

NOTICE OF SALE

STATE OF TEXAS
COLEMAN COUNTY

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BY VIRTUE OF AN ORDER OF SALE

and issued pursuant to judgment decree(s) of the District Court of Coleman County, Texas, by the Clerk of said Court on said date, in the hereinafter numbered and styled suit(s) and to me directed and delivered as Sheriff or Constable of said County, I have on September 4, 2025, seized, levied upon, and will offer for sale the following properties, on the first Tuesday in October, 2025, the same being the 7th day of said month, at the South door of the Courthouse of the said County, 100 W. Live Oak Street in the City of Coleman, Texas, between the hours of 10 o'clock a.m. and 4 o'clock p.m. on said day, beginning at 02:00 PM, and will proceed to sell for cash to the highest bidder all the right, title, and interest of the defendants in such suit(s) in and to the following described real estate levied upon as the property of said defendants, the same lying and being situated in the County of Coleman and the State of Texas, to-wit:

Sale #	Cause # Judgment Date	Acct # Order Issue Date	Style of Case	Legal Description	Adjudged Value	Estimated Minimum Bid
1	CV23-01043 07/17/25 16198	2100-021-00040-000 SEPTEMBER 04, 2025	COLEMAN COUNTY APPRAISAL DISTRICT, ET AL VS. OWEN A. MYERS, ET AL	125.00 feet by 62.50 feet, containing 0.179 acre, more or less, out of Block 21, Clow's First Addition, an addition to the City of Coleman, Coleman County, Texas, as described in Volume 609, Page 705, Deed Records of Coleman County, Texas	\$51,340.00	\$21,476.00
2	CV23-01126 07/17/25 20058	2990-007-00050-000 SEPTEMBER 04, 2025	COLEMAN COUNTY APPRAISAL DISTRICT, ET AL VS. JOSE RAMIREZ, ET AL	0.506 acre, more or less, out of the Northwest corner of Lot 2, Block 7, Mahoney Addition, an addition to the Town of Santa Anna, Coleman County, Texas, as described in deed dated December 7, 1943, from W. H. Riley, Jr. to Jose Ramirez, in Volume 247, Page 491, Deed Records of Coleman County, Texas, including a 1986 Columbia Model Manufactured Home bearing Label No. TEX0387681/TEX0387682, Serial No. 50404080TXA/50404080TXB situated thereon	\$8,410.00	\$4,777.00
3	CV23-01127 07/17/25 19333	2820-019-00030-091 SEPTEMBER 04, 2025	COLEMAN COUNTY APPRAISAL DISTRICT, ET AL VS. ANTONIO PEREZ, AKA ANTONIO P. PEREZ, ET AL	Lots 5 and 6, Block 19, Town of Novice, Coleman County, Texas, as described in Volume 652, Page 716, Deed Records of Coleman County, Texas including a Heritage Model Manufactured Home bearing Label No. ULI0206962/ULI0206963, Serial No. 05L19962U/05L19962X situated thereon	\$90,210.00	\$3,443.00
4	CV23-01130 07/17/25 16324	2110-006-00040-000 SEPTEMBER 04, 2025	COLEMAN COUNTY APPRAISAL DISTRICT, ET AL VS. LARAMAS EQUIPMENT COMPANY, ET AL	The North 1/2 of the Southeast 1/4 of Block 6, Clow's Second Addition, an addition to the Town of Coleman, Coleman County, Texas, as described in Volume 669, Page 329, Deed Records of Coleman County, Texas	\$71,660.00	\$4,077.00

Sale #	Cause # Judgment Date	Acct # Order Issue Date	Style of Case	Legal Description	Adjudged Value	Estimated Minimum Bid
5	CV24-01098 07/17/25 19440	2830-093-00020-91A SEPTEMBER 04, 2025	COLEMAN COUNTY APPRAISAL DISTRICT, ET AL VS. USALANDSALE.COM LLC C/O DAVID WARONKER	Lot 7, Block 93, Original Townsite to the City of Novice, Coleman County, Texas, as described in Volume 179, Page. 490, Deed Records of Coleman County, Texas	\$1,440.00	\$1,099.00
6	CV24-01100 07/17/25 16958	2290-012-00050-026 SEPTEMBER 04, 2025	COLEMAN COUNTY APPRAISAL DISTRICT, ET AL VS. CIRIACO D. HOLGUIN	62.50 feet by 125.00 feet, containing 0.1794 acre, more or less, out of Lot 3, Block 12, Upton Henderson's Subdivision of Farm Block No. 4 of Clow's Addition No. 2, an addition to the Town of Coleman, Coleman County, Texas, as described in deed dated January 13, 1968, from Juanita Holguin to Ciriaco D. Holguin, Volume 438, Page 178, Deed Records of Coleman County, Texas.	\$6,150.00	\$1,657.00
7	CV24-01124 07/17/25 17666	2490-00B-00020-000 SEPTEMBER 04, 2025	COLEMAN COUNTY APPRAISAL DISTRICT, ET AL VS. CONNIE V. TAYLOR. AKA CONNIE VASQUEZ TAYLOR	Lot 3, Block "B", J. H. Quinn Subdivision of Blocks 14, 16, and 17 of W. E. Anderson Addition, an addition to the Town of Coleman, Coleman County, Texas, as described in Volume 673, Page 707, Deed Records of Coleman County, Texas and including a 1978 Wayside Model Manufactured Home bearing Label No. TEX062020, Serial No. KBTXSN8804570 situated thereon	\$25,350.00	\$2,960.00

(any volume and page references, unless otherwise indicated, being to the Deed Records, Coleman County, Texas, to which instruments reference may be made for a more complete description of each respective tract.) or, upon the written request of said defendants or their attorney, a sufficient portion of the property described above shall be sold to satisfy said judgment(s), interest, penalties, and cost; and any property sold shall be subject to the right of redemption of the defendants or any person having an interest therein, to redeem the said property, or their interest therein, within the time and in the manner provided by law, and shall be subject to any other and further rights to which the defendants or anyone interested therein may be entitled, under the provisions of law. Said sale to be made by me to satisfy the judgment(s) rendered in the above styled and numbered cause(s), together with interest, penalties, and costs of suit, and the proceeds of said sales to be applied to the satisfaction thereof, and the remainder, if any, to be applied as the law directs.

Dated at Coleman, Texas, September 4, 2025

Sheriff Les Cogdill
Coleman County, Texas

Notes:

The Minimum Bid is the lesser of the amount awarded in the judgment plus interest and costs or the adjudged value. However, the Minimum Bid for a person owning an interest in the property or for a person who is a party to the suit (other than a taxing unit), is the aggregate amount of the judgments against the property plus all costs of suit and sale. ALL SALES SUBJECT TO CANCELLATION WITHOUT PRIOR NOTICE. THERE MAY BE ADDITIONAL TAXES DUE ON THE PROPERTY WHICH HAVE BEEN ASSESSED SINCE THE DATE OF THE JUDGMENT. For more information, contact your attorney or LINEBARGER GOGGAN BLAIR & SAMPSON, LLP, attorney for plaintiffs, at (855) 643-1864

Coleman County Appraisal District

Appraisal Year: 2025

ACCT: 2100-021-00040-000

PARCEL TYPE: 16193/R

OWNER/SEQ: R1000712583/1

OWNER INT: 1 000000

HS CODE: 0

DISABLED VET: 0

CEILING YEAR: 0

CEILING TAX: 0

LOC CODE: 003

JUR CODE: CAD

RCO: CCO

SCO: CHD

LEGAL 1: CLOW T ADDN TOWN COLEMAN, BLOCK 21

LEGAL 2: LOT 62 5X125 OUT OF E/2

LEGAL 3:

LEGAL 4:

PROP ADDR: 402 S NUENCES

COLEMAN TX 76834

SEC ACCOUNT: R16198

CAT CODE: A1

NEIGHBOR: CCONORTH

RD TYPE:

UTIL TYPE:

ECONOMIC:

ZONING: 20807

ROUTE CODE/ORDER:

MTG: AGENT: 2024

APPR YEAR: 04/29/2025

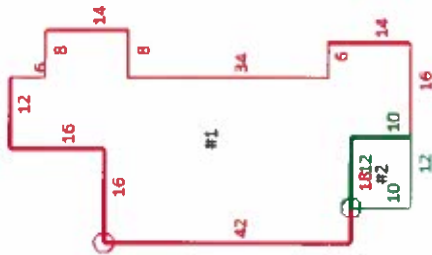
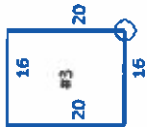
APPR DATE: JH

MAP: 11/

GPS:

User Code 1. NOT2 User Code 2. User Code 3. User Code 4. User Code 5. User Code 6.																									
LAND		REAL										AG													
		SEQ	ACRES	SQ FT	FRNT FT	REAR FT	DEPTH	DEP %	CLASS	COST	EXTRA COST	% RD	% GD	EXTRA ADJ %	EXTRA VAL I/F	MKT VAL	CLASS/CD	COST	EXTRA COST	% GD	% ADJ %	EXTRA VAL I/F	VALUE	LAST APPRAISER & DATE	CAT
1	0.1794	7812.50	62.50	62.50	125.00	1.00	CCO-SFT	0.92	0.00	1.00	1.00	1.00	1.00	0	7,190	/	0.00	0	1.00	1.00	0	0	-	A1	
IMPROVEMENTS																									
SEQ	TYPE	CLASS	HS	YR BLT	EFF YR	AGE	COND	NOTES	TTL AREA	COST	% EC	% FC	% GD	% CP	% EX1	% EX2	EXTRA	TOT VAL	CALLS	LAST APPRAISER & DATE	CAT				
1	MA	RS2F	Y	1935	1935	90	FR	Type/Class - MAFR3	1.664	93.00	1.00	1.00	0.25	1.00	1.00	1.00	0	38.690	R16U16R12D6R8D14L8D34R6D14	-	A1				
2	CP	Percent	Y	1935	1935	90	FR	Type/Class - CP1FR3	120	19.53	1.00	1.00	0.25	1.00	1.00	1.00	0	590	D10R12U10L12	-	A1				
3	STG	STF1	Y	1935	1935	90	FR	Type/Class - STG	320	9.00	1.00	1.00	0.25	1.00	1.00	1.00	0	720	L16U20R16D20	-	A1				
ACRES: 0.1794		OWNERS ACRES: 0.1790										LARGER TRACT: 0.1793										TOTAL MKT: 47,190			
ABST/NUM: 21		SIC CODE: 0										LAND HS: 0										TOTAL TAXABLE: 47,190			
TRACT/LOT: 21		IRR WELLS: 0										IMP NEW HS: 0										OWNER INT: 1.000000			
BLOCK: 21		IRR ACRES: 0.00										PROD (AG/TIM): 0										OWNER VALUE: 47,190			
		CAPACITY: 0.00										TOTAL LAND MKT: 7,190													
		USE INCOME VALUE: N										IS VALUE OVERRIDDEN: N													

COMMENTARY (only shows 10 sequences)			VALUE	UNIT
SEQ	COMMENTARY			



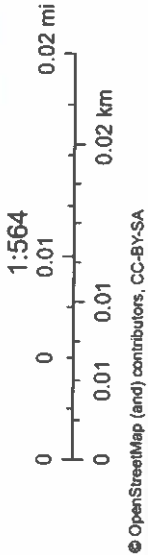
NOTES				
Tax Statement				
PREVIOUS OWNER				
SEQ	PREVIOUS OWNER	DEED DATE	VOLUME	FILE #
3	MYERS, SUE			
2		07/28/1971	449	1033
1		08/24/1988	609	705

Coleman CAD Web Map



9/3/2025, 3:27:18 PM

- Parcels
- 911 Addresses
- Abstracts
- Road Centerlines



Disclaimer: This product is for informational purposes only and has not been prepared for or be suitable for legal, engineering, or surveying purposes. It does not represent an on-the-ground survey and represents only the approximate relative location of boundaries.

Coleman County Appraisal District, BIS Consulting - www.bisconsulting.com

Coleman County Appraisal District

Appraisal Year: 2025

ACCT: 2990-007-00050-000

PARCEL TYPE: 20058/R
OWNER/SEQ: R20058/1
OWNER INT: 1.000000
HS CODE: 0
DISABLED VET: 0
CEILING YEAR: 0
CEILING TAX: 0

OWNER R20058
RAMIREZ, ERLINDA
% ADONA BAROS
407 WEST SWALLOW ROAD
FORT COLLINS CO 80526

LOC CODE: 016

JUR CODE: CAD

RCD: RCO

SSA: SSA

GCO: GCO

CHD: CHD

CSA: CSA

LEGAL 1: MAHONEY ADDN TOWN SANTA ANNA BLOCK 7 MH SERCAT CODE: A2

LEGAL 2: 50404080TXA TITLE # 00393979 LABEL # TEX0387681

LEGAL 3: PT LT 2

LEGAL 4: 1311 SPARKS ST

PROP ADDR: SANTA ANNA TX 76878

SEC ACCOUNT: R20058

MTG: AGENT: 2024

APPR DATE: 05/01/2024

APPR NAME: EB

MAP: 100/

GPS:

User Code 1 NOT2 User Code 2 User Code 3 User Code 4 User Code 5 User Code 6																										
REAL											AG															
LAND	SEQ	ACRES	SQ FT	FRNT FT	REAR FT	FRNT FT/AVG	DEPTH	DEP %	CLASS	COST	EXTRA COST	% RD	% GD	EXTRA ADJ %	EXTRA VAL 1/IF	MKT VAL	CLASS/CD	COST	EXTRA COST	TYPE	% GD	EXTRA VAL 1/IF	VALUE	LAST APPRAISER & DATE	CAT	
	1	0.5062	22050.00	0.00	0.00	0.00	0.00	1.00	RL-AC	10,000.00	0.00	1.00	1.00	1.00	0	5,060	/		0.00	0		1.00	1.00	0		A2
IMPROVEMENTS																										
SEQ	TYPE	CLASS	HS	YR	BLT	EFF	YR	AGE	COND	NOTES	TTL AREA	COST	% GD	% FC	% EC	% CP	% EX1	% EX2	EXTRA	TOT VAL	CALLS	LAST APPRAISER & DATE	CAT			
1	STG	STF2	Y	2017	Y	2017	8	PR	COLUMBIA MH	Type/Class - STGSTF2	240	18.00	0.70	1.00	1.00	1.00	1.00	1.00	0	3,020	L24U10R24D10			A2		
2	SHED	SHED1	Y	2017	Y	2017	8	PR	COLUMBIA MH	Type/Class - SHEDSHED	72	6.00	0.70	1.00	1.00	1.00	1.00	1.00	0	300	L12U6R12D6			A2		
ACRES: 0.5062											LARGER TRACT: 0.5062											TOTAL MKT: 8,380				
OWNERS ACRES: 0.5060											IMP HS: 0											CIRCUIT BREAKER				
ABST NUM: 50404080TXB											LAND NHTS: 5,060											TOTAL TAXABLE: 2,280				
ABST/SUBDIV: 7											LAND MKT: 0											OWNER INT: 1.000000				
TRACT/LOT: TEX0387682											PROD NHTS: 0											OWNER VALUE: 2,280				
BLOCK: 1986 COLUMBIA											IMP NHTS: 3.320															
											IMP NEW NHTS: 0															
											IMP TOTAL: 3,320															
											IS VALUE OVERRIDDEN: N															
											USE INCOME VALUE: N															
											CAPACITY: 5,060															
											PROD (AG/TIM): 0															
											TOTAL LAND MKT: 5,060															
											IMP NEW HS: 0															
											IMP NHTS: 3.320															
											IMP NEW NHTS: 0															
											IMP TOTAL: 3,320															
											TOTAL TAXABLE: 2,280															
											OWNER INT: 1.000000															
											OWNER VALUE: 2,280															
											CIRCUIT BREAKER VALUE: 2,280															

COMMENTS (only shows 10 sequences)

SEQ	COMMENTARY	VALUE	UNIT
1			

NOTES

Tax Statement

PREVIOUS OWNER

SEQ PREVIOUS OWNER DEED DATE VOLUME PAGE FILE #

1 491 247 491

12 6 6 24 10 1C

24 #2

#1

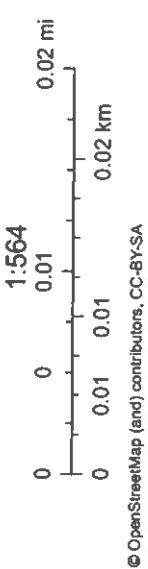


Coleman CAD Web Map



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-  Parcels
-  911 Addresses
-  Abstracts
-  Road Centerlines



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Coleman County Appraisal District, BIS Consulting - www.bisconsulting.com

Coleman County Appraisal District

ACCT: 2820-019-00030-081

Appraisal Year: 2025

PARCEL TYPE: 18333/R

OWNER/SEQ: R34850/1

OWNER INT: 1 000000

HS CODE: H HOMESTEAD

DISABLED VET: 0

CEILING YEAR: 0

CEILING TAX: 0

LOC CODE: 007

JUR CODE: CAD

RCO

GCO

SCO

CHD

CNO

LEGAL 1: ORIGINAL TOWN NOVICE, BLOCK 19, LOT 5.6, MH SERIAL

LEGAL 2: # 05L19962U TITLE # 00727795, LABEL # UL10206962

LEGAL 3:

LEGAL 4:

PROP ADDR: 273 2ND ST

NOVICE TX 79538

SEC ACCOUNT: R19333

User Code 1: User Code 2: User Code 3: User Code 4: User Code 5: User Code 6:

MTG: AGENT: 2025

APPR YEAR: 01/06/2025

APPR DATE: BS WV

MAP: 91/

GPS:

LAND										REAL										AG									
SEQ	ACRES	SQ FT	FRNT FT	REAR FT	FRNT FT AVG	DEPTH	DEP %	CLASS	RL-AC	COST	EXTRA COST	% RD	% GD	EXTRA ADJ %	EXTRA VAL I/F	MKT VAL	CLASS/CD	COST	EXTRA COST	% EX1	% EX2	TOT VAL	CALLS	LAST APPRAISER & DATE	CAT				
1	0.2640	11500.00	100.00	100.00	100.00	115.00	1.00			10,000.00	0.00	1.00	1.00	1.00	0	2,640	7	0.00	0			0		-	A2				
IMPROVEMENTS																													
SEQ	TYPE	CLASS	HS	YR BLT	EFF YR	AGE	COND	NOTES	TTL AREA	COST	% EC	% FC	% GD	% ADJ	EXTRA VAL I/F	% EX1	% EX2	EXTRA	TOT VAL	CALLS	LAST APPRAISER & DATE	CAT							
1	MA	BAM1	Y	1990	1990	35	AV	'82 LIBERTY/HERITAGE DBL WIDE Type	1,296	88.00	1.00	1.00	0.71	1.00	0	1.00	1.00	0	79,130	R48D27L4BU27	-	A2							
2	OP	Percent	Y	1990	1990	35	AV	'82 LIBERTY/HERITAGE DBL WIDE Type	60	11.18	1.00	1.00	0.71	1.00	0	1.00	1.00	0	480	D10R6U10L6	-	A2							
3	EP	Percent	Y	1990	1990	35	AV	'82 LIBERTY/HERITAGE DBL WIDE Type	400	30.10	1.00	1.00	0.71	1.00	0	1.00	1.00	0	8,560	D20R20U20L20	-	A2							
4	SHED	SHED1	Y	1940	1940	85	PR	'82 LIBERTY/HERITAGE DBL WIDE Type	96	6.00	1.00	1.00	0.10	1.00	0	1.00	1.00	0	60	U9R12DBL12	-	A2							
5	SHED	SHED1	Y	1940	1940	85	PR	'82 LIBERTY/HERITAGE DBL WIDE Type	200	6.00	1.00	1.00	0.10	1.00	0	1.00	1.00	0	120		-	A2							
ACRES: 0.2640										LARGER TRACT: 0.2640										TOTAL MKT: 90,980									
ABST NUM: ORIGINAL TOWN										SIC CODE: 05L19962X										HS CAP VALUE: 27,560									
TRACT/LOT: 5										IRR WELLS: 0.00										TOTAL TAXABLE: 27,560									
BLOCK: 19										IRR ACRES: 0.00										OWNER INT: 1,000,000									
										CAPACITY: 0.00										OWNER VALUE: 27,560									
										USE INCOME VALUE: N										**HOMESTEAD CAP APPLIED**									

#1 MA

#2 OP

#3 EP

#4 SHED

COMMENTARY (only shows 10 sequences)

SEQ

COMMENTARY

VALUE

UNIT

LAND HS: 88,340

IMP HS: 0

IMP NEW HS: 0

IMP NWS: 0

IMP NEW NWS: 0

IMP TOTAL: 88,340

LAND NWS: 0

PROD MKT: 0

PROD (AG/TIM): 0

TOTAL LAND MKT: 88,340

IS VALUE OVERRIDDEN: N

OWNER ACRES: 0.2640

MH SERIAL: 05L19962X

MH LABEL: UL10206963

MH NAME: LIBERTY/HERITAGE

ACRES: 0.2640

ABST NUM: ORIGINAL TOWN

TRACT/LOT: 5

BLOCK: 19

OWNER ACRES: 0.2640

MH SERIAL: 05L19962X

MH LABEL: UL10206963

MH NAME: LIBERTY/HERITAGE

ACRES: 0.2640

ABST NUM: ORIGINAL TOWN

TRACT/LOT: 5

BLOCK: 19

OWNER ACRES: 0.2640

MH SERIAL: 05L19962X

MH LABEL: UL10206963

MH NAME: LIBERTY/HERITAGE

ACRES: 0.2640

ABST NUM: ORIGINAL TOWN

TRACT/LOT: 5

BLOCK: 19

OWNER ACRES: 0.2640

MH SERIAL: 05L19962X

MH LABEL: UL10206963

MH NAME: LIBERTY/HERITAGE

ACRES: 0.2640

ABST NUM: ORIGINAL TOWN

TRACT/LOT: 5

BLOCK: 19

OWNER ACRES: 0.2640

MH SERIAL: 05L19962X

MH LABEL: UL10206963

MH NAME: LIBERTY/HERITAGE

ACRES: 0.2640

ABST NUM: ORIGINAL TOWN

TRACT/LOT: 5

BLOCK: 19

OWNER ACRES: 0.2640

MH SERIAL: 05L19962X

MH LABEL: UL10206963

MH NAME: LIBERTY/HERITAGE

ACRES: 0.2640

ABST NUM: ORIGINAL TOWN

TRACT/LOT: 5

BLOCK: 19

OWNER ACRES: 0.2640

MH SERIAL: 05L19962X

MH LABEL: UL10206963

MH NAME: LIBERTY/HERITAGE

ACRES: 0.2640

ABST NUM: ORIGINAL TOWN

TRACT/LOT: 5

BLOCK: 19

OWNER ACRES: 0.2640

MH SERIAL: 05L19962X

MH LABEL: UL10206963

MH NAME: LIBERTY/HERITAGE

ACRES: 0.2640

ABST NUM: ORIGINAL TOWN

TRACT/LOT: 5

BLOCK: 19

OWNER ACRES: 0.2640

MH SERIAL: 05L19962X

MH LABEL: UL10206963

MH NAME: LIBERTY/HERITAGE

ACRES: 0.2640

ABST NUM: ORIGINAL TOWN

TRACT/LOT: 5

BLOCK: 19

OWNER ACRES: 0.2640

MH SERIAL: 05L19962X

MH LABEL: UL10206963

MH NAME: LIBERTY/HERITAGE

ACRES: 0.2640

ABST NUM: ORIGINAL TOWN

TRACT/LOT: 5

BLOCK: 19

OWNER ACRES: 0.2640

MH SERIAL: 05L19962X

MH LABEL: UL10206963

MH NAME: LIBERTY/HERITAGE

ACRES: 0.2640

ABST NUM: ORIGINAL TOWN

TRACT/LOT: 5

BLOCK: 19

OWNER ACRES: 0.2640

MH SERIAL: 05L19962X

MH LABEL: UL10206963

MH NAME: LIBERTY/HERITAGE

ACRES: 0.2640

ABST NUM: ORIGINAL TOWN

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BLOCK: 19

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MH SERIAL: 05L19962X

MH LABEL: UL10206963

MH NAME: LIBERTY/HERITAGE

ACRES: 0.2640

ABST NUM: ORIGINAL TOWN

TRACT/LOT: 5

BLOCK: 19

OWNER ACRES: 0.2640

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MH NAME: LIBERTY/HERITAGE

ACRES: 0.2640

ABST NUM: ORIGINAL TOWN

TRACT/LOT: 5

BLOCK: 19

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ABST NUM: ORIGINAL TOWN

TRACT/LOT: 5

BLOCK: 19

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MH SERIAL: 05L19962X

MH LABEL: UL10206963

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ACRES: 0.2640

ABST NUM: ORIGINAL TOWN

TRACT/LOT: 5

BLOCK: 19

OWNER ACRES: 0.2640

MH SERIAL: 05L19962X

MH LABEL: UL10206963

MH NAME: LIBERTY/HERITAGE

ACRES: 0.2640

ABST NUM: ORIGINAL TOWN

TRACT/LOT: 5

BLOCK: 19

OWNER ACRES: 0.2640

MH SERIAL: 05L19962X

MH LABEL: UL10206963

MH NAME: LIBERTY/HERITAGE

ACRES: 0.2640

ABST NUM: ORIGINAL TOWN

TRACT/LOT: 5

BLOCK: 19

OWNER ACRES: 0.2640

MH SERIAL: 05L19962X

MH LABEL: UL10206963

MH NAME: LIBERTY/HERITAGE

ACRES: 0.2640

ABST NUM: ORIGINAL TOWN

TRACT/LOT: 5

BLOCK: 19

OWNER ACRES: 0.2640

MH SERIAL: 05L19962X

MH LABEL: UL10206963

MH NAME: LIBERTY/HERITAGE

ACRES: 0.2640

ABST NUM: ORIGINAL TOWN

TRACT/LOT: 5

BLOCK: 19

OWNER ACRES: 0.2640

MH SERIAL: 05L19962X

MH LABEL: UL10206963

MH NAME: LIBERTY/HERITAGE

ACRES: 0.2640

ABST NUM: ORIGINAL TOWN

TRACT/LOT: 5

BLOCK: 19

OWNER ACRES: 0.2640

MH SERIAL: 05L19962X

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MH SERIAL: 05L19962X

MH LABEL: UL10206963

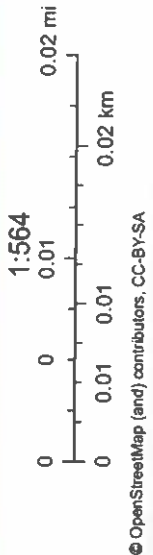
MH NAME: LIBERTY/HERITAGE

Coleman CAD Web Map



9/3/2025, 3:33:47 PM

- ☐ Parcels
- ☐ Abstracts
- ☐ 911 Addresses
- ☐ Road Centerlines



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ACCT: 2830-093-00020-91A	PARCEL TYPE: 13440/R OWNER/SEQ: R32044/1 OWNER INT: 1.000000	LOC CODE: 007 JUR CODE: CAD RCO GCO CNO	CHD CNO	SCO CNO
OWNER R32044 USALANDSALE.COM, LLC	LEGAL 1: 13440/R LEGAL 2: R32044/1 LEGAL 3: 1.000000 LEGAL 4: 0	LEGAL 1: RATHMEL & DANIEL ADDN TOWN NOVICE BLOCK 93 LEGAL 2: NEIGHBOR: LEGAL 3: RD TYPE: LEGAL 4: UTIL TYPE: ECONOMIC: ZONING: ROUTE CODE/ORDER:	MTG: AGENT: 2025 APPR YEAR: 01/06/2025 BS WV MAP: 91A/ GPS:	
% DAVID WARONKER PO BOX 470176 CELEBRATION FL 34747-0176	DISABLED VET: 0 CEILING YEAR: CEILING TAX:	PROP ADDR: 0 BROADWAY & W WARD ST NOVICE TX 78538 SEC ACCOUNT: R19440		

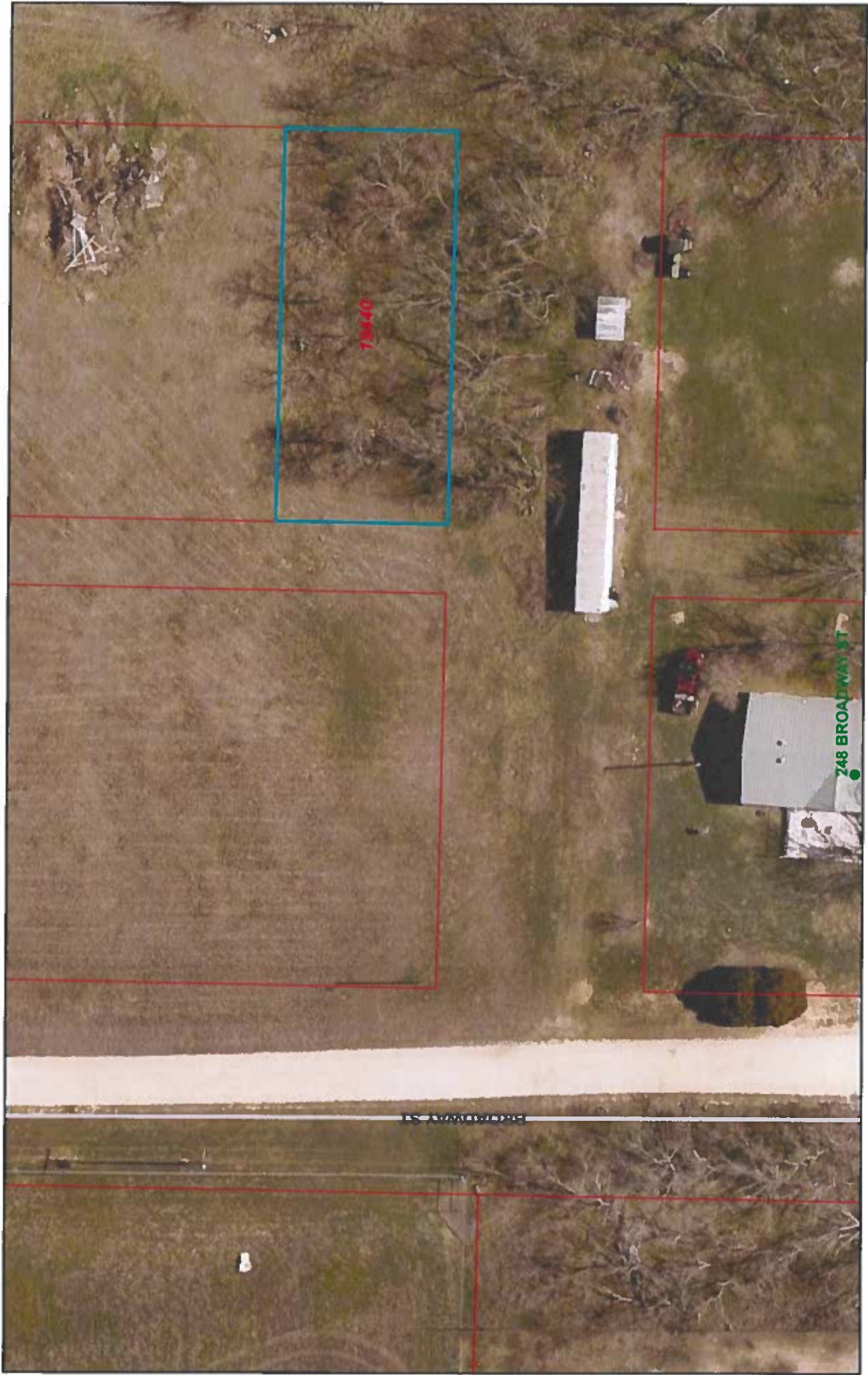
User Code 1 User Code 2 User Code 3 User Code 4 User Code 5 User Code 6																										
REAL										AG																
SEQ	ACRES	SQ FT	FRNT FT	REAR FT	FRNT FT AVG	DEPTH	DEP %	CLASS	COST	EXTRA COST	% RD	% GD	EXTRA ADJ %	EXTRA VALUE	MKT VAL	CLASS/CD	COST	EXTRA COST	TYPE	% GD	EXTRA ADJ %	EXTRA VALUE	VALUE	LAST APPRAISER & DATE	CAT	
1	0.1435	6250.00	50.00	50.00	50.00	125.00	1.00	R-A-C	10,000.00	0.00	1.00	1.00	1.00	0	0	1,440	/	0.00	0		1.00	100	0	0		C1
ACRES: 0.1435		OWNERS ACRES: 0.1440														LAND HS: 0		TOTAL MKT: 1,440		CIRCUIT BREAKER						
ABST NUM: RATHMEL & DANIEL ADDN		SIC CODE: 0														LAND NHS: 1,440		TOTAL TAXABLE: 288		VALUE: 290						
ABST/SUBDIV: 7		IRR WELLS: 0														PROD MKT: 0										
TRACT/LOT: 93		IRR ACRES: 0.00														PROD (AG/TIM): 0										
BLOCK: 93		CAPACITY: 0.00														TOTAL LAND MKT: 1,440		OWNER INT: 1.000000								
		USE INCOME VALUE: N														IS VALUE OVERRIDDEN: N		OWNER VALUE: 288								

COMMENTARY (only shows 10 sequences)

SEQ	COMMENTARY	VALUE	UNIT
1			

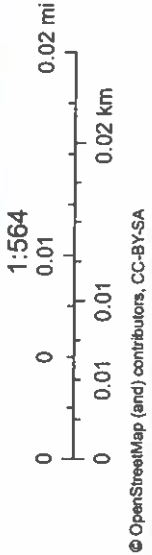
NOTES			
Tax Statement			
PREVIOUS OWNER			
SEQ	PREVIOUS OWNER	DEED DATE	FILE #
2		08/07/2004	227
1		02/12/2004	627

Coleman CAD Web Map



9/3/2025, 3:38:05 PM

- ☐ Parcels
- ☐ Abstracts
- ☐ 911 Addresses
- ☐ Road Centerlines



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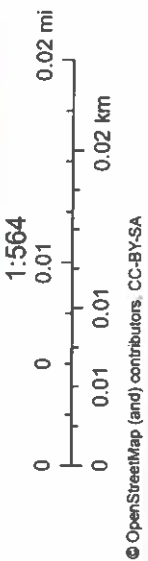
Coleman County Appraisal District, BIS Consulting - www.bisconsulting.com

Coleman CAD Web Map



9/3/2025, 3:40:40 PM

- ☐ Parcels
- ☐ Abstracts
- ☐ 911 Addresses
- ☐ Road Centerlines



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Coleman County Appraisal District, BIS Consulting - www.bisconsulting.com

Colman County Appraisal District

Appraisal Year: 2025

ACCT: 2490-00B-00003-000

LOC CODE: 003

JUR CODE: CAD

RCO

CCO

SCO

CHD

PARCEL TYPE: 17666/R

OWNER/SEQ: R10979/1

OWNER INT: 1.000000

HS CODE: 0

DISABLED VET: 0

CEILING YEAR: 0

CEILING TAX: 0

OWNER R10979

TAYLOR, CONNIE

1009 TRINITY

COLEMAN TX 76834

CAT CODE: A2

NEIGHBOR: CCONORTH

RD TYPE: 0

UTIL TYPE: 0

ECONOMIC: 0

ZONING: 22275

ROUTE CODE/ORDER: R17666

MTG: AGENT: 2025

APPR DATE: 04/30/2025

APPR NAME: JH

MAP: 371

GPS:

User Code 1: User Code 2: User Code 3: User Code 4: User Code 5: User Code 6:									
REAL									
SEQ	ACRES	SQ FT	FRNT FT	REAR FT	FRNT FT	AVG	DEPTH	DEP %	CLASS
1	0.1377	6000.00	50.00	50.00	50.00		120.00	1.00	CCO-SFT
IMPROVEMENTS									
SEQ	TYPE	CLASS	HS	YR BLT	EFF YR	AGE	COND	NOTES	TTL AREA
1	MA	Percent	Y	1970	1970	55	MAV	1978 WAYS DE MH Type/Class - MH	784
2	CP	Percent	Y	1970	1970	55	AV	1978 WAYSIDE MH Type/Class - CP1	160
3	SHED	SHED1	Y	1970	1970	55	PR	1978 WAYS DE MH Type/Class - SHD	288
LARGER TRACT: 0.1377									
SIC CODE: 0.1377									
OWNERS ACRES: 0.1380									
MH SERIAL: KBTXSN804570									
MH LABEL: TEX0062020									
MH NAME: WAYSIDE HOME									
ABST/NUM: MURRAY & QUINN									
TRACT/LOT: 3									
BLOCK: B									
USE INCOME VALUE: N									
IS VALUE OVERIDDEN: N									
TOTAL LAND MKT: 5,520									
IMP NEW HS: 0									
IMP NEW NHS: 0									
PROD MKT: 0									
IMP NEW NHS: 0									
TOTAL LAND MKT: 5,520									
IS VALUE OVERIDDEN: N									
TOTAL TAXABLE: 21,150									
OWNER INT: 1.000000									
OWNER VALUE: 21,150									
TOTAL MKT: 21,150									

AG									
SEQ	ACRES	SQ FT	FRNT FT	REAR FT	FRNT FT	AVG	DEPTH	DEP %	CLASS
1	0.1377	6000.00	50.00	50.00	50.00		120.00	1.00	CCO-SFT
IMPROVEMENTS									
SEQ	TYPE	CLASS	HS	YR BLT	EFF YR	AGE	COND	NOTES	TTL AREA
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3	SHED	SHED1	Y	1970	1970	55	PR	1978 WAYS DE MH Type/Class - SHD	288
LARGER TRACT: 0.1377									
SIC CODE: 0.1377									
OWNERS ACRES: 0.1380									
MH SERIAL: KBTXSN804570									
MH LABEL: TEX0062020									
MH NAME: WAYSIDE HOME									
ABST/NUM: MURRAY & QUINN									
TRACT/LOT: 3									
BLOCK: B									
USE INCOME VALUE: N									
IS VALUE OVERIDDEN: N									
TOTAL LAND MKT: 5,520									
IMP NEW HS: 0									
IMP NEW NHS: 0									
PROD MKT: 0									
IMP NEW NHS: 0									
TOTAL LAND MKT: 5,520									
IS VALUE OVERIDDEN: N									
TOTAL TAXABLE: 21,150									
OWNER INT: 1.000000									
OWNER VALUE: 21,150									
TOTAL MKT: 21,150									

COMMENTARY (only shows 10 sequences)									
SEQ	COMMENTARY	VALUE	UNIT						
1									
2									
3									
4									
5									
6									
7									
8									
9									
10									



NOTES									
Tax Statement									

56

PREVIOUS OWNER					
SEQ	PREVIOUS OWNER	DEED DATE	VOLUME	PAGE	FILE #
2	MC GEE, DAVID	05/21/1992	639,673	801,707	
1		03/04/1983	546	1082	

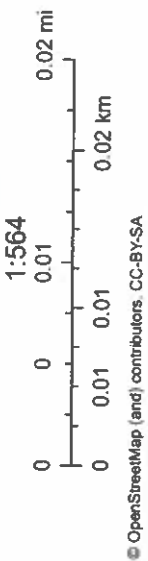


Coleman CAD Web Map



9/3/2025, 3:45:19 PM

-  Parcels
-  911 Addresses
-  Abstracts
-  Road Centerlines



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