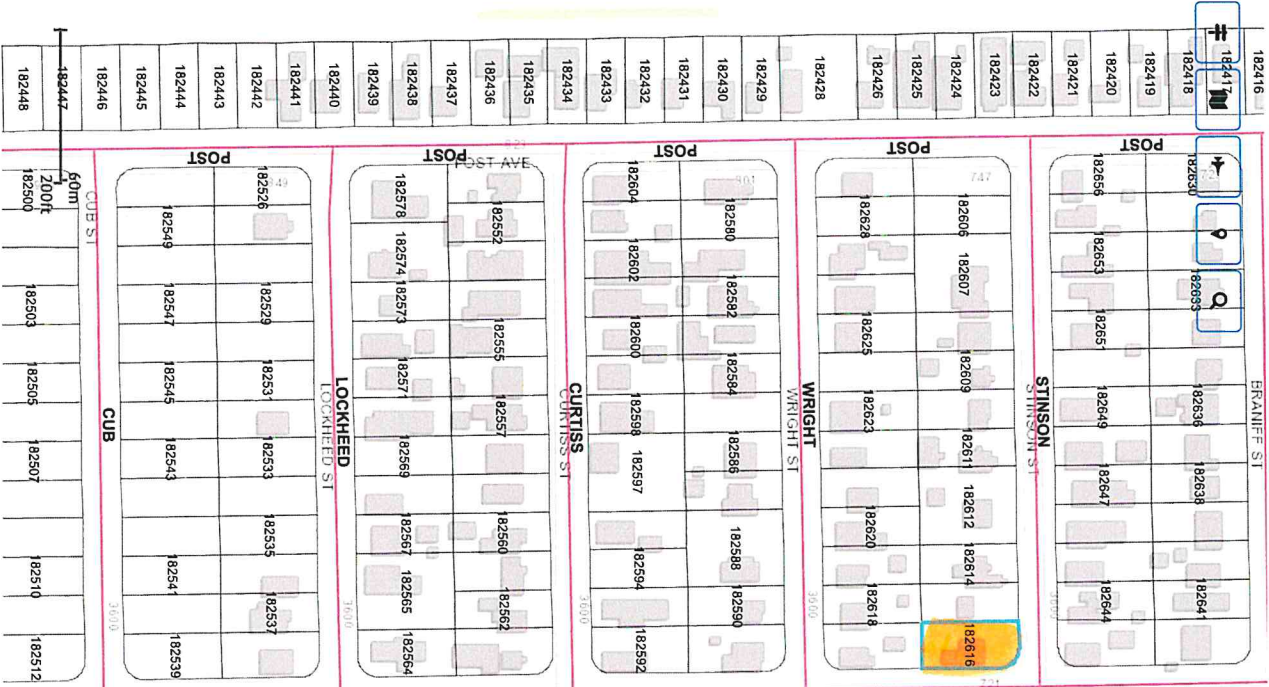


3601 STINSON



3601 STINSON





3601 Stinson

2373

## ANALYSIS OF OFFER RECEIVED FOR TAX RESALE PROPERTY

**Suit Number & Style:** 2015DCV-5600-B; Nueces County vs Charles R Pennebaker  
**Tax ID# & Legal:** 2996-0001-0310; Lot 31, Block 1, Greenwood Park Unit 1  
**Property Location:** 4738 Blackjack Pl - Corpus Christi

Date of Sale: March 2, 2021  
 Amount Due All Entities: 44,943.53  
 Amount of Offer: 25,000.00  
 Cost of Sale: 3,867.00  
 Current Value: 90,947.00  
 % of Total Due: 55.63%  
 % of Current Value: 27.49%

Entity Name	Amount Due Each Entity	Amount You Will Receive
Nueces County	\$5,953.12	\$2,799.23
City of Corpus Christi	\$7,858.87	\$3,695.34
Corpus Christi Independent School District	\$16,236.05	\$7,634.39
Del Mar College	\$3,406.30	\$1,601.68
City Paving & Demo Liens	\$11,489.19	\$5,402.36

*A SINGLE STORY WOOD FRAME HOUSE IN POOR CONDITION, ON A 58 FT X 108 FT LOT NEAR MOODY HIGH SCHOOL. THE HOUSE IS STRUCTURALLY SOUND BUT IT REQUIRES EXTENSIVE REPAIRS THROUGHOUT TO MAKE IT HABITABLE.*

*THE PROSPECTIVE BUYER IS ALAN QUERIDO OF CORPUS CHRISTI.*

4738 BLACKJACK PL

2375





## ANALYSIS OF OFFER RECEIVED FOR TAX RESALE PROPERTY

**Suit Number & Style:** 2016DCV-2007-A; Nueces County vs Merna Sue Warren  
**Tax ID# & Legal:** 3416-0007-0110; Lot 11 and the South 30 Feet of Lot 12, Block 7, Highway Village Section 2  
**Property Location:** 2617 McCain Dr - Corpus Christi

Date of Sale: March 2, 2021  
 Amount Due All Entities: 28,730.42  
 Amount of Offer: 16,000.00  
 Cost of Sale: 3,095.50  
 Current Value: 35,825.00  
 % of Total Due: 55.69%  
 % of Current Value: 44.66%

Entity Name	Amount Due Each Entity	Amount You Will Receive
Nueces County	\$2,413.56	\$1,084.07
City of Corpus Christi	\$2,726.55	\$1,224.65
Tuloso Midway Independent School District	\$6,604.24	\$2,966.35
Del Mar College	\$1,171.05	\$525.99
City Paving & Demo Liens	\$15,815.02	\$7,103.44

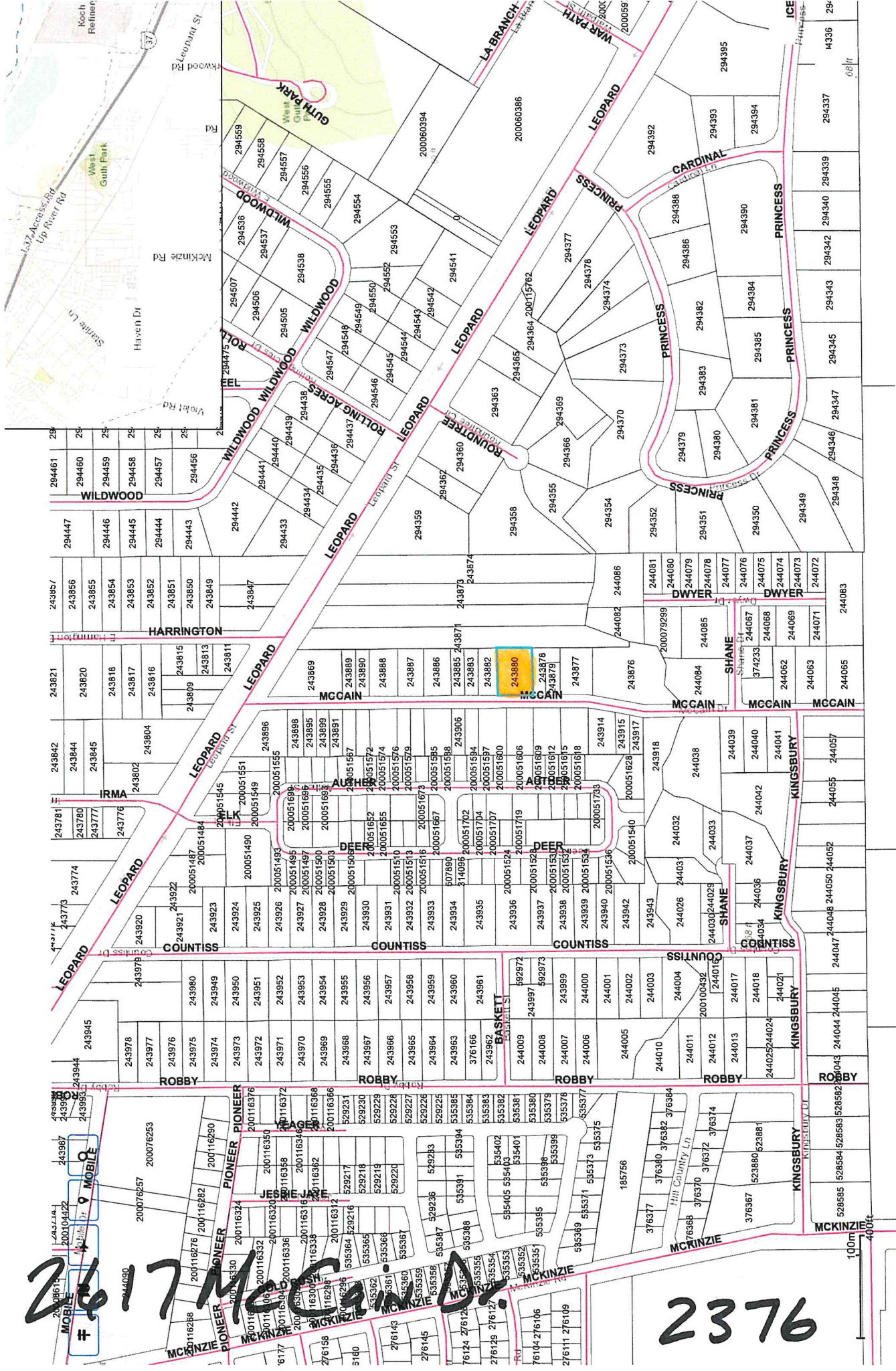
*A VACANT LOT, 145 FT X 182 FT, LOCATED OFF LEOPARD ST, BETWEEN RAND MORGAN RD AND MC KENZIE IN TULOSO-MIDWAY ISD.*

*THE PROSPECTIVE BUYER IS ALAN QUERIDO OF CORPUS CHRISTI.*

2617 McCAIN DR

2376





2617 MCCAIN

2376

294461	294447	294460	294446	294459	294445	294458	294444	294457	294456	294475	294476	294477	294478	294479	294480	294481	294482	294483	294484	294485	294486	294487	294488	294489	294490	294491	294492	294493	294494	294495	294496	294497	294498	294499	294500	294501	294502	294503	294504	294505	294506	294507	294508	294509	294510	294511	294512	294513	294514	294515	294516	294517	294518	294519	294520	294521	294522	294523	294524	294525	294526	294527	294528	294529	294530	294531	294532	294533	294534	294535	294536	294537	294538	294539	294540	294541	294542	294543	294544	294545	294546	294547	294548	294549	294550	294551	294552	294553	294554	294555	294556	294557	294558	294559	294560	294561	294562	294563	294564	294565	294566	294567	294568	294569	294570	294571	294572	294573	294574	294575	294576	294577	294578	294579	294580	294581	294582	294583	294584	294585	294586	294587	294588	294589	294590	294591	294592	294593	294594	294595	294596	294597	294598	294599	294600	294601	294602	294603	294604	294605	294606	294607	294608	294609	294610	294611	294612	294613	294614	294615	294616	294617	294618	294619	294620	294621	294622	294623	294624	294625	294626	294627	294628	294629	294630	294631	294632	294633	294634	294635	294636	294637	294638	294639	294640	294641	294642	294643	294644	294645	294646	294647	294648	294649	294650	294651	294652	294653	294654	294655	294656	294657	294658	294659	294660	294661	294662	294663	294664	294665	294666	294667	294668	294669	294670	294671	294672	294673	294674	294675	294676	294677	294678	294679	294680	294681	294682	294683	294684	294685	294686	294687	294688	294689	294690	294691	294692	294693	294694	294695	294696	294697	294698	294699	294700	294701	294702	294703	294704	294705	294706	294707	294708	294709	294710	294711	294712	294713	294714	294715	294716	294717	294718	294719	294720	294721	294722	294723	294724	294725	294726	294727	294728	294729	294730	294731	294732	294733	294734	294735	294736	294737	294738	294739	294740	294741	294742	294743	294744	294745	294746	294747	294748	294749	294750	294751	294752	294753	294754	294755	294756	294757	294758	294759	294760	294761	294762	294763	294764	294765	294766	294767	294768	294769	294770	294771	294772	294773	294774	294775	294776	294777	294778	294779	294780	294781	294782	294783	294784	294785	294786	294787	294788	294789	294790	294791	294792	294793	294794	294795	294796	294797	294798	294799	294800	294801	294802	294803	294804	294805	294806	294807	294808	294809	294810	294811	294812	294813	294814	294815	294816	294817	294818	294819	294820	294821	294822	294823	294824	294825	294826	294827	294828	294829	294830	294831	294832	294833	294834	294835	294836	294837	294838	294839	294840	294841	294842	294843	294844	294845	294846	294847	294848	294849	294850	294851	294852	294853	294854	294855	294856	294857	294858	294859	294860	294861	294862	294863	294864	294865	294866	294867	294868	294869	294870	294871	294872	294873	294874	294875	294876	294877	294878	294879	294880	294881	294882	294883	294884	294885	294886	294887	294888	294889	294890	294891	294892	294893	294894	294895	294896	294897	294898	294899	294900	294901	294902	294903	294904	294905	294906	294907	294908	294909	294910	294911	294912	294913	294914	294915	294916	294917	294918	294919	294920	294921	294922	294923	294924	294925	294926	294927	294928	294929	294930	294931	294932	294933	294934	294935	294936	294937	294938	294939	294940	294941	294942	294943	294944	294945	294946	294947	294948	294949	294950	294951	294952	294953	294954	294955	294956	294957	294958	294959	294960	294961	294962	294963	294964	294965	294966	294967	294968	294969	294970	294971	294972	294973	294974	294975	294976	294977	294978	294979	294980	294981	294982	294983	294984	294985	294986	294987	294988	294989	294990	294991	294992	294993	294994	294995	294996	294997	294998	294999	295000
--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------

## ANALYSIS OF OFFER RECEIVED FOR TAX RESALE PROPERTY

**Suit Number & Style:** 2016DCV-6296-H; Nueces County vs Sylvia Cuellar  
**Tax ID# & Legal:** 4188-0003-0080; Lot 8, Block 3, Lantana Subdivision  
**Property Location:** 829 Lantana St - Corpus Christi

**Date of Sale:** March 9, 2021  
**Amount Due All Entities:** 37,573.53  
**Amount of Offer:** 20,000.00  
**Cost of Sale:** 3,378.50  
**Current Value:** 81,579.00  
**% of Total Due:** 53.23%  
**% of Current Value:** 24.52%

Entity Name	Amount Due Each Entity	Amount You Will Receive
Nueces County	\$6,239.76	\$2,714.48
City of Corpus Christi	\$8,238.84	\$3,584.13
Corpus Christi Independent School District	\$17,041.50	\$7,413.54
Del Mar College	\$3,562.38	\$1,549.74
City Paving & Demo Liens	\$2,491.05	\$1,359.61

*A WOOD FRAME HOUSE AND DETACHED GARAGE IN POOR CONDITION ON A 51 FT X 125 FT LOT, LOCATED 1 BLOCK OFF IH-37 @ N PADRE ISLAND DR. THE HOUSE NEEDS EXTENSIVE REPAIRS THROUGHOUT TO MAKE IT HABITABLE AND THE GARAGE NEEDS TO BE DEMOLISHED.*

*THE PROSPECTIVE BUYER IS ALAN QUERIDO OF CORPUS CHRISTI.*



829 LANTANA

2378





LANTANA FROM IH 37

IH 37

IH 37 SB TO HWY 358

60.4

IH 37

LANTANA

LANTANA

LANTANA

LANTANA

LANTANA

LANTANA

LANTANA

LANTANA

LANTANA

LANTANA

LANTANA

LANTANA

LANTANA

LANTANA

LANTANA

LANTANA

LANTANA

LANTANA

LANTANA

LANTANA

LANTANA

LANTANA

LANTANA

LANTANA

LANTANA

LANTANA

LANTANA

LANTANA

LANTANA

LANTANA

LANTANA

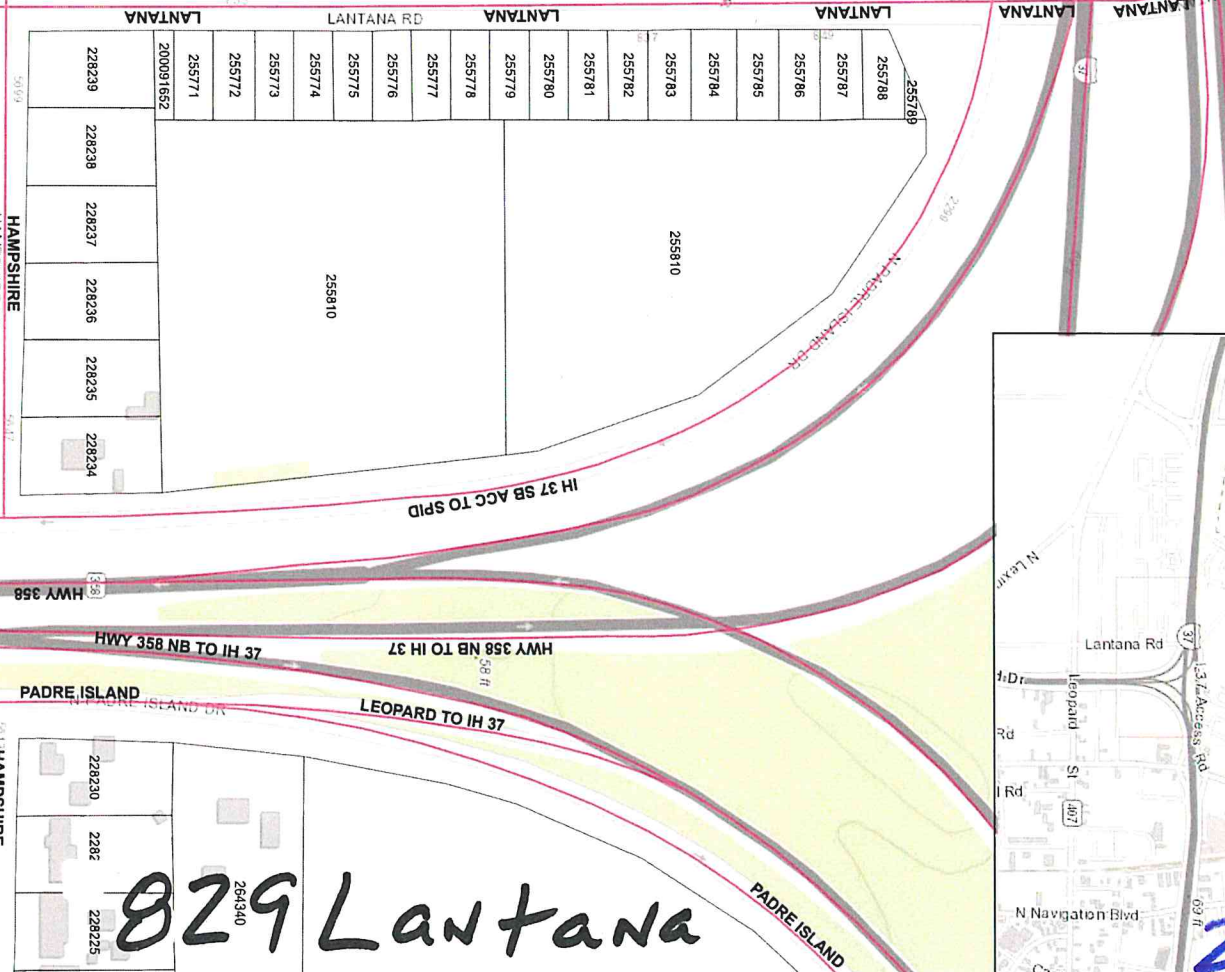
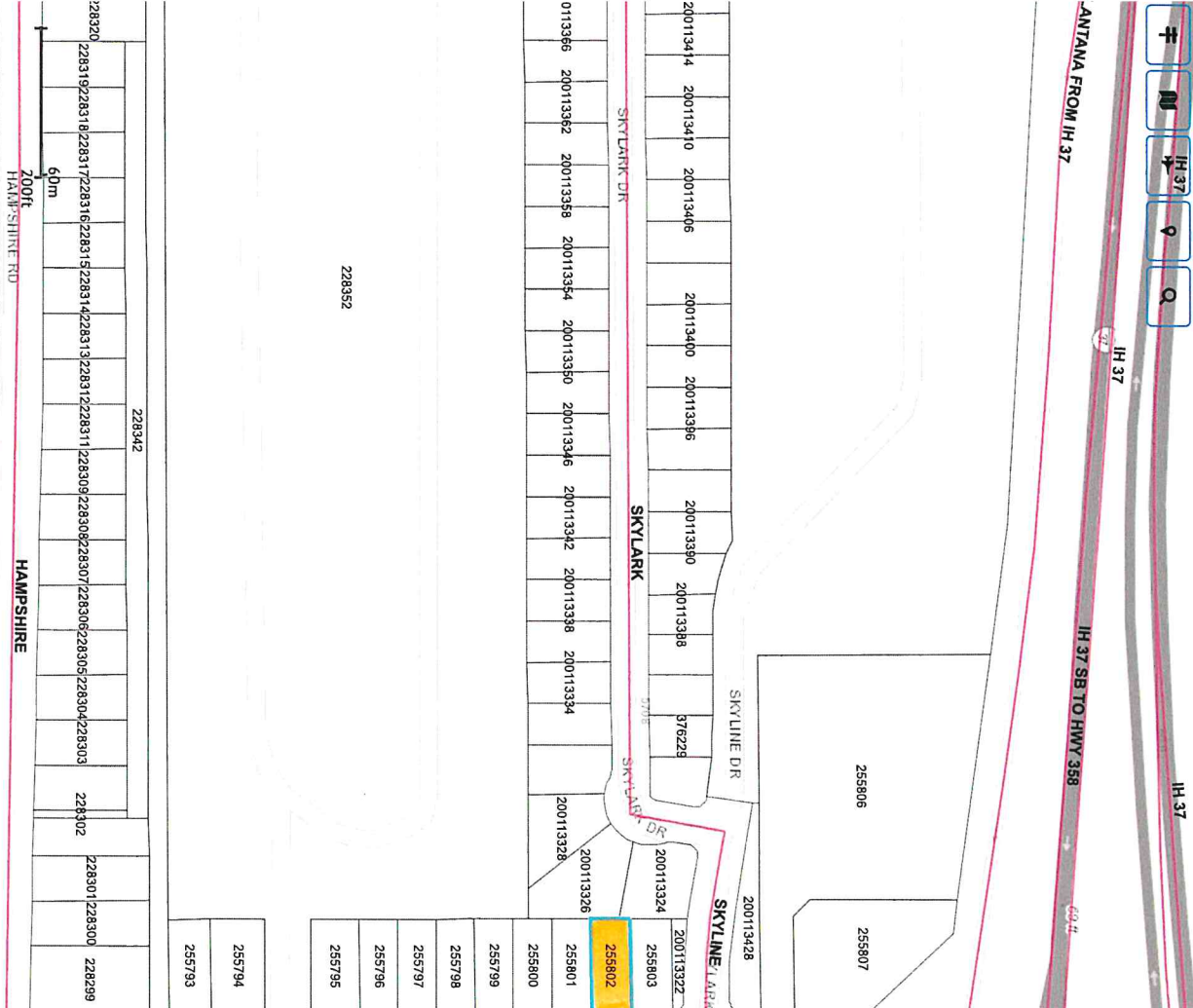
LANTANA

LANTANA

LANTANA

LANTANA

Corn Product



829 Lantana

2378